



Date September 22, 2014

Set Public Hearing for the Proposed 2015-2019 Five (5) Year Des Moines Strategic Plan and 2015 Action Plan for the U.S. Department of Housing and Urban Development Consolidated Plan

WHEREAS, at their meeting on July 2, 2014, the Neighborhood Revitalization Board (NRB) recommended the goals statements for the Five (5) Year (2015-2019) Strategic Plan, which is part of the U.S. Department of Housing and Urban Development (HUD) Consolidated Plan, and the 2015 Action Plan, which NRB recommendation in minutes and goals statements (Exhibit B-2) are attached hereto; and

WHEREAS, on July 22, 2014, Neighborhood Planning Staff and members of the NRB hosted an informational presentation of the 2015-2019 Strategic Plan to gather public comment; and

WHEREAS, it is necessary, by public hearing following notice, to obtain the views of citizens regarding community development and housing needs and to provide a forum for citizen comment on the City's proposed 2015-2019 Strategic Plan and the 2015 Action Plan; and

WHEREAS, because this Council seeks to provide an opportunity for citizens to comment on the City's proposed 2015- 2019 Strategic Plan and 2015 Action Plan, copies of the Plans will be available for review at the Office of the City Clerk, Department of Housing Services Administrative Office, Community Services Site Offices, and all public libraries until November 3, 2014.

NOW, THEREFORE, BE IT RESOLVED, that the attached recommendation of the NRB regarding goals statements for the Five (5) Year (2015-2019) Strategic Plan and the 2015 Action Plan, is hereby received and filed.

BE IT FURTHER RESOLVED, by the City Council of Des Moines, Iowa, that a public hearing to obtain the views of citizens regarding community development and housing needs in Des Moines and the City's proposed Five (5) Year (2015-2019) Strategic Plan and the proposed 2015 Action Plan shall be held on November 3, 2014 at 5:00 p.m. in the Council Chambers, City Hall, 400 Robert D. Ray Drive, Des Moines, Iowa.

BE IT FURTHER RESOLVED, that the notice of hearing on file with the City Clerk as Exhibit "A" and by this reference made a part hereof, is hereby approved, and the City Clerk is hereby directed to publish this notice and the Consolidated Plan summary, also on file with the City Clerk as Exhibit "B" and by this reference made a part hereof, in the Des Moines Register on September 29, 2014.



Roll Call Number

Agenda Item Number

_____ 23 _____

Date September 22, 2014

(Council Communication No. 14-467)

Moved by _____ to adopt.

APPROVED AS TO FORM:

Glenna K. Frank

Glenna K. Frank
Assistant City Attorney

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GATTO				
GRAY				
HENSLEY				
MAHAFFEY				
MOORE				
TOTAL				

MOTION CARRIED

APPROVED

Mayor

CERTIFICATE

I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

City Clerk

DRAFT

MEETING SUMMARY
Neighborhood Revitalization Board

July 2, 2014 5:00 p.m.

Call to Order/Roll Call

Meeting called to order at 5:03 PM by Chair Newcomb.

Roll Call by Lisa Howard.

Present: Ben Brackett, Mark Cooper, Lisa Howard, Kelly Kennedy, Jean Minahan, Natasha Newcomb, Frank Owens, Marge Ramsey, Neal Westergaard

Absent: Russ Cross, Wendy Lacina, Laura Mundy, Elizabeth Presutti, Steve VanOort

Staff: Jen Hood (CD), Chris Johansen (CD), Amber Lynch (CD), Anne Famoso (CD), Terry Vorbrich (OED)

Guests: Aldrich Cabildo (West Bank), Chris Civitate (Habitat for Humanity), Emily Boyd(CHI), Curt Wagner (MLK Jr Park Neighborhood Assoc.), Carol Gathright (MLK Jr. Park Neighborhood Assoc.), Odell McGhee (MLK Jr Park Neighborhood Assoc.), Katherine Dostart (ISU student)

Approval of Agenda

Motion to Approve: Cooper; seconded by Ramsey. Motion carried (9-0).

Approval of Minutes: 6/4/2014

Motion to Approve Minutes as amended: Cooper; seconded by Owens. Motion carried (9-0).

Report from the Chair / City Council Actions

Chris Johansen, Deputy Director: The Beaverdale boundary expansion was approved by City Council.

Corporation for Economic Development

Terry Vorbrich, Coordinator: Vorbrich gave a brief presentation explaining the Corporation for Economic Development.

Handout available online.

Neighborhood Revitalization Program

Martin Luther King Jr. Park Neighborhood Plan

Amber Lynch, Planner & Anne Famoso, Assistant Planner: Lynch and Famoso gave a presentation on the Martin Luther King Jr. Park Neighborhood Plan.

Kelly Kennedy asked if there was a moratorium that would protect against a property tax increase for homeowners who fix up their homes. Lynch stated they could apply for tax abatement.

Kennedy asked how many vacant homes are in the neighborhood. Chris stated 918 were reported vacant two years ago. Lynch noted that determining vacancy is hard.

Kennedy asked how many homes were boarded up. Lynch stated there were 10 public nuisances at this time.

Carol Gathright expressed here gratitude for the hard work and effort put forth by Lynch and Famoso. She also mentioned that Odell McGhee was very responsible for getting neighborhood members to attend the meetings and events.

**MEETING SUMMARY
Neighborhood Revitalization Board**

July 2, 2014 5:00 p.m.

Cooper asked Johansen if there was an Urban Revitalization program in the City that could help these residents with their taxes.

Johansen stated the tax abatement only goes into effect if the value of the property increases by a certain amount.

Motion to recommend approval of Martin Luther King Jr. Park Neighborhood Plan to City Council: Westergaard; seconded by Kennedy. Motion carried (9-0).

Presentation available online.

East Bank Implementation

Amber Lynch, Planner:

Lynch gave a presentation on the East Bank Implementation.

Presentation available online.

CD Administrator’s Report

Chris Johansen, Deputy Director:

1. Johansen stated the Laurel Hill Neighborhood Association returned the Neighborhood Survey but failed to respond to any further communication from City staff. It was noted that that neighborhood had no issues with becoming de-recognized.

Motion to recommend approval of de-recognition of Laurel Hill Neighborhood Association to City Council: Cooper; seconded by Ramsey. Motion carried (9-0).

Johansen stated the only response from the Hillsboro Neighborhood Association was from their former Vice-Chair who now lives in Chicago. No Neighborhood Survey was returned.

Motion to recommend approval of de-recognition of Hillsboro Estates Neighborhood Association to City Council: Minahan; seconded by Owens. Motion carried (9-0).

It was noted that the neighborhoods can become recognized again in the future.

2. Anne Famoso gave an evaluation of the Chartered Neighborhoods Pilot Program. Famoso noted that overall the program worked well. There would be a few minor changes to neighborhood selection in the future.

3. Johansen gave a presentation on the Neighborhood Development Strategic Plan.

Presentation available online.

Motion to recommend Strategic Plan to City Council: Minahan; seconded by Owens. Motion carried (9-0).

Business of the Board

Natasha Newcomb, Chair: Newcomb stated that next month the NRB will make nominations and vote on the liaison positions for Rebuilding Together and the Corporation for Economic Development.

DRAFT

MEETING SUMMARY
Neighborhood Revitalization Board

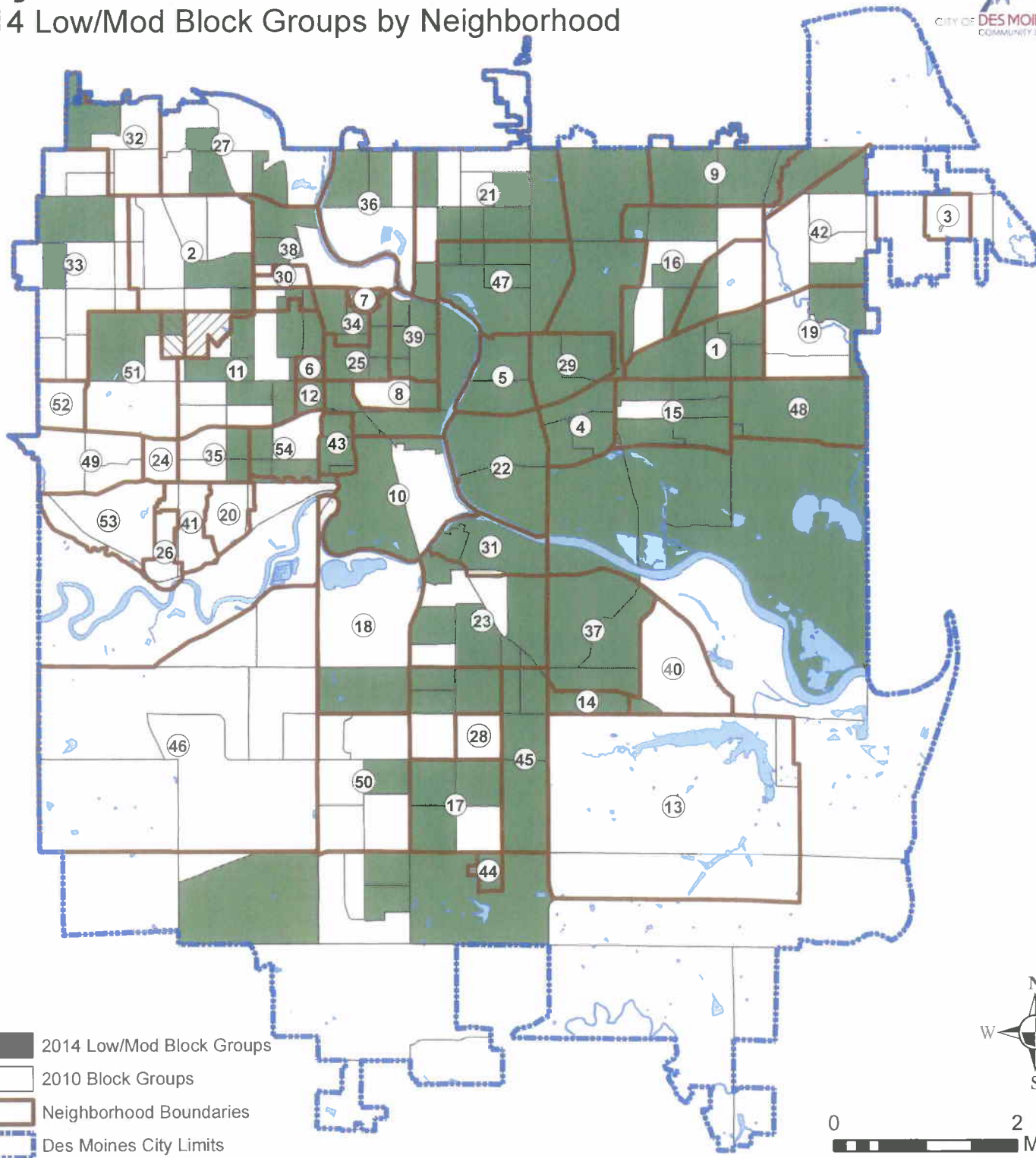
July 2, 2014 5:00 p.m.

Board Liaison Updates	<p><u>Polk Co Housing Continuum:</u> Marge Ramsey – The first speaker talked about the changes to the Social Security Act for the homeless. Effective August 1 Social Security number print outs will be discontinued. On October 1 the benefit verification printouts will not be available in the office. The second speaker was from Proteus. They provide educational services, on the job training, career placement services, homeless project services, clothing, and health and food assistance. Cross Ministries will have their back to school give away on July 31 at the Cottage Grove Presbyterian Church. Identification must be presented for each member of the family. It will be open from 3-8.</p> <p><u>Housing Services Board:</u> Natasha Newcomb – Newcomb did not attend the meeting. The Housing Services Board is looking to conduct their meetings at some of the actual residence sites in hopes of receiving more resident feedback and input.</p> <p><u>Neighborhood Development Corporation:</u> Jean Minahan – No NDC meeting was held. The ribbon cutting for Madison Flats will be held at 9:00 on July 15.</p>
Adjourn the Meeting	<p>Motion to Adjourn: Cooper; seconded by Kennedy. Motion carried (9-0). Meeting adjourned at 6:37 PM.</p>

City of Des Moines

EXHIBIT B_1

2014 Low/Mod Block Groups by Neighborhood



1	ACCENT	11	Drake	21	Highland Park	31	McKinley School/Columbus Park	41	Salisbury Oaks	51	Waveland Park
2	Beaverdale	12	Drake Park (and Drake)	22	Historic East Village	32	Meredith	42	Sheridan Gardens	52	Waveland Woods
3	Brook Run	13	Easter Lake Area	23	Indianola Hills	33	Merle Hay	43	Sherman Hill	53	Westwood
4	Capitol East	14	Ewing Woods - Evergreen	24	Ingersoll Park	34	Mondamin Presidential	44	Somerset	54	Woodland Heights
5	Capitol Park	15	Fairground	25	King Irving	35	North of Grand	45	South Park		
6	Carpenter (and Drake)	16	Fairmont Park	26	Linden Heights	36	Oak Park	46	Southwestern Hills		
7	Chautauqua Park	17	Fort Des Moines	27	Lower Beaver	37	Pioneer Park	47	Union Park		
8	Cheatom Park	18	Grays Lake	28	Magnolia Park	38	Prospect Park	48	Valley High Manor		
9	Douglas Acres	19	Grays Woods	29	MLK Jr. Park	39	River Bend	49	Waterbury		
10	Downtown Des Moines	20	Greenwood Historic	30	Martin-Hickman	40	River Woods	50	Watrous South		

Housing & Urban Development (HUD) Consolidated Plan 2015 – 2019

Neighborhood Revitalization Program Five Year (5) Strategic Plan Goals Continuum of Care Emergency Solutions Grant Five Year (5) Strategic Plan Goals

HOUSING

COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG) AND HOME INVESTMENT PARTNERSHIP PROGRAM (HOME)

AFFORDABLE HOUSING

COMMUNITY DEVELOPMENT DEPARTMENT: NEIGHBORHOOD CONSERVATION, NEIGHBORHOOD PLANNING AND NEIGHBORHOOD INSPECTION DIVISIONS; ENGINEERING DEPARTMENT

- **OWNER-OCCUPIED HOUSING REHABILITATION**

Preserve and maintain owner-occupied housing through rehabilitation for low to moderate-income households at or below 80% MFI.

Support an emergency repair program to assist low-income homeowners at or below 50% MFI to maintain their property.

- **RENTAL HOUSING REHABILITATION**

Preserve and maintain existing affordable rental housing through rehabilitation of investor properties for low-income households at or below 80% MFI.

- **RESIDENTIAL DEVELOPMENT**

Redevelop and rehabilitate traditional neighborhoods, outside of the downtown area, to increase affordable housing and to maintain property values and improve neighborhood appearances in income-eligible areas.

Develop new affordable housing to increase the housing opportunities in an emerging downtown residential neighborhood. Activities eligible under Residential Development would include, but are not limited to:

- Land and property acquisitions
- Renovation of neighborhood or downtown commercial properties, including a mixed use of residential and commercial space
- Renovation of historic properties
- Relocation costs
- Demolition of public nuisance vacant/abandoned housing if determined not feasible for rehabilitation
- New construction

CODE ENFORCEMENT

COMMUNITY DEVELOPMENT DEPARTMENT: NEIGHBORHOOD INSPECTION DIVISION

- **NEIGHBORHOOD-BASED SERVICE DELIVERY PROGRAM (NBSD)**

Provide expanded services in environmental code enforcement, to improve health, safety, and neighborhood appearances in low to moderate income areas. Provide resident education about City regulatory policies and issues and assist with neighborhood-initiated clean-up activities.

Housing & Urban Development (HUD) Consolidated Plan 2015 – 2019

Neighborhood Revitalization Program Five Year (5) Strategic Plan Goals Continuum of Care Emergency Solutions Grant Five Year (5) Strategic Plan Goals

ECONOMIC AND COMMUNITY DEVELOPMENT COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

OFFICE OF ECONOMIC DEVELOPMENT

- **MICROENTERPRISE DEVELOPMENT**

Increase economic opportunities through job creation/retention, job placement, and micro-enterprise programs that pay livable wages for residents at or below 80% MFI.

- **COMMERCIAL REDEVELOPMENT**

Redevelop commercial areas within income-eligible areas to attract commercial development and improve neighborhood appearances. Activities eligible under Neighborhood Commercial Redevelopment would include, but are not limited to:

- Land and property acquisitions
- Renovation of neighborhood commercial properties, including a mixed use of residential and commercial space.
- Renovation of historic properties
- Demolition of public nuisance vacant/abandoned housing if determined not feasible for rehabilitation

COMMUNITY DEVELOPMENT DEPARTMENT: NEIGHBORHOOD DEVELOPMENT DIVISION

- **NEIGHBORHOOD PLAN IMPLEMENTATION**

Redevelop and/or stabilize targeted strategic neighborhood areas, within grant eligible areas, to attract residential and commercial development and improve neighborhood appearances. Activities eligible under Neighborhood Redevelopment would include, but are not limited to:

- Land and property acquisitions
- Renovation of targeted neighborhood properties, including a mixed use of residential and commercial space.
- Renovation of historic properties
- Demolition of public nuisance vacant/abandoned housing if determined not feasible for rehabilitation
- Non-profit capacity building
- Renovation of neighborhood facilities
- Renovation of neighborhood infrastructure

PUBLIC SERVICES COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

Des Moines Community Action Agency

- **COMMUNITY SITE OFFICES**

Administer and provide services through the Community Services Block Grant (CSBG) assistance and Low Income Housing Energy Assistance Program (LIHEAP) to low-income individuals and families (150% Poverty Guidelines) supporting them to become more self-sufficient, improve living conditions and achieve their potential by strengthening family and other supportive environments. Establish partnerships among supporters and providers of services to low-income residents while increasing agency capacity.

Public Works Department

- **PROPERTY CLEAN-UPS**

Support neighborhood clean-up services and city property clean up services to improve the health, safety and appearance of income-eligible areas.

Housing & Urban Development (HUD) Consolidated Plan 2015 – 2019

Neighborhood Revitalization Program Five Year (5) Strategic Plan Goals Continuum of Care Emergency Solutions Grant Five Year (5) Strategic Plan Goals

CONTINUUM OF CARE GRANT PROGRAMS DES MOINES EMERGENCY SOLUTIONS GRANT PROGRAM

The U.S. Department of Housing and Urban Development Homeless Assistance programs (Emergency Solutions Grant Program and the Continuum of Care Competitive Grant Program) are coordinated as complimentary programs under the HEARTH ACT of 2009.

The Strategic Plan Priorities of the Polk County Continuum of Care are:

- Adopt a Housing First approach in all homeless assistance;
- Prioritize Chronically Homeless and the most critical needs;
- Implement a Centralized Assessment and Intake System;
- Invest in a robust Rapid Rehousing component;
- Expand permanent supportive housing.

Through the Emergency Solutions Grant the following categories of assistance are eligible for funding:

- Street Outreach
- Essential Services
- Emergency Shelter or Emergency Transitional Housing
- Homeless Prevention
- Rapid Rehousing
- Homeless Management Information System (HMIS)

	NDD Strategic Plan Framework																							
	2014				2015				2016				2017				2018				2019			
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Nbhd Plan Dev																								
MLK Jr. Park	█	█	█																					
River Bend Update			█	█	█	█																		
Next Charter Nbhds TBD								█	█			█	█		█	█		█	█		█	█		
Next Designated Nbhds TBD															█	█	█	█	█	█	█	█	█	
Nbhd Plan Imp																								
Douglas Acres	█	█	█	█																				
Drake	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
Lower Beaver	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
Gray's Lake	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
East Bank	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
Charter Plans	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
Nbhd Plan Eval																								
Douglas Acres			█	█																				
Drake				█	█	█	█																	
Lower Beaver							█	█	█	█														
Gray's Lake							█	█	█	█														
Nbhd Selection																								
Selection Prep							█	█	█	█														
Indicators Study							█	█	█	█														
Selection Process										█	█													
Special Projects																								
Consolidated Plan	█	█	█	█																				
Comp Plan Update			█	█	█	█	█																	
SW 9th Corridor Plan	█	█	█	█	█	█	█					█	█	█	█	█	█	█	█	█	█	█	█	
Vacant Properties			█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
Birdland		█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
SHPO PA		█	█	█	█																			
Capital Core Plan/Imp	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	█	
NRP Evaluation					█	█	█	█																

Ongoing Projects/Tasks

- ERR/SHPO
- Federal Funding Admin
- Tax Credit Projects
- Streetscape Projects
- Nbhd Recognition
- NIRP Coordination
- Sustainability Initiative
- Corridor Planning

Des Moines Neighborhood Revitalization Program (NRP) 2015/2016 Proposed Projects		NRP 2013/2014 Budget	NRB Recommended 2015/2016 Budget	City Manager Recommended 2015/2016 Budget
Housing		\$2,890,242.	77%	
Neighborhood Conservation Division		\$693,277.		
<ul style="list-style-type: none"> • <u>Housing Opportunities – HOME Funds</u> <ul style="list-style-type: none"> ➢ Homebuyer New Construction ➢ Rental New Construction 				
<ul style="list-style-type: none"> • <u>Housing Opportunities –CDBG Funds</u> <ul style="list-style-type: none"> ➢ Acquisition ➢ Homeowner Property Rehabilitation ➢ Technical Assistance 		\$633,816.		
Engineering Department		\$146,965.		
<ul style="list-style-type: none"> • Demolition: Low/Moderate Income Areas – CDBG Funds 				
Neighborhood Inspection Division		\$1,416,184.		
<ul style="list-style-type: none"> • NH-Based Service Delivery Code Enforcement: Low/Moderate Income Areas – CDBG Funds 				
Community & Economic Development		\$543,650.	15%	
Office of Economic Development		\$150,000.		
<ul style="list-style-type: none"> • Neighborhood Commercial Revit. Loan Program – CDBG Funds • Economic Development Financial Assistance Loan Program – CDBG Funds 		\$75,000.		
Neighborhood Development Division		\$393,650.		
<ul style="list-style-type: none"> • Neighborhood Implementation – CDBG Funds • S.W. 9th Street Corridor – CDBG Funds • Birdland Redevelopment – CDBG Funds 		\$318,650. \$50,000. \$25,000.		

Des Moines Neighborhood Revitalization Program (NRP) 2015/2016 Proposed Projects	NRP 2013/2014 Budget	NRB Recommended 2015/2016 Budget	City Manager Recommended 2015/2016 Budget
Public Services	\$300,000.	8%	
Des Moines Community Action Agency – CDBG Funds	\$200,000.		
Public Works Department	\$100,000.		
<ul style="list-style-type: none"> • SCRUB Program – CDBG Funds • Property Clean-Ups – CDBG Funds 			
2013 & 2014 Program Allocation of CDBG & HOME	\$3,733,892.		

2015 & 2016 Program Allocation of CDBG & HOME (*\$3,461,318. Est.)
 * 7.3% sequestration reduction from the 2014 budget is scheduled for 2015 federal fiscal year.

Polk County Continuum of Care Des Moines Emergency Solutions Grant Proposed 2015 Budget	ESG 2014 Budget	CoC Recommended ESG Budget	City Manager Recommended ESG Budget
The following budget categories are required by HUD regulations for the Emergency Solutions Grant Program under the HEARTH Act of 2009			
• Street Outreach and Essential Services	\$119,828.	45%	
• Emergency Shelters and Emergency Transitional Housing			
• Homeless Prevention	\$98,041.	45%	
• Rapid Rehousing			
• Homeless Management Information System (HMIS)	\$7,303.	3%	

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