

GENESEE COUNTY 2015-2019 CONSOLIDATED PLAN

DRAFT

Genesee County 2017 Annual Action Plan



Executive Summary

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

1. Introduction

The 2017 Action Plan for Genesee County, Michigan reflects the priorities, goals, and expected outcomes for programs, projects, and activities funded with U.S. Department of Housing and Urban Development (HUD) grant dollars. Genesee County receives HUD funds for three programs: Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), and HOME Investment Partnerships Program (HOME). The priorities, goals, and outcomes are based on data provided by HUD, a housing conditions survey conducted for the 2015-2019 Consolidated Plan, U.S. Census data, information from local agencies, citizen input, and data from other sources.

The primary focus of HUD funds is to provide decent and affordable housing options; a suitable living environment; opportunities to expand economic activities, principally for low- and moderate-income persons; and to rehabilitate and operate shelters, provide essential social services, and prevent homelessness. Based on HUD's award notification to GCMPC, Genesee County will receive \$2,493,764 in HUD funds for the 2017 program year.

Genesee County Metropolitan Planning Commission (GCMPC) is authorized by the Genesee County Board of Commissioners to act as the lead agency for the development of the Five-Year Consolidated Plan, which also includes the development of the 2017 Action Plan. There are thirty-three municipalities located in Genesee County, one- The City of Flint- is a HUD entitlement community and receives separate funding to implement programs in the City. Of the remaining thirty-two municipalities, twenty-nine participate in the County's Community Development Program.

2. Summarize the objectives and outcomes identified in the Plan

The 2017 Action Plan provides an assessment of Genesee County's housing and community development needs from the approved 2015-2019 Consolidated Plan. The needs were determined by evaluating data for: problems with housing conditions, homelessness, the non-homeless special needs population and existing housing options, homeless and special needs facilities and services, barriers to affordable housing, and economic development market conditions.

Based on the assessment of data and through surveys, consultations and input from the public, local units of government and local agencies, Genesee County has determined the following primary goals:

Improve Public Facilities and Infrastructure

Feedback gathered through surveys and consultations indicated a high level of need for public facilities and infrastructure improvements. The highest rated need overall was street improvements, specifically maintaining and improving existing streets. Also highly rated were new sidewalks/bike paths and improving existing flood and drainage infrastructure. This Plan will focus on improving public facilities/infrastructure that will primarily benefit low-and moderate-income households and areas.

Increase Homeownership

Affordable housing is a significant concern for local housing agencies. Increasing homeownership will be achieved by working with Community Housing Development Organizations to build new or rehabilitate existing housing for low-income households.

Improve Housing Conditions for Homeowners/Renters

Housing conditions are a major concern in Genesee County. Improving housing conditions for homeowners will be done primarily through the Home Improvement Program (HIP), where eligible homeowners can receive home repairs utilizing no interest, no payment mortgages. Improving housing conditions for homeowners and renters will also be done through code enforcement and the demolition of blighted properties, primarily in low- and moderate-income areas.

Foster Economic Development

Job creation and retention, employment training, local business attraction and retention continue to be priorities for Genesee County. Job creation and retention was the highest rated need according to the survey. Employment training also rated very high. Local governments indicated that they would like to see more local businesses. A job training activities project for developmentally disabled adults helps to educate and train residents in an effort to expand the workforce in the County.

Promote Access to Public Services and Resources

Public services and resources including senior services, youth and child services, crime prevention, employment services and substance abuse services were all rated as important needs. Promoting access to public services and resources will be done by providing funds to support agencies already assisting low- and moderate-income persons and areas.

Address the Needs of Homeless and At-Risk Persons

Needs of the homeless population were evaluated by members of the Flint/Genesee County Continuum of Care. Emergency shelters, case management services and supportive services were all rated as high priority needs. ESG and some HOME funds will be used to address the needs of homeless and at-risk individuals and families. Data captured from the Street Outreach program show an alarming increase in the number of homeless needing assistance in the early months of 2017 with no clear cause. It is clear, however, that the Street Outreach program has increased the number of contact points, creating greater access to needed services.

3. Evaluation of Past Performance

Through years of administration and implementation of the CDBG, HOME and ESG Programs, the Genesee County Metropolitan Planning Commission (GCMPC) has continued to rework and refine its policies and procedures to ensure that Genesee County HUD funds continue to fulfill the intent of the federal legislation that created the programs and to meet the goals defined in the Consolidated Plan.

During Program Year 2015, GCMPC created positive results in many of the outcome categories determined in the 2015-2019 Consolidated Plan. Staff evaluated the performance of PY 2015 in this Plan because GCMPC is currently in PY 2016, making final project data unavailable at this time. The following is a summary of the results that were achieved within each program objective in PY 2015:

Decent Housing

Increased homeownership: GCMPC offers Down Payment Assistance (DPA) to qualifying households to help with the purchase of a home. GCMPC staff worked with lenders in an effort to increase down payment assistance programs.

Increased supportive rental units: GCMPC made it a priority to work with housing developers to increase barrier-free housing to individuals and families with special needs. The number of households supported through rental assistance from the previous year doubled. Home Improvement Program funds were utilized when possible to make ADA compliant

improvements for residents. Habitat for Humanity also worked to build and retrofit homes to be barrier-free.

Housing conditions for homeowners and renters: code enforcement activities, home improvements, and utilizing funds for demolition and clearance activities have all contributed to better housing conditions. Thirteen structures were demolished in PY 2015. Staff worked closely with the local units to ensure the process followed HUD, State, and local requirements. Hazardous material inspections were completed on four additional structures identified for demolition in PY 2016.

Reduced cost burden for homeowners and renters: incorporated energy efficiency improvements into homes such as upgraded lighting with CFL and/or LED, and upgraded electrical appliances into home improvement and new construction projects. Other examples of improvements include: replaced broken and/or outdated windows, replaced doors, added insulation, replaced furnaces with 92% efficiency furnaces, added foundation insulation, sealed foundations, upgraded water wells, upgraded electrical wiring, replaced shower heads with water saver implements, and improved restrooms with low-flow toilets.

Suitable Living Environment

Improved functionality and appearance of public infrastructure: two communities invested more than \$227,000 to improve the streets in their low-and moderate-income areas and two communities allocated over \$90,000 to sidewalk improvements.

Improved public spaces: two communities made \$60,000 worth of improvements to their senior centers and one community invested more than \$35,000 for historical preservation of the public library.

Increased public safety: one community completed improvements to lighting in public spaces.

Increase public participation in community life: funds for programming, services, and operations at senior centers was the primary focus for expenditures of public service money for most local units.

Economic Opportunities

Increased academic and social success/development in children and youth: one community used a portion of their Public Service funding to purchase training equipment for a youth program, which caters to low- and moderate-income youth.

Enhanced employability of youth, seniors and individuals with special needs: one community used their public service funds to assist with job training activities for developmentally disabled adults.

GCMPC will continue to evaluate its performance on a regular basis to ensure the programs are running efficiently, while meeting the goals of the programs and the important priorities determined within this Plan.

4. Summary of Citizen Participation Process and Consultation Process

GCMPC requested participation in the development of the 2015-2019 Consolidated Plan from citizens at-large, with a specific focus on getting input from low-and moderate-income citizens; local housing providers and Community Housing Development Organizations; local government officials; non-profit and advocacy agencies; human service providers; and the Continuum of Care and its members. One-on-one discussions were held. An electronic community needs survey was emailed to over 500 people on Genesee County's public participation list and to each local unit of government in Genesee County and was widely disbursed to yield feedback from low-and moderate-income individuals. A survey focused solely on homelessness was also sent to the Continuum of Care and its members.

Feedback provided for the goals identified in the Consolidated Plan. Agencies consulted during the preparation of the Consolidated Plan were given the opportunity to present new insights, propose changes, or provide additional suggestions. The goals remain consistent for the 2017 Program Year, however, several agencies reported affordable housing for seniors is in short supply. During the 2017 CDBG application process, communities were required to hold a local public needs hearing on proposed projects. Minutes were submitted with each application. After CDBG applications were reviewed by staff, a County public needs hearing was held on November 21, 2016. Input from the local and county public needs hearings was considered during the development of the 2017 Action Plan.

The 2017 Action Plan 30-day public comment period was held March 20, 2017 – April 21, 2017 with a public hearing held at the Genesee County Community and Economic Development Committee meeting on April 10, 2017 at 9:30 a.m. The draft contained a disclaimer stating, "All monetary designations are estimates and will be updated accordingly upon receiving actual HUD award." The public hearing's purpose was to garner input on the draft 2017 Action Plan, including the housing and community development needs and the goals and priorities identified. No comments were received during the April 10, 2017 public hearing nor during the public comment period.

An email, with the draft Action Plan and comment sheet attached, was sent to the public participation list, each local unit of government, members of the Continuum of Care, and consulted agencies. A hard copy of the draft 2017 Action Plan was also distributed to the Genesee County Public Library, and an accessible copy was available at the Genesee County

Metropolitan Planning Commission (GCMPC) office, and a link to the draft was available on the GCMPC website. Recipients were encouraged to provide comment.

Please see the Grantee Unique Appendices, Appendix A, at the end of this document for:

1. Items relating to the Public Hearing held in November 2016 to allow the public an opportunity to contribute ideas or comment on the 2017 project list: the November 2016 public hearing notice in the Flint Journal; the November 2016 public hearing notice in the Courier; a screenshot of the November 2016 public hearing notice on GCMPC's website; a memo to the Community and Economic Development Committee regarding the November 2016 public hearing; and the sign-in sheet from the November 2016 public hearing, a copy of the Flint Journal public hearing notice regarding public comment on the draft, and a screenshot of the website notification regarding the open comment period.

5. Summary of public comments

The public comment period began March 20, 2017 and continued through April 21, 2017 with a public hearing held on April 10, 2017. No comments were received.

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

No comments were received during the public comment period.

7. Summary

Genesee County's 2017 Action Plan contains an assessment of data, surveys and consultations collected from various sources, which were used to determine the priorities and goals for the CDBG, ESG and HOME Programs. By conducting a thorough outreach plan, GCMPC is confident that the priorities and goals identified in this Plan will lead to much needed assistance to, and improvements for, low- and moderate-income individuals and areas, and homeless, and special needs persons and families.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Agency Role	Name	Department/Agency
Lead Agency	GENESEE COUNTY	

Table 1 – Responsible Agencies

Narrative (optional)

Genesee County is governed by a publically elected, nine-member Board of Commissioners, each representing geographic Districts. Genesee County Metropolitan Planning Commission (GCMPC), through its Community Development Program, is authorized by the Board of Commissioners to act as the lead agency for the development of the 2017 Action Plan. GCMPC is an eleven-member Board appointed to three year terms by the Genesee County Board of Commissioners. Genesee County Community Development staff is solely responsible for administering the Community Development Block Grant (CDBG) Program, HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) funds for Genesee County, outside of the City of Flint municipal boundaries.

GCMPC has many roles in community planning and development and administers several separate Federal, State, and Local level programs. GCMPC is responsible for providing planning staff to the federally recognized Metropolitan Alliance as the Metropolitan Planning Organization (MPO) for the Federal Highway and Transit Administration Programs (respectively, FHWA and FTA) that impact Genesee County. GCMPC also provides staff for the Genesee, Lapeer, and Shiawassee Region V Planning and Development Commission (GLS Region V) as the regional planning agency primarily responsible for transportation planning. Additionally, GCMPC houses the Genesee County Solid Waste Program and administers the Genesee County Solid Waste Management Plan, including the promotion of recycling. Through a formal agreement with the State of Michigan, GCMPC is a designated repository of U.S. Census data, responsible for compiling, holding, mapping, and distributing U.S. Census Bureau information and data.

GCMPC staff maintains memberships in multiple community organizations including: the United Way; the Flint/Genesee County Continuum of Care; the Regional Trails Committee; the Flint River Watershed Coalition; Michigan Community Development Association; Michigan Recycling Coalition; the GLS Region V Planning and Development Commission; the I-69 Thumb Region; Community Housing Resource Board; and many other diverse groups.

Consolidated Plan Public Contact Information

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

1. Introduction

The Genesee County Metropolitan Planning Commission (GCMPC) is responsible for developing Genesee County's Consolidated Plan and Annual Action Plans. GCMPC works with a number of partners on a regular basis and during the Consolidated Planning process, these partners were asked to provide input on the needs in the community, especially as those needs relate to low- and moderate-income households, special needs populations, and the homeless population. Staff contacted these agencies for the 2017 Action Plan to see if they had suggestions or changes to their input from the previous year for the Consolidated Plan, or if there was any additional information they felt should be added.

The Valley Area Agency on Aging, Genesee Office of Senior Services, and Habitat for Humanity all reported that the need for Affordable Housing and Affordable Assisted Living for Seniors far exceed availability. The Valley Area Agency on Aging also reported a gap in resources to accommodate seniors with delivered nutritious meals. Low-income, home-bound, seniors require affordable nutritious meals but do not have easy access to them at this time.

Legal Services of Eastern Michigan, which provides free legal services to low-income residents of Genesee County, reported serving 2,375 Genesee County Clients with their legal needs, approximately 40% of cases involving domestic relations issues, and another 25% involving housing related issues.

Staff consulted with organizations focused on housing needs, homeless needs, and special needs populations in order to gain input from agencies who work with persons and families within these categories. During the process of the annual application for CDBG funds, local units of government hold a public needs hearing before determining their projects. GCMPC staff also created surveys during the Consolidated Planning process to gain input from local officials and residents in order to determine the needs in different communities throughout Genesee County.

Staff made a conscious effort to receive feedback from low- and moderate-income households during the creation of the Consolidated Plan by sending the survey to participants in GCMPC's Home Improvement Program, Genesee Intermediate School District's (GISD) Head Start Program, and partnering with the Mass Transportation Authority (MTA) to make the surveys available in Your Ride vehicles. Staff handed out surveys at the Genesee County Fair and sent the survey to the Public Participation List, which contains over 500 email addresses. Input from these surveys were utilized to develop desirable outcomes, strategies, and to prioritize

activities for inclusion in the Consolidated Plan. The 2017 Action Plan is the second year of the Consolidated Plan; however, the needs and goals of the communities have not changed significantly since the mass efforts to gain public input were undertaken. For the 2017 Action Plan, GCMPC staff again sent out an updated Community Needs survey, and consulted with a number of agencies in order to determine if any significant changes needed to be made. GCMPC also requested input at the County needs hearing in November 2016.

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))

Genesee County is represented on the Genesee County Commission on Aging. The non-profit organization is made up of agencies with a wide range of interests within the County, with representatives from housing providers, service agencies, and health organizations. GCMPC staff consulted with the Genesee County Office of Senior Services. The office reported an urgent need for Affordable Housing for low-income seniors.

Genesee County is a member of the Flint/Genesee County Continuum of Care. The Continuum of Care brings together agencies who serve clients along the spectrum of homelessness, including public and assisted housing providers, and private and governmental health, mental health, and service agencies, to coordinate services in order to most effectively assist their clients.

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.

GCMPC staff regularly attends the Flint/Genesee County Continuum of Care meetings in order to remain informed of current needs in the homeless community through the agencies that work directly with that population. A staff member will be sitting on the 10-Year Plan to End Homelessness Committee within the Continuum. The Plan to End Homelessness is comprised of five goals: 1) Increase the quality of data used in local planning, the efficacy and impact of local planning, and the alignment of local planning with collaborative federal and state planning for ending homelessness; 2) Expand supply of, and ensure access to, affordable and safe housing for homeless and/or at-risk individuals, families, children, and youth; 3) Strengthen and expand efforts to prevent homelessness; 4) Increase awareness and utilization of mainstream services and community resources for those who are homeless or at risk of becoming homeless; and 5) Build a political agenda and public will to end homelessness. The Genesee County Board of Commissioners adopted a resolution supporting the 10-Year Plan to End Homelessness. GCMPC

would like to further support the Plan by helping to share information with local governments in order to influence change in the communities.

The Continuum of Care works closely with Genesee County to address the needs of homeless individuals and families within Genesee County, including those who are chronically homeless, families (with and without children), veterans, and unaccompanied youth.

GCMPC coordinates with Metro Community Development, the Continuum of Care's lead agency, on multiple projects and consults with them throughout the Emergency Solutions Grant (ESG) application process.

In addition, staff created an updated Community Needs survey to gather input from the public and from private agencies that provide assisted housing, health services, and social services to determine what resources are available that address the needs of persons that are chronically homeless. The survey was taken to the Continuum of Care during the Consolidated Plan process. Agencies were asked to rate the need for facilities and services, as well as how the community can better meet the needs of the homeless population. The results showed that there is a need for higher capacity emergency shelters, more funding for case management services, and improved collaboration between organizations. Feedback provided for the Consolidated Plan was used for the 2017 Action Plan. For the 2017 Action Plan, a community needs survey was again sent out, and several agencies were consulted in an attempt to determine if any significant changes need to be taken into consideration.

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

Staff reviews all Emergency Solutions Grant applications and scores them out of 100 points based on criteria established in the application. Based on the scores, staff determines recommended funding amounts. These recommendations are then taken to the Continuum of Care Review Committee for comment and approval. Once approved by the Review Committee, staff presents the recommended funding amounts and projects to the full Continuum of Care for their approval.

GCMPC coordinated with the Continuum of Care's lead agency on multiple projects and consults with them throughout the Emergency Solutions Grant (ESG) application process. Staff updates the Continuum of Care on the status of current ESG projects throughout the program year.

Genesee County works closely with the Continuum of Care to take a comprehensive look at programs receiving funding from other sources in an effort to ensure that ESG funding is utilized to address gaps in services and make the maximum impact possible in the community.

The Continuum of Care’s lead agency, Metro Community Development, has approved performance standards and methods for evaluating outcomes already in place. Metro Community Development is the agency that handles the administration of HMIS for the Continuum of Care, with funding, policies, and procedures already established.

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

During the Consolidated Planning process, staff consulted with the agencies below for input on the needs in the community. GCMPC contacted the agencies for the 2017 Action Plan to offer them the opportunity to provide insight on any needs in the community that may have changed over the last couple years. None of the agencies felt that any significant changes needed to be made from their previous input. However, several agencies did state that a tremendous need existed for affordable housing for seniors.

1	Agency/Group/Organization	Disability Network
	Agency/Group/Organization Type	Services Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the Disability Network to discuss the special needs and gaps in services for those with disabilities in the community. Staff met with the Disability Network to discuss the special needs and gaps in services for those with disabilities in the community. GCMPC partnered with Disability

		Network on a ramp project in 2015.
2	Agency/Group/Organization	Valley Area Agency on Aging
	Agency/Group/Organization Type	Services Elderly Persons Services Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the Valley Area Agency on Aging (VAAA) to discuss needs in the community and gaps in services for senior citizens. VAAA has been coordinating with other agencies and GCMPC would like to work with those groups to benefit seniors in the County. VAAA reported a lack of affordable housing for seniors as well as a need for expansion of the Meals-on-Wheels program.
3	Agency/Group/Organization	Family Service Agency of Mid-Michigan
	Agency/Group/Organization Type	Services Elderly Persons Services Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes	Staff consulted with Family Service Agency of Mid-

	of the consultation or areas for improved coordination?	Michigan (FSA) to discuss needs in the community and gaps in services for senior citizens. FSA has been coordinating with other area agencies and GCMPC would like to work with those groups to benefit seniors and disabled adults in the County.
4	Agency/Group/Organization	Genesee County Office of Senior Services
	Agency/Group/Organization Type	Services Elderly Persons
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the Genesee County Office of Senior Services to discuss needs in the community and gaps in services for senior citizens. The agency reported a serious lack of livable, affordable housing and assisted living for seniors.
5	Agency/Group/Organization	Flint/Genesee County Continuum of Care
	Agency/Group/Organization Type	Services Homeless
	What section of the Plan was addressed by Consultation?	Homeless Strategy Homeless Needs - Chronically Homeless Homeless Needs - Families with Children

		Homelessness Needs - Veterans Homelessness Needs - Unaccompanied Youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff asked members of the Continuum of Care to fill out the Homeless Needs Assessment survey to gain input on the needs of the homeless community and gaps in services. GCMPC takes this input into consideration when reviewing ESG applications in order to determine the best allocation of funding.
6	Agency/Group/Organization	Metro Community Development
	Agency/Group/Organization Type	Services - Housing Services - Homeless Services - Education Community Development Financial Institution
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs -Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	GCMPC met with Metro Community Development (MCD) to gather input for the Plan. MCD is the lead agency for the Continuum of Care and staff worked closely with them to encourage participation from the member agencies and consulted them throughout the entire process. Metro Community Development receives County ESG funds to administer the HMIS. GCMPC plans to continue working with MCD on a variety of projects.
7	Agency/Group/Organization	Genesee County Habitat for Humanity
	Agency/Group/Organization Type	Services - Housing
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with Habitat for Humanity to discuss needs of the community and gaps in services. Habitat for Humanity has received HOME funding from GCMPC in the past and staff plans to work with them to improve housing options in Genesee County. Reported a lack of affordable housing for low- and moderate-income

		clientele throughout Genesee County.
8	Agency/Group/Organization	Legal Services of Eastern Michigan
	Agency/Group/Organization Type	Service - Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Needs Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with Legal Services of Eastern Michigan (LSEM) on the Barriers to Affordable Housing sections. The County has awarded CDBG funds to the Fair Housing Center in previous years. GCMPC will work with LSEM to improve access to housing in Genesee County. Reported serving 2,375 Genesee County Clients with their legal needs, approximately 40% of cases involving domestic relations issues, and another 25% involving housing related issues.
9	Agency/Group/Organization	Wellness Services
	Agency/Group/Organization Type	Services Persons with HIV/AIDS
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes	Staff consulted with Wellness Services to discuss the needs

	of the consultation or areas for improved coordination?	of the HIV/AIDS community and their families, and to identify gaps in services. GCMPC is open to working with HIV/AIDS organizations to improve the quality and number of services available.
10	Agency/Group/Organization	Priority Children
	Agency/Group/Organization Type	Child Welfare Agency
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with Priority Children to discuss the needs of the community and identify gaps in services.
11	Agency/Group/Organization	YWCA of Greater Flint
	Agency/Group/Organization Type	Services Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Homeless Needs - Victims of Domestic Violence
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the YWCA of Greater Flint to discuss the needs of victims of domestic violence and sexual assault, and to identify gaps in services. The YWCA is a member of the Continuum of Care and receives ESG funds from the County. Commented on the difficulty that victims of domestic

		violence face in securing safe, affordable housing after leaving abusive households.
12	Agency/Group/Organization	Mott Community College Workforce Education Center
	Agency/Group/Organization Type	Services - Education Services - Employment
	What section of the Plan was addressed by Consultation?	Economic Development Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Mott Community College Workforce Education Center was consulted for the purposes of gaining awareness and familiarity with local workforce development initiatives and programs intended to assist in the anti-poverty strategy within this report by linking more resources to persons at risk of homelessness.

Table 2 – Agencies, groups, organizations who participated

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

There are several agencies that belong to the Continuum of Care; staff reached out to all of them with the homeless needs survey to gain their input on the priority needs of homeless and at-risk individuals and families. However, staff did not meet with each agency individually.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Continuum of Care	The Continuum of Care’s 10-Year Plan to End Homelessness is working toward the same goal as GCMPC with the use of Emergency Solutions Grant (ESG) funds: to prevent homelessness. The Plan is comprised of five goals to end homelessness: 1) Increase the quality of data used in local planning, the efficacy of local planning, the impact of local planning, and the alignment of local planning with collaborative federal and state planning for ending homelessness among individuals, families, children, and youth; 2) Expand supply of, and ensure access to, affordable and safe housing for homeless and/or at-risk individuals, families, children, and youth; 3) Strengthen and expand efforts to prevent homelessness among individuals, families, children, and youth; 4) Increase awareness and utilization of services and community resources for those who are homeless or at risk of becoming homeless; 5) Build a political agenda and public will to end homelessness for individuals, families, children, and youth. Ending homelessness is a priority for the County through the use of ESG funds.
Long Range Transportation Plan (LRTP)	GCMPC	The Genesee County LRTP seeks to improve infrastructure and make non-motorized improvements associated with parks. One of the goals identified in the Consolidated Plan is infrastructure improvements.
Genesee County Parks Plan	Genesee County Parks and Recreation Commission	The Genesee County Parks Plan identifies improvements that can be made and where there are deficiencies. Park improvements are a priority in the Genesee County Consolidated Plan. In the 2017 Action Plan, Genesee County aims to make parks accessible to more people.
Genesee County Hazard Mitigation Plan Update	Office of the Genesee County Sheriff, Emergency Management Manager	The goal of Hazard Mitigation is to prevent or lessen the impact that hazards have on the community. Both the Genesee County Hazard Mitigation Plan Update and the Consolidated Plan place an importance on flood/drainage improvements and water/sewer improvements; quality infrastructure is critical for safe and thriving communities.

Accelerate: A Plan for Regional Prosperity	GLS Region V Planning and Development Commission	The Quality of Life goal encourages the improvement of the physical image of the region, something CDBG funds through street, sidewalk, park, public facility, and other physical improvements. The Economic Development goal objectives are to enhance the support network for start-up businesses and establish and improve upon workforce training programs; both are items that were identified in the community needs survey as important. The Infrastructure goal objectives are to prepare a long-term capital improvement plan for infrastructure and enhance access to healthcare and wellness programs; items important to the community and funded with HUD funds.
I-69 Thumb Region Asset Mapping of Work-Based Program and Initiatives	GLS Region V Planning and Development Commission	Asset mapping was done to gain understanding of what education and workforce programs currently exist within the Region and then determine the effectiveness of the programs, acknowledge opportunities for replication and/or expansion, assess any obstacles and/or gaps and develop a strategy to integrate employer participation to resolve workforce issues. Completed April 2016. Recommendations: create a regional business advisory council; replicate successful programs regionally; regional training partnerships.
Fiber Optics: Vision for the I-69 Thumb Region	GLS Region V Planning and Development Commission	Outlines broadband download speeds throughout the Region and shows where gaps exist. Conclusion: the Region has a broad-reaching fiber optic network in place, providing a great opportunity to make additional fiber to the premise connections in the future and market the fiber optic networks that exist to attract businesses and residents to the region. Completed April 2015. Brochures were created and are available. Each County is in different stages of working with the Connect Michigan Community Engagement Program; those that have completed Fiber Optics plans are implementing them.
Talent Tours	GLS Region V Planning and Development Commission	Providing grants for the cost of transportation for talent tours was successful in educating youth about careers in manufacturing, agriculture, and other industries and in helping to connect the business community with K-12 schools, ISDs and workforce development agencies. More than 1,700 students and 45 businesses have participated.
Local Master Plans	Participating Local Units of Government in Genesee County	Local Boards make sure that the projects they approve are in line with their local planning documents. GCMPC works with the local units of government during the application process in order to select projects that fall within the goals outlined in the Consolidated Plan. Projects are included in the Action Plan for the year that the local unit receives funding.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

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

In conjunction with consultation efforts during the Consolidated Planning process and the County's policies for public participation, the Genesee County Metropolitan Planning Commission (GCMPC) created three surveys to assess the needs of the community and prompt participation from the public.

Public Needs Survey

GCMPC staff created a public needs survey to gain input from Genesee County residents. This survey was sent via email to GCMPC's public participation list which contains over 500 email addresses. Staff made a conscious effort to receive feedback from low- and moderate-income households by mailing or hand delivering the survey (hard copy) to participants in GCMPC's Home Improvement Program, Genesee Intermediate School District's (GISD) Head Start Program, and through collaboration with the Mass Transportation Authority (MTA). Staff also made surveys available at the Genesee County Fair. Staff received 192 survey responses.

Local Government Survey

Staff created a survey designed to gain input from local officials. Local units of government conducted a public hearing at which they discussed the needs of their community and potential project ideas to address those needs. Sixteen local units of government responded to this survey.

The information from these surveys has been incorporated into this report through the identification of priorities and goals for the duration of the current Consolidated Plan.

Community Needs Survey

Staff updated and distributed the Community Needs survey in 2017 to garner updated community input from Genesee County residents, agencies that provide services to populations of need, as well as, local governmental units. The survey focused on housing, infrastructure, community improvement, public service, homeless service, and economic development needs, with several other questions designed to probe perspectives on what priorities residents and participants place on various neighborhood amenities.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Internet and Outreach at the County Fair, MTA busses, mailed and sent with Head Start students.	Non-targeted/broad community	192 residents responded	The survey sought to understand the need for public services, infrastructure improvements, homeless services, economic development activities, and the top concerns of residents in their communities. Highest needs were road and street improvements, housing affordability, blight removal, and housing rehabilitation.	Comments not accepted came from surveys addressing the City of Flint's needs. Comments from Flint residents were shared with the Flint Community Development Program.	https://www.surveymonkey.com/s/NRL8VJ9

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Survey	Low- and moderate-income households	Survey was mailed to all participants in the Genesee County Home Improvement Program.	The survey sought to understand the need for public services, infrastructure improvements, homeless services, economic development activities, and the top concerns of residents in their communities. Highest needs were road and street improvements, housing affordability, blight removal, and housing rehabilitation.	Comments not accepted came from surveys addressing the City of Flint's needs. Comments from Flint residents were shared with the Flint Community Development Program.	

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Survey	Seniors	Surveys were provided to Your Ride Transportation passengers. This service is primarily used by seniors.	The survey sought to understand the need for public services, infrastructure improvements, homeless services, economic development activities, and the top concerns of residents in their communities. Highest needs were road and street improvements, housing affordability, blight removal, and housing rehabilitation.	Comments not accepted came from surveys addressing the City of Flint's needs. Comments from Flint residents were shared with the Flint Community Development Program.	

4	Updated 2017 Community Needs Survey	Local Units of Government/Local agencies focused on Housing Solutions and low- and moderate-income services.	Surveys were distributed to all local units of government, as well as partner agencies focused on housing solutions and low- and moderate-income services.	Affordable housing for seniors ranked as the greatest need in the community. Street and sidewalk improvements was the next highest perceived need. Greater food access, job creation/retention, crime prevention, code enforcement, small business assistance and start-up business assistance, vacant building demolition, and commercial building improvements all ranked high on the list of needs.	The Valley Area Agency on Aging (VAAA), Genesee Office of Senior Services, and Habitat for Humanity all reported that the need for Affordable Housing and Affordable Assisted Living for seniors far exceeds the availability in Genesee County. All three agencies cited many reasons for the shortage, from seniors living longer, to lack of jobs that pay a living wage, shortage in livable housing stock, cost of living is too expensive for most people, Code Enforcement lacks funding, "bad renters" ruin housing stock, etc. The VAAA also reported a gap in resources to accommodate seniors with delivered meals containing adequate nutrition. Low-income home-bound seniors require affordable nutritious meals but do not have easy access to them at this time. Legal Services of Eastern Michigan, which provides free legal services to low-income	
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Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
					<p>residents of Genesee County, reported serving 2,375 Genesee County clients with their legal needs. Approximately 40% of cases involved domestic relations issues, and another 25% involved housing related issues. The YWCA cited safe, affordable housing as the most difficult resource to secure for victims of domestic violence.</p>	
5	Local Public Hearings	Non-targeted/broad community	Public Hearings were conducted as part of the local application process for CDBG funding.			
6	County Public Hearing	Non-targeted/broad community	Public Hearings were conducted November 21, 2016 and April 10, 2017.		No comments were received.	

Table 4 – Citizen Participation Outreach

In addition to the outreach efforts through the form of surveys, all local units of government are required to hold a public needs hearing before submitting their project applications. After GCMPC staff receives and reviews the applications, Genesee County also holds a public needs hearing. The goal of these hearings is to give the public opportunities to get involved with the project planning process in their community. Staff asks for input and feedback on proposed projects and previous projects.

Expected Resources

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

Introduction

Genesee County anticipates resources primarily from Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) funds. These federal funds will leverage dollars and other resources from various sources.

Priority Table

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	\$1,687,746	\$85,000 (estimated)	\$0	\$1,772,746	\$3,494,873	CDBG funds often leverage local dollars.
HOME	Public-Federal	Acquisition Homebuyer Assistance Homeowner Rehab Multifamily Rental; New Construction Multifamily Rental Rehab New Construction for Ownership TBRA	\$651,518	\$60,000 (estimated)	\$0	\$711,518	\$1,256,558	HOME funds may leverage funds from other federal programs.
ESG	Public-Federal	Conversion and Rehab for Transitional Housing Financial Assistance Overnight Shelter Rapid Re-Housing (rental assistance) Rental Assistance Services Transitional Housing	\$154,500	\$0	\$0	\$154,500	\$297,800	A 100% match is required for ESG funds, often fulfilled through non-cash contributions.

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

Community Development Block Grant (CDBG) funds will leverage dollars from participating local units of government on infrastructure and public facility projects. CDBG funds used to assist seniors (public services or facility improvement) are often used in concert with Genesee County Senior Services millage funds.

HOME Investment Partnerships (HOME) funds may leverage dollars from other federal programs, such as the Self-Help Homeownership Opportunities Program (SHOP) which awards funds for specific projects relating to homeownership for low-income households. Other resources may be leveraged such as volunteer time, staff time, Neighborhood Stabilization Program (NSP) funds and individual donors or churches.

HOME funds require a 25% match. Beginning in 2005, GCMPC adopted a policy of providing the local match required for HOME assisted activities from the cumulative surplus match that was generated through Payment in Lieu of Taxes (PILOT) from local units of government, and from donations from participating financial lending institutions prior to 2005. GCMPC continues to utilize the surplus amount of funds as match on HOME funded projects. Home program income will be utilized for acquisition, homebuyer assistance, homeowner rehabilitation, multifamily rental; new construction, multifamily rental rehabilitation, new construction for ownership, and tenant based rental assistance.

Emergency Solutions Grant (ESG) funds require a 100% match. In many cases, the match will be in the form of non-cash contributions such as office space, office utilities, and volunteer time or staff salaries. Cash contributions may come from various sources such as local foundations, the United Way, the Salvation Army, or individual donors or churches.

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

The Genesee County Metropolitan Planning Commission (GCMPC) has a good working relationship with the Genesee County Land Bank Authority (Land Bank). The Land Bank has an abundance of vacant single-family properties and vacant land that is likely available to potential HOME assisted developers at a reduced cost. Land Bank owned properties where Genesee County NSP funds

were used to demolish a blighted structure are also available for affordable housing projects.

Discussion

Genesee County’s Community Development Program relies primarily on federal funds to implement its Action Plans. The federal funds are leveraged to increase the investment in Genesee County’s participating jurisdictions.

Annual Goals and Objectives

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

Goals Summary Information

Sort Order	Goal Name	Category	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Public Facilities and Infrastructure	Non-Housing Community Development	Street, Sidewalk, Water/Sewer Improvements, Parks, Recreation and Community Facilities, Public Facilities and Services	CDBG: \$339,502	Public Facility of Infrastructure Activities other than Low/Moderate Income Housing Benefit: 10,000 Persons Assisted
2	Improve Housing Conditions for Homeowners/Renters	Affordable Housing Non-Homeless Special Needs	Housing Rehabilitation Energy Efficiency Improvements to Housing Demolition, Clearance and Remediation Accessibility/Barrier Free Improvements	CDBG: \$848,816 HOME: \$350,000	Homeowner Housing Rehabilitated: 40 Household Housing Units Buildings Demolished: 9 Buildings
3	Promote Access to Public Services and Resources	Non-Homeless Special Needs Non-Housing Community Development	Public Facilities and Fair Housing Services	CDBG: \$161,879	Public service activities other than Low/Moderate Income Housing Benefit: 9,115 Persons Assisted
4	Address the Needs of Homeless and At-Risk Persons	Affordable Housing Homeless	Emergency Shelters Supportive Services	HOME: \$48,000 ESG: \$154,500	Tenant-based rental assistance/ Rapid Rehousing: ~10-15 Households Assisted Homeless Person Overnight Shelter: 75 Persons Assisted Homelessness Prevention: 150 Persons Assisted

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Improve Public Facilities and Infrastructure
	Goal Description	Public facilities and infrastructure will be improved through street, sidewalk, water/sewer, and flood/drainage improvements, and through improvements to parks, public spaces, and other public buildings in low-to moderate-income areas.
2	Goal Name	Increase Homeownership
	Goal Description	Increase homeownership opportunities through the Down Payment Assistance Program, funding to produce new and rehabilitate existing housing for low- and moderate-income households.
3	Goal Name	Improve Housing Conditions for Homeowners/Renters
	Goal Description	Housing conditions will be improved through homeowner rehabilitation, including energy efficiency improvements, and improvements to increase accessibility, continued or increased code enforcement activities, and demolition and clearance activities.
4	Goal Name	Expand Employment Opportunities
	Goal Description	Expand employment opportunities by funding job training and employment activities.
5	Goal Name	Promote Access to Public Services and Resources
	Goal Description	Provide access to public services and resources, including senior and youth services, job training, and safety resources.
6	Goal Name	Address the Needs of Homeless and At-Risk Persons
	Goal Description	Address the needs of homeless and at-risk individuals and families primarily through support from the Continuum of Care and its members. Support may include funding for emergency shelter, homeless prevention, rapid rehousing, and the Homeless Management Information System (HMIS).

Table 7 – Goal Descriptions

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b):

GCMPC will provide affordable housing to qualifying households through Habitat for Humanity's New Construction and Housing Rehabilitation project. The HOME funding will assist the County in helping Habitat for Humanity build five new construction homes and twenty-one rehabilitated homes for families who qualify, and Tenant Based Rental Assistance for qualified residents.

AP-35 Projects – 91.220(d)

Introduction

The following projects are intended to meet the needs identified in the Genesee County Consolidated Plan for Program Year 2017.

#	Project Name
1	Genesee County Senior Citizen Services
2	Genesee County Architectural Barrier Removal
3	Genesee County Blight Removal / Demolition and Clearance
4	Genesee County Planning and Administration
5	Genesee County Infrastructure Improvements
6	Genesee County Public Facilities Improvements
7	Genesee County Home Improvement Program (HIP)
8	Genesee County Fair Housing Center
9	Genesee County Public Service
10	Genesee County Emergency Solutions Grant
11	Genesee County HOME Administration
12	Genesee County HOME CHDO Reserve
13	Genesee County HOME Home Improvement Program
14	Genesee County Tenant Based Rental Assistance
15	Genesee County Down Payment Assistance

Table 8 – Project Information

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

Funding for Program Year 2017 will be allocated to nine participating local units of government to complete construction projects, consistent with Genesee County's three year funding cycle. Public Service funds are being allocated to the nineteen communities that applied to set aside funding for those projects. The communities, with assistance from GCMPC staff, identified activities based on public input to address local needs and priorities that are consistent with the goals of the Consolidated Plan.

Projects

AP-38 Projects Summary

Project Summary Information

Proposed 2017 Genesee County Annual Action Plan Projects

Community Development Block Grant (CDBG) Program - 2017 Grant Award: \$1,687,746 Genesee County - CDBG Planning and Administration

Genesee County Metropolitan Planning Commission shall provide **20%** of total Community Development Grant funding for Planning and Administration of CDBG projects.

This activity will be funded with **\$337,549** of 2017 Genesee County CDBG funds.

Genesee County - CDBG Home Improvement Program (HIP)

Genesee County shall provide funding for the Community Development Block Grant Home Improvement Program throughout Genesee County.

This activity will be funded with **\$709,868** of 2017 Genesee County CDBG funds.

Atlas Township - Senior Programs

Atlas Township shall provide funding for Senior Services located at 7386 S. Gale Road, Grand Blanc, MI 48439. Funding would be used for the following items: Senior Service Programs, Educational Programs, Instructors and materials, health and safety items such as flu shots, hearing exams, hearing aids, newsletter printing and publishing, public transportation for seniors and disabled residents, Senior Center meals, trip assistant/event assistance programs, emergency radios, library readers, eyeglasses, senior housing needs, bus transportation, computer classes, CPR training, and bone-density screening.

This activity will be funded with \$2,142 from Atlas Township and \$533 from Goodrich for a total of **\$2,675** of 2017 Genesee County CDBG funds.

City of Burton - Senior Center Operations

The City of Burton shall fund the Senior Citizen Director's salary at the Burton Senior Citizen Center located at 3410 S. Grand Traverse, Burton, MI 48529.

This activity will be funded with **\$12,379** of 2017 Genesee County CDBG funds.

City of Fenton - Parks Programming for Seniors

The City of Fenton shall assist in the operations of senior programs at the Fenton Community Center, which are managed by the Southern Lakes Parks and Recreation Authority at 150 S. Leroy, Fenton, MI 48430.

This activity will be funded with **\$3,640** of 2017 Genesee County CDBG funds.

City of Flushing - Demolition and Clearance

The City of Flushing shall provide funding for the Demolition and Clearance of the Brick Building Structure located at 528 Sunnyside Dr., Waterworks Park, Flushing, MI 48532

This activity will be funded with **\$35,402** of 2017 Genesee County CDBG funds.

City of Flushing - Removal of Architectural Barriers

The City of Flushing shall provide funding for the Removal of Architectural Barriers, replacing two picnic tables at the Rivertrail Pavilion, located at 230 S. Cherry Rd., Riverview Park, Flushing, MI 48433 with two ADA approved picnic tables.

This activity will be funded with **\$1,863** of 2017 Genesee County CDBG funds.

City of Grand Blanc - Senior Center Operations

The City of Grand Blanc shall fund the Senior Center Director's salary at the Grand Blanc Senior Center located at 12632 Pagels Dr. Grand Blanc, MI 48439.

This activity will be funded with **\$2,647** of 2017 Genesee County CDBG funds.

City of Linden - Senior Center Operations

The City of Linden shall assist in funding operations of the Loose Senior Center located at 707 N. Bridge St. Linden, MI 48451 for expenses such as staff salaries, utilities, and educational classes for seniors.

This activity will be funded with **\$1,361** of 2017 Genesee County CDBG funds.

City of Montrose - Senior Center Operations

The City of Montrose shall assist in funding operations at the Montrose Senior Center located at 200 Alfred Street, Montrose, MI 48457.

This activity will be funded with **\$565** of 2017 Genesee County CDBG funds.

City of Swartz Creek - Senior Center Operations

The City of Swartz Creek shall assist in funding operations by way of salaries, fringes, supplies, and equipment for the Swartz Creek Area Senior Center located at 8095 Civic Drive, Swartz Creek, MI 48473.

This activity will be funded with **\$1,724** of 2017 Genesee County CDBG funds.

City of Swartz Creek - Demolition and Clearance

The City of Swartz Creek shall provide funding for Demolition and Clearance of the structure located at 5157 Morrish Rd., Swartz Creek, MI 48473.

This activity will be funded with **\$12,000** of 2017 Genesee County CDBG funds.

Clayton Charter Township - Removal of Architectural Barriers

Clayton Charter Township shall provide funding for the Removal of Architectural Barriers at the township hall, located at 2011 S. Morrish Rd., Flint, MI 48532, to include ADA accessibility to the counter, bathroom improvements, and power assist door.

This activity will be funded with **\$42,219** of 2017 Genesee County CDBG funds.

Flint Charter Township - Senior Center Improvements

Flint Charter Township shall provide funding for the repaving of the Senior Center parking lot, located at 2071 S. Graham Rd., Flint, MI 48532.

This activity will be funded with **\$60,000** of 2017 Genesee County CDBG funds.

Flint Charter Township - Code Enforcement

Flint Charter Township shall provide funding for Code Enforcement activities in low- and moderate-income areas.

This activity will be funded with **\$25,000** of 2017 Genesee County CDBG funds.

Flint Charter Township - Demolition and Clearance

Flint Charter Township shall provide funding for the Demolition and Clearance of structures located at 2031 Westover Dr. Flint, MI 48532, 3184 Hatherly Rd., Flint, MI 48504, 3143 Elms Rd., Swartz Creek, MI 48473, and 3365 Hull St., Flint, MI 48507.

This activity will be funded with **\$30,000** of 2017 Genesee County CDBG funds.

Flint Charter Township - Senior Center Food Pantry

Flint Charter Township shall provide funding to the Senior Center Food Pantry located at 2071 S. Graham Rd. Flint, MI 48532 to purchase food and supplies for seniors in need.

This activity will be funded with **\$12,944** of 2017 Genesee County CDBG funds.

Flint Charter Township - Street Improvement

Flint Charter Township shall provide funding for the repaving of a portion of River Forest Dr. from the Beecher Rd. intersection to 1036 River Forest Dr.

This activity will be funded with **\$97,502** of 2017 Genesee County CDBG funds.

Flushing Charter Township - Demolition and Clearance

Flushing Charter Township shall provide funding for Demolition and Clearance of the property located at 5377 Duffield Rd.

This activity will be funded with **\$35,000** of 2017 Genesee County CDBG funds.

Flushing Charter Township - Senior Center Operations

Flushing Charter Township shall provide funding to the Flushing Area Senior Center at 106 Elm Street, Flushing, MI 48433 to assist in operational expenses.

This activity will be funded with **\$2,931** of 2017 Genesee County CDBG funds.

Flushing Charter Township - Removal of Architectural Barriers

Flushing Charter Township shall provide funding for the Removal of Architectural Barriers by replacing two toilets with ADA approved toilets and Flushing Charter Township shall provide funding for the Removal of Architectural Barriers by replacing two picnic tables with ADA approved picnic tables at the Flushing Township Nature Park at the Flushing Township Nature Park, located at 8301 N. McKinley Rd., Flushing, MI 48433.

This activity will be funded with **\$3,000** of 2017 Genesee County CDBG funds.

Forest Township - Senior Center Operations

Forest Township shall provide funding for operational expenses for the Forest Township Senior Center located at 130 E. Main St. Otisville, MI 48463.

This activity will be funded with **\$1,133** of 2017 Genesee County CDBG funds.

Gaines Township - Senior Center Operations

Gaines Township shall fund activities at the Swartz Creek Area Senior Center located at 8095 Civic Drive Swartz Creek, MI 48473 for tai chi, yoga, chair yoga, dancing, square dancing, water color classes, knitting classes, crochet classes, and computer classes.

This activity will be funded with **\$1,815** of 2017 Genesee County CDBG funds.

Genesee Charter Township - Senior Center Operations

Genesee Charter Township shall provide funding to the Eastside Senior Citizens Center located at 3065 N. Genesee Rd. Flint, MI 48506 for utilities, phone, sewer, insurance, floor maintenance, postage, and operating supplies.

This activity will be funded with **\$9,444** of 2017 Genesee County CDBG funds.

Grand Blanc Charter Township - Senior Center Operations

Grand Blanc Charter Township shall pay for senior center staff salary and fringe benefits at the Grand Blanc Senior Center located at 12632 Pagels Drive, in Grand Blanc. This project will benefit low- and moderate-income individuals.

This activity will be funded with **\$11,208** of 2017 Genesee County CDBG funds.

Legal Services of Eastern Michigan (LSEM) - Fair Housing

The LSEM Fair Housing Center shall conduct paired tests. LSEM offices are located at 436 S. Saginaw Street, Flint, MI 48502.

This activity will be funded with **\$25,000** of 2017 Genesee County CDBG funds.

Mt. Morris Charter Township - Senior Center Operations

Mt. Morris Charter Township shall provide funding to the Kraphol Senior Center located at G-5473 Bicentennial Drive, Mt. Morris, MI 48458. Funds will be used for transportation, wages, and other senior citizens programs.

This activity will be funded with **\$8,314** of 2017 Genesee County CDBG funds.

Mt. Morris Charter Township - Youth Program Operations

Mt. Morris Charter Township shall provide funding for the King Karate Youth Program located at 5339 N. Saginaw Street, Flint, MI 48505 to purchase training equipment.

This activity will be funded with **\$3,075** of 2017 Genesee County CDBG funds.

Mt. Morris Charter Township - Code Enforcement

Mt. Morris Charter Township shall provide funding for Code Enforcement activities in low- and moderate-income areas.

This activity will be funded with **\$57,000** of 2017 Genesee County CDBG funds.

Mt. Morris Charter Township - Street Improvement

Mt. Morris Charter Township shall provide funding for Street Improvements in low- and moderate-income areas. Mt. Morris Township will add gravel to dirt roads at - Hunter Rd. from Parkway Ave. North to Piper Ave., Beryl Rd. from Pierson Rd. North to Piper Ave., O'Connor Rd. from Pierson Rd. North to Piper Ave., Sherman Rd. from Jennings Rd. East to Orgould St., Gracelawn Ave. from Jennings Rd. East to Orgould St., Home Ave. from Jennings Rd. East to Orgould St., Hobson Ave. from Jennings Rd. East to Orgould St., Orgould St. from Home Ave. to Hobson Ave.

This activity will be funded with **\$100,000** of 2017 Genesee County CDBG funds.

Mt. Morris Charter Township - Demolition and Clearance

Mt. Morris Charter Township shall provide funding for Demolition and Clearance associated with the structures located at 1407 Charwood Rd., Mt. Morris, MI 48458, 6176 Natchez Dr., Mt. Morris, MI 48458, 6167 Hilton Ln., Mt. Morris, MI 48458, 6186 Hilton Ln., Mt. Morris, MI 48458, and 6126 Palmetto Dr., Mt. Morris, MI 48458.

This activity will be funded with **\$26,546** of 2017 Genesee County CDBG funds.

Mundy Charter Township - Vocational Independence Program (VIP)

Mundy Charter Township shall provide funding to the Vocational Independence Program (VIP) for gardening skills training for disabled persons at 5069 Van Slyke Road Flint, MI 48507.

This activity will be funded with **\$4,183** of 2017 Genesee County CDBG funds.

Richfield Township - Recreation Program

Richfield Township shall provide funding to low- and moderate-income families for expenses associated with recreational programs. The Richfield Township Hall is located at 5381 N. State Road Davison, MI 48423.

This activity will be funded with **\$276** of 2017 Genesee County CDBG funds.

Richfield Township - Senior Center Operations

Richfield Township shall provide funding to the Davison Area Senior Center located at 10135 Lapeer Road, Davison, MI 48423 for operational expenses.

This activity will be funded with **\$2,480** of 2017 Genesee County CDBG funds.

Thetford Township - Code Enforcement

Thetford Township shall provide funding for Code Enforcement and Ordinance Enforcement.

This activity will be funded with **\$2,412** of 2017 Genesee County CDBG funds.

Vienna Charter Township - Senior Center Operations

Vienna Charter Township shall provide funding for operational expenses at the Clio Area Senior Center located at 2136 W. Vienna Road, Clio, MI 48420 for operations such as daily lunches, commodity food distribution, medical services, recreational services, and educational services.

This activity will be funded with **\$4,591** of 2017 Genesee County CDBG funds.

Emergency Solutions Grant (ESG) – 2017 Grant Award: **\$154,500**

Genesee County - Emergency Solutions Grant Planning and Administration

Genesee County shall provide funding for Planning and Administration of Emergency Solutions Grant projects throughout Genesee County.

This activity will be funded with **7.5%** or **\$11,587.50** of total grant of 2017 Genesee County ESG funds.

Genesee County Youth Corporation - Emergency Shelter

Genesee County Youth Corporation shall pay for expenses associated with shelter operations at the REACH shelter located at 914 Church Street, Flint, MI 48502.

This activity will be funded with **\$21,321** of 2017 Genesee County ESG funds.

My Brother's Keeper - Emergency Shelter

My Brother's Keeper shall pay for expenses associated with shelter operations at the shelter located at 101 N. Grand Traverse Street, Flint, MI 48503.

This activity will be funded with **\$21,321** of 2017 Genesee County ESG funds.

Shelter of Flint - Emergency Shelter

The Shelter of Flint shall pay for expenses associated with shelter operations.

This activity will be funded with **\$21,321** of 2017 Genesee County ESG funds.

YWCA - Emergency Shelter

The YWCA shall pay for expenses related to shelter operations for the YWCA SafeHouse.

This activity will be funded with **\$28,737** of 2017 Genesee County ESG funds.

GCCARD - Homeless Prevention

GCCARD shall pay for utilities arrearages, rent/mortgage arrearages, security deposits, and first month's rent.

This activity will be funded with **\$10,815** of 2017 Genesee County ESG funds.

Shelter of Flint - Homeless Prevention

The Shelter of Flint shall pay for utilities arrearages, rent/mortgage arrearages, security deposits, and first month's rent.

This activity will be funded with **\$10,815** of 2017 Genesee County ESG funds.

Shelter of Flint - Rapid Rehousing

The Shelter of Flint shall pay for One Stop case management services.

This activity will be funded with **\$20,857.50** of 2017 Genesee County ESG funds.

Metro Community Development - HMIS

Metro Community Development shall pay for the salaries of the HMIS operators.

This activity will be funded with **\$7,725** of 2017 Genesee County ESG funds.

HOME Investment Partnership Program - 2017 Grant Award: **\$651,518**

Genesee County - HOME Planning and Administration

Genesee County shall provide funding for HOME Planning and Administration of HOME projects throughout Genesee County.

This activity will be funded with **10%**, or **\$65,151**, of total grant monies of 2017 Genesee County HOME funds.

Habitat for Humanity - HOME Affordable Housing (CHDO Reserve)

Genesee County Habitat for Humanity is proposing to construct two new homes, one, located at 4331 Hill Road, Mundy Township, and the other on Calkins Rd, Flint Township. The homes will be accessible, have Energy Star rated appliances and Water-sense fixtures, 2x6 construction will allow for increased insulation and non-toxic building materials will be utilized. The homes will be sold to low-income buyers.

This activity will be funded with **\$150,000** of 2017 Genesee County HOME funds.

Genesee County - HOME Home Improvement Program (HIP)

Genesee County shall provide funding for HOME HIP projects to benefit low- and moderate-income residents throughout Genesee County.

This activity will be funded with **\$200,000** of 2017 Genesee County HOME funds.

Genesee County - HOME Tenant Based Rental Assistance (TBRA)

Genesee County shall provide funding for HOME TBRA activities to benefit low- and moderate-income residents throughout Genesee County.

This activity will be funded with **\$33,000** of 2017 Genesee County HOME funds.

Genesee County - HOME Down Payment Assistance (DPA)

Genesee County shall provide funding for HOME Down Payment Assistance activities to benefit low- and moderate-income residents throughout Genesee County.

This activity will be funded with **\$15,000** of 2017 Genesee County HOME funds.

Genesee County - Housing Activities

Genesee County shall provide funding for Housing activities to benefit low- and moderate-income residents throughout Genesee County.

This activity will be funded with **\$188,366.20** of 2017 Genesee County HOME funds.

Table 9 – Project Summary

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Genesee County's policy regarding geographic distribution for CDBG funds states that all participating local units of government receive an allocation of funding once every three years for non-public service projects. Communities that decide to utilize a portion of their allocation for public services will receive an equal amount each year of the three year cycle. The allocation amounts for local units of government are determined by a formula which considers population, poverty, and overcrowded housing, so those communities with a larger low-income population will receive more funding.

Program Year 2017 will allocate funds to: City of Flushing, City of Swartz Creek, Clayton Charter Township, Flint Charter Township, Flushing Charter Township, Gaines Township, Mt. Morris Charter Township, Mundy Charter Township, and the Village of Gaines for non-public service projects.

HOME funds are not typically directed to a specific geographic area, but utilized to assist residents throughout the County that are in need of housing rehabilitation or that would like to become homeowners. Residents are qualified based on their household income, as well as the application process.

Rationale for the priorities for allocating investments geographically

Genesee County is a large area with thirty-three municipalities, each with its own set of characteristics and needs. The local units receive CDBG allocations from the County, but decisions for spending are determined at the local level because local officials and residents know the needs of their communities. The Genesee County Home Improvement Program is available to qualifying residents throughout the County as long as they live in a participating local unit of government.

HOME funds are used to rehabilitate low-and moderate-income owner-occupied housing units throughout the County. Assistance of this type is not restricted to certain geographic areas; it is based on household income. The location of HOME funds utilized to create new housing opportunities is based on the application details of the Community Housing Development

Organization (CHDO) that is awarded funding.

Discussion

Genesee County has taken the stance that each local unit of government knows their community best and therefore is better suited to make decisions regarding high priority projects and needs in their area. The local units of government are required to hold a public needs hearing, where the public is able to comment on project ideas, give feedback and suggestions, and voice their opinions on previous projects. GCMPC staff is available to assist and provide guidance on potential projects and project areas.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

Affordable housing is a high priority need in Genesee County, specifically for special needs and extremely low- and low-income households. There is a large gap between the number of rental units that are affordable to extremely low- and low-income households and the number of those households in need of housing. Affordable housing that is also accessible is similarly a high priority need for persons with physical disabilities and the large aging population in Genesee County.

One Year Goals for the Number of Households to be Supported	
Homeless	3,135
Non-Homeless	3,500
Special-Needs	2,500
Total	9,135

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

One Year Goals for the Number of Households Supported Through	
Rental Assistance	25
The Production of New Units	5
Rehab of Existing Units	40
Acquisition of Existing Units	6
Total	76

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

Discussion

Genesee County primarily provides affordable housing through its HOME Program. Community Development Housing Organizations (CHDO) use HOME funds to rehabilitate or construct housing that meets the needs of the low-income and the special needs populations in Genesee County.

AP-60 Public Housing – 91.220(h)

Introduction

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

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

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

Discussion

Genesee County does not administer a Public Housing Program. Please see the City of Flint's Five-Year Consolidated Plan for information about Public Housing residents in the Genesee County area.

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

Introduction

Genesee County, the Continuum of Care, and other partner agencies aim to reduce and ultimately end homelessness through supportive services and thorough outreach efforts.

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

By coordinating efforts between and among the agencies whose mission it is to end homelessness, and providing an accurate count of those in need, the goal of ending homelessness in Genesee County is within reach. It is the goal of this organization to ensure enough housing, permanent and temporary, is available to keep every person in Genesee County sheltered throughout the year. There are a number of programs offered by Genesee County's homeless shelters geared toward placing our most vulnerable populations in permanent housing, and it is the goal of the GCMPC to increase the capacity of these programs through the various HUD funding sources.

The Emergency Solutions Grant funds that Genesee County receives are partially used to fund case management services, allowing homeless persons to have their individual needs assessed to ensure they are receiving the necessary resources. Agencies within the Continuum of Care have a street outreach component that involves working with unsheltered homeless persons to determine and help meet their needs.

Addressing the emergency shelter and transitional housing needs of homeless persons

Emergency shelter and transitional housing programs in Genesee County that are endorsed by the Continuum of Care have skilled case managers who do individual assessments and housing case plans with each client. The case managers then work with the clients to achieve the goals set forth.

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

There are several programs tailored to the needs of 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. Metro Community Development has a leasing assistance program for chronically homeless individuals and families. My Brother’s Keeper and Transitional Treatment Innovation (TTI) both facilitate homeless programs for veterans and their families. Genesee County Youth Corporation and One Stop Genesee’s ReMix program both address the needs of unaccompanied youth in Genesee County.

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.

To prevent homelessness, specifically for individuals being discharged from publicly funded institutions and systems of care, Genesee County agencies utilize both mainstream resources, such as DHS, and agency resources such as One Stop, Salvation Army, Catholic Charities, and GCCARD, for prevention assistance dollars. These services include assistance for security deposits, first month’s rent, utility deposits, utility arrearages, and rent arrearages.

Genesee County HOME dollars are also used for Tenant Based Rental Assistance for individuals being discharged from shelters.

Discussion

Emergency Solutions Grant funding helps GCMPC support the Continuum of Care in assisting individuals and families dealing with homelessness or who are at risk of becoming homeless.

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

N/A. Genesee County Metropolitan Planning Commission does not receive HOPWA funding.

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

Introduction

GCMPC will continue to administer programs that help low- and moderate-income individuals and families afford homes, through Down Payment Assistance (DPA), or rehabilitation and new construction of affordable homes.

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

GCMPC will continue to educate local jurisdictions on the advantages of planning to include affordable housing. Census data will be provided to demonstrate the need for local units of government to incorporate public policies that allow for affordable housing in local land use controls, tax policies, zoning ordinances, building codes, fees and charges, growth limitations, etc. GCMPC, through the availability of information, will encourage the citizens to get involved in changing policies in their communities. Since the County has no legal authority over the policies created at the local level, staff is willing to work with the communities to change policies to remove the negative effects caused by policies currently in place.

Discussion

During the Consolidated Planning process, GCMPC staff surveyed housing conditions throughout the County. Staff organized and analyzed the results, then passed along individualized data to each of the local units of government to use in project planning.

AP-85 Other Actions – 91.220(k)

Introduction

GCMPC is committed to serving the housing and community development needs of the low- and moderate-income, homeless and non-homeless special needs populations in Genesee County. In order to best address the needs of these populations, GCMPC must continue to develop the existing relationships with local service agencies and foster new relationships.

Actions planned to address obstacles to meeting underserved needs

GCMPC staff must engage agencies, citizens, and local governments to help identify the areas and individuals that are underserved in Genesee County. It will be important to work with agencies that currently provide, or may be able to provide, services to the populations that are underserved and to determine how HUD funding and GCMPC can become involved to assist with meeting those needs.

Actions planned to foster and maintain affordable housing

Affordable housing options are expanded each year utilizing Genesee County HOME funds to rehabilitate, construct, or provide down payment assistance to eligible households.

The Home Improvement Program (HIP) provides necessary repairs to owner-occupied housing units, which allows homeowners to stay in their homes without increasing monthly housing costs. The HIP Ramp Program will also help keep seniors in their homes, which are typically more affordable than going into a nursing home or assisted living facility. This program will be using remaining PY 2016 funds to close out the contract during PY 2017.

Actions planned to reduce lead-based paint hazards

GCMPC incorporates lead-based paint hazard requirements into the Home Improvement Program. A lead-based paint risk assessment is conducted prior to rehabilitation specifications being written, allowing Rehab Inspectors to include lead-based paint interim controls or abatement into the scope of work for each rehab property. Upon entry into the program, residents receive a lead information booklet, as well as an explanation of the important points from the booklet. In addition, staff reviews both of the lead informational documents with the residents to make sure they fully understand.

Actions planned to reduce the number of poverty-level families

There are many programs in Genesee County aimed at assisting poverty-level families. Section 3 is a HUD requirement which sets goals for hiring and training low-income workers on HUD funded projects, specifically construction projects over \$100,000. Genesee County encourages

solicitation of, and provides a preference for, contractors certified as Section 3 on all HUD funded projects.

Public service funds through CDBG provide assistance to senior centers, some of which have utilized the funds to help stock a food pantry for those in need.

GCMPC administers the Ride Share program, which is a carpool or vanpool matching service that assists individuals and groups with their daily commute into or within Genesee and Lapeer Counties. This service can dramatically reduce the travel costs of a poverty-level family that has work, but may have a difficult time funding the travel required to get to and from work. GCMPC can specifically target some of its outreach for the Ride Share program to agencies that serve poverty-level families. Through the consultations during the Consolidated Planning process, staff was able to see just how great a need there exists in the County for this type of service. Staff has encouraged agencies to work together with the MTA to reduce the burden of transportation barriers on poverty-level families. GCMPC continues to promote the Ride Share program and work with citizens and other agencies to strengthen the Program whenever possible.

The HOME funded Tenant Based Rental Assistance (TBRA) program helps families in need with rental assistance for up to two years. This type of assistance can have a great impact on a poverty-level family to find housing stability.

There are several other programs and services not administered by GCMPC that are in place to assist poverty-level families such as food distribution programs, health care, shelter services, transportation, early learning, and intervention services provided County-wide.

Actions planned to develop institutional structure

GCMPC has processes and policies in place to guide the structure of program, project, and activity delivery systems. These formal and informal agreements with County Departments, local governments, local service agencies, contractors, lending institutions, and others allow GCMPC to run HUD programs effectively and efficiently.

GCMPC strives to find ways to improve the delivery systems to provide better services to those engaged in our programs. There are always ways to improve and GCMPC continues to look for ways to make application submission procedures, program requirements, and monitoring processes as simple as possible for our developers, sub recipients, contractors, and others that help us reach the goals identified in this Plan.

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

service agencies

GCMPC participates in several County-wide events throughout the year that provide information to residents, but also provide an opportunity for agencies to engage each other. These conversations are important as they help agencies to determine where services can be coordinated, where the gaps may be, and how funds can be combined to have a larger impact.

GCMPC is also a member of the Flint/Genesee County Continuum of Care, which brings housing and social service agencies together on a regular basis to determine ways to meet the needs of homeless and at-risk populations.

GCMPC staff will look for other opportunities to engage and help to coordinate public and private housing and social service agencies.

Discussion

GCMPC is continuously looking for ways to improve the programs and services it provides. The actions above will be important for continuing to move the Community Development Program toward administering programs that best meet the needs of the community.

Program Specific Requirements

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

Introduction

GCMPC has policies and procedures for each HUD funded program for which it receives funding. The policies and procedures incorporate the HUD requirements for each program, but also include internal processes which act as a guide for staff.

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 \$40,000
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
N/A
3. The amount of surplus funds from urban renewal settlements
N/A
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.
N/A
5. The amount of income from float-funded activities
Total Program Income
N/A

Other CDBG Requirements

1. The amount of urgent need activities
N/A

HOME Investment Partnerships Program (HOME)

Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:
No other forms of investment will be used beyond those identified in Section 92.205 (equity investments, interest-bearing loans or advances, non-interest-bearing loans or advances, interest subsidies, deferred payment loans or grants; guarantee loans made by lenders).
2. A description of the guidelines that will be used for resale or recapture of HOME funds when used

for homebuyer activities as required in 92.254, is as follows:

To ensure affordability, federal HOME regulations allow the option to Genesee County of imposing either resale or recapture requirements on HOME funds expended. Genesee County will continue to utilize only the recapture provisions based on the nature of activities assisted with HOME funds, utilizing the recapture guidelines in accordance with HOME regulations found under §92.254 (5)(ii)(A)(1-7) where applicable to the following activities: Down Payment Assistance (DPA); New Single Family Construction; Single Family Rehabilitation; Owner Occupied Single Family Rehabilitation (HOME HIP Program); New Rental Housing (both multi-family and single family rental housing) Construction; and Rehabilitation of Rental Housing (both multi-family and single family rental housing). As resale provisions are not utilized by Genesee County, the County will follow the recapture requirements by utilizing the following options acceptable to HUD on a project by project basis:

- If the family or organization defaults on any portion of the contract, the County can recapture the entire amount of the HOME investment.
- If the affordability period of the loan is met and no other portion of the contract is in default, the reduction during the affordability period of the HOME investment to be recaptured is utilized in accordance with the loan promissory note.
- If ownership of a property is transferred to anyone other than an eligible low-income resident throughout the period of affordability, the reduction during the affordability period of the HOME investment to be recaptured is utilized in accordance with the loan promissory note.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds (See 24 CFR 92.254(a)(4)) are as follows:

In order to qualify as affordable housing activities, Genesee County HOME funds are subject to a regulated Period of Affordability, depending on the type and dollar amount of assistance. The per unit amount of HOME funds invested, and the respective affordability period they trigger are:

Less than \$15,000	5 years
\$15,000 to \$40,000	10 years
Over \$40,000	15 years
New Construction/Rental	20 years

Down Payment Assistance (DPA)

- 1) Deferred Payment Loans are secured by a lien recorded on each HOME assisted property. GCMPC requires that during the period of affordability, homebuyers maintain HOME assisted properties as their principal place of residence. In situations where the homebuyer voluntarily sells the home, the County will immediately recapture the entire amount of the loan as a condition for release of the property. Fair market return to the homebuyer will be calculated based on net proceeds that acknowledge capital improvements invested by the homebuyer, as well as any mortgage senior to the HOME loan. The remaining net proceeds are recaptured to the local HOME Investment Trust Fund.
- 2) In the event of a sale or a foreclosure of a HOME DPA property, the County will institute net proceeds procedures in order to recover its DPA investment. If net proceeds are insufficient to recapture the full HOME investment, GCMPC will share the net proceeds. In circumstances where the net proceeds are less than the County's contributions to the buyer for the purchase of the property, the County shall receive the net proceeds that are available, in order to meet the requirements of 24 CFR 92.254 (a)(5)(ii).

Owner-Occupied Single Family Housing Rehab (Home Improvement Program)

This program targets senior citizen homeowners, 62 and older, who are low-income. Up to \$18,000 per property in HOME funds are provided through Deferred Payment Loans that are secured by a lien recorded on each property. One half of the HOME investment per property is immediately forgiven and the remainder is forgiven at the end of a five year period of affordability, based upon the total amount of funds invested. Should the homeowner no longer maintain the property as their principal residence, GCMPC will immediately require repayment of the HOME loan to the HOME Investment Trust Fund. The amount of the HOME investment to be recaptured is prorated for the time the homeowner has owned and occupied the home, measured against the required affordability period, in accordance with §92.254 (5)(ii)(A)(2).

New Construction of Single Family Housing/Rehab of non-homeowner occupied Single Family Housing/New Construction/Rehabilitation of Rental Housing

Whether developed by a non-profit, a CHDO, or a for-profit entity, the HOME investment is recaptured to the local HOME Investment Trust Fund, according to the terms of each written agreement. These investments are offered in the form of a very minimal interest Deferred Payment Loan, payable to the County when the units have been constructed, rehabilitated or rented. A Lien and Promissory Note secure these Deferred Payment Loans.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:
No debt will be refinanced using HOME funds.

Emergency Solutions Grant (ESG) Reference 91.220(l)(4)

1. Include written standards for providing ESG assistance (may include as attachment)
Included as an attachment.
2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Continuum of Care (COC) currently uses the Self-Sufficiency tool in the Homeless Management Information System (HMIS) for HUD Supportive Housing Programs (SHP). However, the Continuum of Care is in the process of transitioning to the SPDAT model. Emergency Solutions Grant programs have been using the SPDAT since October 1, 2014. SPDAT is the Service Prioritization Decision Assessment Tool. It is the tool used in Genesee County to determine program eligibility and prioritization. The tool uses a scoring system and takes into account a variety of circumstances such as the length of homelessness, mental health status, physical disabilities, veteran status, etc.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

GCMPC staff sends out a yearly ESG application to the members of the Continuum of Care. At the meeting, staff reviews the application, the timeline, and any questions attendees may have regarding the process. Staff reviews and scores applications based on the criteria outlined in the

application and discussed at the mandatory meeting. Staff then determines recommended funding allocations for each agency and takes recommendations to the Continuum of Care Review Committee. After the Review Committee has approved the funding allocations, staff takes recommendations to the full Continuum of Care and through the County's Board approval process.

Any private nonprofit organization, including community and faith-based organizations, is able to apply for ESG funds, as long as they are a participating member in the Continuum of Care.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

Genesee County meets the requirement. The Continuum of Care (COC) has formerly homeless individuals at all levels of the decision making process including on the COC body and the COC Executive Committee. In addition, the COC encourages people who are currently experiencing homelessness or have experienced homelessness in the past to participate on the COC committee and/or sub-committees. People who are currently experiencing homelessness have the ability to vote on COC issues without meeting any voting requirements other than being present at the meeting in which the issue was brought to a vote.

5. Describe performance standards for evaluating ESG.

The process for evaluating ESG activities will involve a review of an array of data including: 1) agency budgets, 2) staff reports on prior year activity, 3) number of clients assisted by the agency, 4) review of exit data (housing and steps towards self-sufficiency), and 5) review of third party audits.