Executive Summary

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

1. Introduction

The cities of Waterloo and Cedar Falls have established a consortium under the federal HOME Program. The HOME program allows contiguous units of local government that would not otherwise qualify for funding to form a consortium to directly participate in the program. As a HOME consortium, Waterloo and Cedar Falls have indicated a commitment to taking a more regional, collaborative approach to meeting their affordable housing needs. The overall priority for the investment of federal funds is to increase self-sufficiency and economic opportunity for lower income residents and individuals with special needs so that they can achieve a reasonable standard of living. Waterloo and Cedar Falls are committed to allocating funds that serve the needs of the lowest income and most disadvantaged residents. Households with incomes less than 50% of the area median income, particularly those with extremely low incomes (less than 30% of area median income), are particular priorities. The cities have also identified special needs individuals as among those who face the greatest challenges and who should receive high priority in the expenditure of federal funds, including at-risk children and youth, low-income families, the homeless and persons threatened with homelessness, the elderly, and persons with disabilities. The following needs address these priorities:

- Affordable housing
- Investment in community development activities in lower income and deteriorating neighborhoods and in facilities that serve lower-income populations, and
- Supportive services to maintain independence.

The representative of the consortium and lead entity is Waterloo. As such, Waterloo assumes overall responsibility for compliance with the HOME program requirements. In addition, Waterloo and Cedar Falls each receive an annual allocation of funds from the federal government for housing and community development activities. Community Development Block Grant (CDBG) funds are also utilized to address housing and community development needs in both communities. These funds are intended to meet priority needs locally identified by the cities.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The overall objective is to provide decent, affordable housing by encouraging homeownership and home maintenance. The proposed outcomes include increasing the level of homeownership, increasing the tax rolls, increasing the number of safe and sanitary single family homes, improving neighborhoods and
enhancing suitable living environments, and providing affordable housing for very low-income households.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City of Waterloo was successful in meeting its housing and community development objectives in FY 2016 (Program Year 2015). The following are key highlights: Down payment assistance was provided to eight households using HOME funds. The Waterloo Community Development Board completed rehabilitation on 24 units. The City removed asbestos in preparation for demolition in 3 structures. The Waterloo Community Development Board assisted 30 single family, owner-occupied units with Emergency Repair Grants and loans to address housing deficiencies. One new home was completed through our CHDO, Iowa Heartland Habitat for Humanity. Two households had temporary handicap accessible ramps constructed so the homeowners could continue to live in their homes.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan. The City furnishes citizens with information through newspaper articles, cable television public access, the City’s website, and through the Neighborhood Services newsletter concerning the amount of CDBG and HOME funds expected to be available. We publish a summary of the recommended projects in the local newspaper in a manner that affords a reasonable opportunity to examine the contents and submit comments. Copies are also available at the Community Development office, the City Clerk’s office and the Waterloo Public Library for review during public hours. Ten free copies are available for the public. The City held public hearings on January 10, 2017 and February 21, 2017 during the development of the One-Year Action Plan. Notice is published in the local newspaper not less than four days or more than twenty days before the public hearing. There is a thirty-day comment period on the proposed Annual Action Plan from March 1-30, and any comments or views received in writing or orally at hearings will be considered. A summary of comments will be attached to the Annual Action Plan. The City Council also holds a public hearing before sending the funding recommendations to HUD. This year, that hearing was held on April 17, 2017. At least two public hearings are held per year at different stages in the program year. These hearings address housing and community needs, and all hearings are handicap accessible at City Hall. Community Development Staff has a working knowledge of the Spanish language and has assisted clients with communication needs. In addition, a working relationship has been established with the Hispanic staff at the YWCA for any language barrier assistance. We will follow our Limited English Proficiency policy to assist those with limited English. The Community Development Board will offer technical assistance to groups representative of persons of low-moderate income that provide a written request for such assistance in developing proposals. The City will respond to written complaints regarding the Consolidated Plan, Action Plan, Amendments and the Annual Performance Report. The reply will be made within fifteen working days where practical.
5. **Summary of public comments**

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

All comments were taken into consideration in preparing the One Year Annual Action Plan. Comments were made during the Public Hearings or emails or mailed to our office. Copies of the minutes from the meetings are attached.

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

No comments or views were not accepted.

7. **Summary**

The Waterloo-Cedar Falls HOME Consortium has completed a broad level of community input to identify community needs.
PR-05 Lead & Responsible Agencies - 91.200(b)

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

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

<table>
<thead>
<tr>
<th>Agency Role</th>
<th>Name</th>
<th>Department/Agency</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lead Agency</td>
<td>WATERLOO</td>
<td></td>
</tr>
<tr>
<td>CDBG Administrator</td>
<td>WATERLOO</td>
<td>Community Development Department</td>
</tr>
<tr>
<td>HOPWA Administrator</td>
<td>WATERLOO</td>
<td></td>
</tr>
<tr>
<td>HOME Administrator</td>
<td>WATERLOO</td>
<td>Community Development Department</td>
</tr>
<tr>
<td>HOPWA-C Administrator</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

| Table 1 – Responsible Agencies |

**Narrative**

Waterloo Community Development is the lead agency for the preparation of the Waterloo-Cedar Falls 5-Year Consolidated Plan and the HOME grant program. Each city is responsible for the administration of its respective CDBG program.

**Consolidated Plan Public Contact Information**

City of Waterloo, Community Development Department 620 Mulberry Street, Waterloo, IA 50703

Contact: Rudy D. Jones, Director website: [www.cityofwaterlooiowa.com/communitydevelopment](http://www.cityofwaterlooiowa.com/communitydevelopment)

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Annual Action Plan 2017

OMB Control No: 2506-0117 (exp. 06/30/2018)
AP-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

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)).

Waterloo participated in a consultation process with local public agencies and nonprofit organizations in an effort to develop a community-driven Annual Action Plan. Staff participates in the Local Homeless Coordinating Board and the Housing Trust Fund Board to network with agencies that serve our low income population. Staff holds informational meetings with the director of Black Hawk County Mental Health on upcoming policy changes, particularly with regard to parolees, and how these interact with local housing initiatives.

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.

We consult with representatives from Community Housing Initiatives, House of Hope and the Salvation Army. These agencies serve our homeless population and can relate the needs of the homeless to us. Additionally, two staff members serve on the local Housing Trust Fund Board which is actively involved in emergency shelter activities with representatives from local emergency housing agencies.

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

Homelessness in Waterloo is managed through the Black Hawk County Local Homeless Coordinating Board (LHCB), the region’s Continuum of Care (CoC) organization. The city does not directly receive ESG funds. The LHCB has 55 members representing 45 different agencies, including state and local government agencies, public housing authorities, schools, law enforcement and corrections agencies, nonprofit and faith-based organizations, health clinics and local businesses. The Board meets every two months to coordinate their efforts to respond to the housing and service needs of the county’s homeless population. While the Board’s focus is countywide, the majority of the county’s homeless persons receive services in the Waterloo/Cedar Falls area.
2. Agencies, groups, organizations and others who participated in the process and consultations
### Table 2 – Agencies, groups, organizations who participated

<table>
<thead>
<tr>
<th></th>
<th>Agency/Group/Organization</th>
<th>OPERATION THRESHOLD</th>
</tr>
</thead>
</table>
| 1 | Agency/Group/Organization Type | Housing  
Services - Housing  
Services-Children  
Services-Elderly Persons  
Services-Persons with Disabilities  
Services-homeless  
Services-Health |
| 1 | What section of the Plan was addressed by Consultation? | Housing Need Assessment  
Homelessness Strategy |
| 1 | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | The agency is the City of Waterloo's Community Action Agency so can provide information on the need for rental assistance, housing assistance and services for many classifications. |
| 2 | Agency/Group/Organization | Eye of the Needle |
| 2 | Agency/Group/Organization Type | Services-Children  
Services-Elderly Persons  
Services-Persons with Disabilities  
Services-homeless |
<p>| 2 | What section of the Plan was addressed by Consultation? | Homeless Needs - Families with children |
| 2 | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | This agency provides us with information on the needs of homeless persons and those recently released from incarceration that are seeking clothing and transportation for work or school. |</p>
<table>
<thead>
<tr>
<th></th>
<th>Agency/Group/Organization</th>
<th>HOUSE OF HOPE</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Agency/Group/Organization Type</td>
<td>Housing Services - Housing Services-Children Services-Victims of Domestic Violence Services-homeless</td>
</tr>
<tr>
<td></td>
<td>What section of the Plan was addressed by Consultation?</td>
<td>Homeless Needs - Families with children</td>
</tr>
<tr>
<td></td>
<td>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</td>
<td>This agency provides information to us on the needs of mothers and children.</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
<th>Agency/Group/Organization</th>
<th>SALVATION ARMY</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Agency/Group/Organization Type</td>
<td>Services-homeless</td>
</tr>
<tr>
<td></td>
<td>What section of the Plan was addressed by Consultation?</td>
<td>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy</td>
</tr>
<tr>
<td></td>
<td>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</td>
<td>The Salvation Army provides the homeless shelters in Waterloo. This includes shelter, clothing, meals and transportation assistance to the population in need.</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
<th>Agency/Group/Organization</th>
<th>YWCA of Black Hawk County</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Agency/Group/Organization Type</td>
<td>Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Health</td>
</tr>
<tr>
<td>Agency/Group/Organization</td>
<td>What section of the Plan was addressed by Consultation?</td>
<td></td>
</tr>
<tr>
<td>---------------------------------------------------------------</td>
<td>--------------------------------------------------------</td>
<td></td>
</tr>
<tr>
<td>6 IOWA HEARTLAND HABITAT FOR HUMANITY</td>
<td>Non-Homeless Special Needs</td>
<td></td>
</tr>
<tr>
<td>7 Boys and Girls Club of Black Hawk Co.</td>
<td>Housing Need Assessment</td>
<td></td>
</tr>
<tr>
<td>8 Waterloo Housing Authority</td>
<td>Community Development needs</td>
<td></td>
</tr>
</tbody>
</table>

Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?

| 6 IOWA HEARTLAND HABITAT FOR HUMANITY                         | The YWCA provides information to us on the growing Hispanic population’s needs as well as disabled individuals. |
| 7 Boys and Girls Club of Black Hawk Co.                      | Habitat is our CHDO and we consult with them on the needs of new construction affordable housing in the Waterloo area. |
| 8 Waterloo Housing Authority                                  | This agency provides structured, after school services for at risk youth. We get information from them on the numbers of children in need and the services needed. |
What section of the Plan was addressed by Consultation?

| What section of the Plan was addressed by Consultation? | Housing Need Assessment  
|--------------------------------------------------------|--------------------------------|
| Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | The Waterloo Housing Authority is the City’s Public Housing Agency. Since they provide Section 8 funding to clients, they can assist us with the needs of clients in the community such as number of bedrooms that are in demand, location of housing needs and assistance that is needed to help their clients.

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

Any agency that we feel needs to be consulted is contacted. All agencies contacted have provided information to us.

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

<table>
<thead>
<tr>
<th>Name of Plan</th>
<th>Lead Organization</th>
<th>How do the goals of your Strategic Plan overlap with the goals of each plan?</th>
</tr>
</thead>
<tbody>
<tr>
<td>Continuum of Care</td>
<td>Local Homeless Coordinating Board</td>
<td>The Homeless Board has the goal of ending homelessness which is a goal that we, too, share.</td>
</tr>
<tr>
<td>Public Housing Authority 5-year Plan</td>
<td>Waterloo Housing Authority</td>
<td>WHA encourages home ownership through the Section 8 Home Ownership Voucher Program which helps us meet our goal of home ownership.</td>
</tr>
<tr>
<td>Balance of State Point in Time Survey</td>
<td>Iowa Institute of Community Alliances</td>
<td>The Local Homeless Board participates in the annual Point in Time survey and reports to the Alliance. Results are shared with the Homeless Board to plan for needed services.</td>
</tr>
<tr>
<td>Waterloo Community Profile</td>
<td>Des Moines, Iowa HUD office</td>
<td>This plan was prepared as a guide for the City in housing, schools, employment and health factors.</td>
</tr>
</tbody>
</table>

Table 3 – Other local / regional / federal planning efforts

Narrative
AP-12 Participation - 91.401, 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

Waterloo engaged in 3 Public Hearings during the planning process. In addition a newspaper display ad requested citizen input on what to fund in the coming fiscal year. Information was also on our website with contact information including a phone number and email address for citizens to comment on our plan. The local paper publishes numerous articles during the process so citizens are informed of the award allocations.

### Citizen Participation Outreach

<table>
<thead>
<tr>
<th>Sort Order</th>
<th>Mode of Outreach</th>
<th>Target of Outreach</th>
<th>Summary of response/attendance</th>
<th>Summary of comments received</th>
<th>Summary of comments not accepted and reasons</th>
<th>URL (If applicable)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Newspaper Ad</td>
<td>Non-targeted/broad community</td>
<td>A display ad was published in the local newspaper.</td>
<td>The comments received are attached.</td>
<td>All comments were accepted.</td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Public Hearing</td>
<td>Non-targeted/broad community</td>
<td>3 Public Hearings were held.</td>
<td>The comments received are in the hearing minutes that are attached.</td>
<td>All comments were accepted.</td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>Internet Outreach</td>
<td>Non-targeted/broad community</td>
<td>The request for comments was available on the City's website and the Waterloo Courier website.</td>
<td>The comments received are attached.</td>
<td>All comments were accepted.</td>
<td></td>
</tr>
</tbody>
</table>

Table 4 – Citizen Participation Outreach
**Expected Resources**

**AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)**

**Introduction**

In the event federal funds are more than estimated, the overage will be applied to Single Family Rehabilitation for both CDBG and HOME. We received 373.00 more dollars for CDBG that was added to single family rehab. HOME Program income will be used for single family rehab as well as CDBG program income. We received $40,821 less in HOME funds, in the event federal funds are less than estimated, each activity will be reduced by the percent of reduction Lead Grant: The City of Waterloo was awarded a 2.9 million dollar grant for a period of three years. Lead hazard control is expected to cost an average of $18,000 per unit. We will use $9,000 from the Lead Grant and match it with CDBG funds for our owner occupied housing units.

**Anticipated Resources**

<table>
<thead>
<tr>
<th>Program</th>
<th>Source of Funds</th>
<th>Uses of Funds</th>
<th>Expected Amount Available Year 1</th>
<th>Narrative Description</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td>Annual Allocation: $</td>
<td>Program Income: $</td>
</tr>
<tr>
<td>CDBG</td>
<td>public - federal</td>
<td>Acquisition Admin and Planning</td>
<td>1,130,373</td>
<td>10,000</td>
</tr>
<tr>
<td></td>
<td></td>
<td>Economic Development Housing</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Public Improvements Public</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Services</td>
<td></td>
<td></td>
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<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Annual Action Plan 2017
<table>
<thead>
<tr>
<th>Program</th>
<th>Source of Funds</th>
<th>Uses of Funds</th>
<th>Expected Amount Available Year 1</th>
<th>Narrative Description</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>public-federal</td>
<td>Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership</td>
<td><strong>Annual Allocation:</strong> $349,179</td>
<td>Used the allocation from this year times 2 years remaining in the Con. Plan cycle</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td><strong>Program Income:</strong> $58,620</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td><strong>Prior Year Resources:</strong> $147,413</td>
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<td></td>
<td></td>
<td></td>
<td><strong>Total:</strong> $555,212</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td><strong>Expected Amount Available Remainder of ConPlan:</strong> $340,000</td>
<td></td>
</tr>
</tbody>
</table>

**Table 2 - 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**

We will continue to leverage additional resources to address housing and non-housing community development issues. A loan program has been implemented for our programs to help sustain our activities. We will also apply for any other grants that meet our goals. We have applied and just received notice that we received the lead grant. Waterloo reaches its 25% match requirement for HOME funds by requiring each subrecipient that receives HOME funding to provide that match. For example, if Habitat for Humanity receives $100,000, they must provide documentation to show $25,000 in matching funds. If the United Way funds an agency that the city is funding for a housing project, the city documents it as private match funding. Some subrecipients that provide housing use their donor contributions throughout the year as their match. HOME loan payments on existing tax credit projects are also used as match. All matching funds are non-federal funds. Waterloo will continue to utilize about 90% of federal funds towards low- to moderate- income families.
If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Not applicable

Discussion
## Annual Goals and Objectives

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

### Goals Summary Information

<table>
<thead>
<tr>
<th>Sort Order</th>
<th>Goal Name</th>
<th>Start Year</th>
<th>End Year</th>
<th>Category</th>
<th>Geographic Area</th>
<th>Needs Addressed</th>
<th>Funding</th>
<th>Goal Outcome Indicator</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Single Family Rehabilitation</td>
<td>2014</td>
<td>2018</td>
<td>Affordable Housing</td>
<td>Citywide</td>
<td>Single Family Rehabilitation: CDBG</td>
<td>CDBG: $564,298</td>
<td>Homeowner Housing Rehabilitated: 20 Household Housing Unit</td>
</tr>
<tr>
<td></td>
<td>Waterloo CDBG &amp; HOME</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>CDBG: $222,383</td>
<td></td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Emergency Repairs</td>
<td>2014</td>
<td>2018</td>
<td>Affordable Housing</td>
<td>Citywide</td>
<td>Emergency Repairs</td>
<td>CDBG: $75,000</td>
<td>Homeowner Housing Rehabilitated: 20 Household Housing Unit</td>
</tr>
<tr>
<td>3</td>
<td>Neighborhood Services</td>
<td>2014</td>
<td>2018</td>
<td>Community Outreach</td>
<td>Citywide</td>
<td>Neighborhood Services</td>
<td>CDBG: $70,000</td>
<td>Public service activities other than Low/Moderate Income Housing Benefit: 400 Persons Assisted</td>
</tr>
<tr>
<td>4</td>
<td>Public Services: Eye of the Needle</td>
<td>2014</td>
<td>2018</td>
<td>Public Services</td>
<td>Citywide</td>
<td>Public Service: Eye of the Needle</td>
<td>CDBG: $15,000</td>
<td>Public service activities other than Low/Moderate Income Housing Benefit: 1000 Persons Assisted</td>
</tr>
<tr>
<td>5</td>
<td>City of Cedar Falls HOME Consortia</td>
<td>2014</td>
<td>2018</td>
<td>Affordable Housing</td>
<td>Citywide</td>
<td>Waterloo/Cedar Falls HOME Consortium Allocation</td>
<td>HOME: $41,901</td>
<td>Homeowner Housing Rehabilitated: 3 Household Housing Unit</td>
</tr>
<tr>
<td>6</td>
<td>CHDO Allocation</td>
<td>2014</td>
<td>2018</td>
<td>Affordable Housing</td>
<td>Citywide</td>
<td>CHDO Activity: Housing</td>
<td>HOME: $52,377</td>
<td>Homeowner Housing Added: 1 Household Housing Unit</td>
</tr>
<tr>
<td>Sort Order</td>
<td>Goal Name</td>
<td>Start Year</td>
<td>End Year</td>
<td>Category</td>
<td>Geographic Area</td>
<td>Needs Addressed</td>
<td>Funding</td>
<td>Goal Outcome Indicator</td>
</tr>
<tr>
<td>------------</td>
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<td>----------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>7</td>
<td>Affordable Housing: TBRA</td>
<td>2014</td>
<td>2018</td>
<td>Affordable Housing</td>
<td>Citywide</td>
<td>Affordable Housing: Tenant Based Rental Assistance</td>
<td>HOME: $17,600</td>
<td>Tenant-based rental assistance / Rapid Rehousing: 12 Households Assisted</td>
</tr>
<tr>
<td>8</td>
<td>Homeless Assistance</td>
<td>2014</td>
<td>2018</td>
<td>Homeless</td>
<td>Citywide</td>
<td>Emergency Shelter</td>
<td>CDBG: $10,000</td>
<td>Homeless Person Overnight Shelter: 50 Persons Assisted</td>
</tr>
<tr>
<td>9</td>
<td>Public Facility Improvements</td>
<td>2014</td>
<td>2018</td>
<td>Non-Housing Community Development</td>
<td>Citywide</td>
<td>Public Services: Boys and Girls Club</td>
<td>CDBG: $30,000</td>
<td>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 1 Households Assisted</td>
</tr>
<tr>
<td>10</td>
<td>Handicapped Ramp Program</td>
<td>2014</td>
<td>2018</td>
<td>Affordable Housing</td>
<td>Citywide</td>
<td>Single Family Rehabilitation: CDBG</td>
<td>CDBG: $10,000</td>
<td>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 3 Households Assisted</td>
</tr>
</tbody>
</table>

Table 3 – Goals Summary

Goal Descriptions

<table>
<thead>
<tr>
<th>Goal Name</th>
<th>Goal Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Single Family Rehabilitation-Waterloo CDBG &amp; HOME</td>
</tr>
<tr>
<td></td>
<td>Iowa Heartland Habitat for Humanity $20,000 of CDBG Funds will be used for Home preservation of the Walnut Neighborhood Assist owner occupied housing units with rehabilitation so their home is safe and sanitary, has no code violations and is lead paint safe.</td>
</tr>
<tr>
<td>2</td>
<td>Emergency Repairs</td>
</tr>
<tr>
<td></td>
<td>Assist homeowner with mechanical replacement or roof replacement</td>
</tr>
<tr>
<td></td>
<td>Goal Name</td>
</tr>
<tr>
<td>---</td>
<td>-----------------------------------------------</td>
</tr>
<tr>
<td>3</td>
<td>Neighborhood Services</td>
</tr>
<tr>
<td>4</td>
<td>Public Services: Eye of the Needle</td>
</tr>
<tr>
<td>5</td>
<td>City of Cedar Falls HOME Consortia Allocation</td>
</tr>
<tr>
<td>6</td>
<td>CHDO Allocation</td>
</tr>
<tr>
<td>7</td>
<td>Affordable Housing: TBRA</td>
</tr>
<tr>
<td>8</td>
<td>Homeless Assistance</td>
</tr>
<tr>
<td>9</td>
<td>Public Facility Improvements</td>
</tr>
<tr>
<td>10</td>
<td>Handicapped Ramp Program</td>
</tr>
</tbody>
</table>
**AP-35 Projects - 91.420, 91.220(d)**

**Introduction**

The application for funding process starts in November each year. After applications are reviewed by a sub-committee, their recommendation goes to the full Community Development Board. The Board can accept the recommendation, or make changes. This recommendation is then forwarded to the City Council for a Public Hearing after a 30 day comment period. The City Council votes and awards the allocations to the subrecipients.

<table>
<thead>
<tr>
<th>#</th>
<th>Project Name</th>
</tr>
</thead>
<tbody>
<tr>
<td>13</td>
<td>Emergency Repairs FY 2017-2018</td>
</tr>
<tr>
<td>14</td>
<td>Eye of the Needle FY 2017-2018</td>
</tr>
<tr>
<td>15</td>
<td>Handicapped Ramp Program FY 2017-2018</td>
</tr>
<tr>
<td>16</td>
<td>General Program Administration FY 2017-2018</td>
</tr>
<tr>
<td>17</td>
<td>Neighborhood Services FY 2017-2018</td>
</tr>
<tr>
<td>18</td>
<td>Single Family Rehab -Waterloo and CDBG and HOME FY 2017-2018</td>
</tr>
<tr>
<td>19</td>
<td>City of Cedar Falls Home Consortium FY 2017-2018</td>
</tr>
<tr>
<td>20</td>
<td>Iowa Heartland Habitat for Humanity CHDO 2017-2018</td>
</tr>
<tr>
<td>21</td>
<td>Affordable Housing-TBRA 2017-2018</td>
</tr>
<tr>
<td>22</td>
<td>Salvation Army Homeless Shelters FY 2017-2018</td>
</tr>
<tr>
<td>23</td>
<td>Rehabilitation Project Delivery FY 2017-2018</td>
</tr>
<tr>
<td>24</td>
<td>Public Facility -Boys and Girls Club FY 2017-2018</td>
</tr>
</tbody>
</table>

Table 4 – Project Information

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

Allocations are primarily for housing activities. This is the highest priority for the Community Development Board.
AP-38 Project Summary

Project Summary Information
<table>
<thead>
<tr>
<th>Project Name</th>
<th>Description</th>
<th>Location Description</th>
<th>Planned Activities</th>
</tr>
</thead>
<tbody>
<tr>
<td>Emergency Repairs FY 2017-2018</td>
<td>This program provides emergency assistance to clients for furnace replacements, sewer or waterline replacement roofs, etc</td>
<td>Various areas of waterloo</td>
<td>Emergency repairs</td>
</tr>
<tr>
<td>Citywide</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Emergency Repairs</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>CDBG: $75,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>6/30/2018</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>we estimate 19-20 homes will be assisted</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2 Project Name</td>
<td>Eye of the Needle FY 2017-2018</td>
<td></td>
<td></td>
</tr>
<tr>
<td>target Area</td>
<td>Citywide</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Public Services: Eye of the Needle</td>
<td>This is a public service that provides transportation, laundry services and basic needs to homeless persons or those entering the work force again after incarceration.</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Public Service: Eye of the Needle</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>CDBG: $15,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>6/30/2018</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>An estimated 1000 persons will be served</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>The public service is located at 522 Mulberry Street</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>transportation, laundry services and basic needs</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>3 Project Name</td>
<td>Handicapped Ramp Program FY 2017-2018</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Target Area</td>
<td>Citywide</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Handicapped Ramp Program</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
| Needs Addressed | Single Family Rehabilitation: CDBG  
Public Facilities: Handicapped Access Imp |
<table>
<thead>
<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Funding</td>
<td>CDBG: $10,000</td>
</tr>
<tr>
<td>Description</td>
<td>This project will fund the construction of two ramps for housing accessibility</td>
</tr>
<tr>
<td>Target Date</td>
<td>6/30/2018</td>
</tr>
<tr>
<td>Estimate the number and type of families that will benefit from the proposed activities</td>
<td>Approximately 2 or 3 mobility -impaired individuals will be given housing access</td>
</tr>
<tr>
<td>Location Description</td>
<td></td>
</tr>
<tr>
<td>Planned Activities</td>
<td>construction of new ramps for disabled or handicapped persons</td>
</tr>
</tbody>
</table>

4
<table>
<thead>
<tr>
<th>Project Name</th>
<th>General Program Administration FY 2017-2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Target Area</td>
<td>Citywide</td>
</tr>
<tr>
<td>Goals Supported</td>
<td></td>
</tr>
<tr>
<td>Needs Addressed</td>
<td></td>
</tr>
</tbody>
</table>
| Funding      | CDBG: $226,075  
HOME: $34,918                            |
| Description  | Funds are used to administer the CDBG and HOME programs |
| Target Date  | 6/30/2018                                 |
| Estimate the number and type of families that will benefit from the proposed activities | |
| Location Description | 620 Mulberry Street |
| Planned Activities | Administration of the CDBG and HOME programs |

5
<table>
<thead>
<tr>
<th>Project Name</th>
<th>Neighborhood Services FY2017-2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Target Area</td>
<td>Citywide</td>
</tr>
<tr>
<td>Goals Supported</td>
<td>Neighborhood Services</td>
</tr>
<tr>
<td>Needs Addressed</td>
<td>Neighborhood Services</td>
</tr>
<tr>
<td>Funding</td>
<td>CDBG: $70,000</td>
</tr>
<tr>
<td>Description</td>
<td>Neighborhood services is a liaison between the citizens and city departments</td>
</tr>
<tr>
<td>Target Date</td>
<td>6/30/2018</td>
</tr>
<tr>
<td>Estimate the number and type of families that will benefit from the proposed activities</td>
<td>about 400 families will benefit from Neighborhood Services activities</td>
</tr>
<tr>
<td>---</td>
<td>---</td>
</tr>
<tr>
<td>Location Description</td>
<td>various neighborhoods</td>
</tr>
<tr>
<td>Planned Activities</td>
<td>Liaisons, National Night Out, newsletters, neighborhood flyers</td>
</tr>
</tbody>
</table>

**Project Name**: Single Family Rehab - Waterloo and CDBG and HOME FY 2017-2018

| Target Area | NEIGHBORHOOD REVITALIZATION STRATEGY AREA Citywide |
| Goals Supported | Single Family Rehabilitation - Waterloo CDBG & HOME |
| Needs Addressed | Single Family Rehabilitation: CDBG Single Family Rehabilitation: HOME |
| Funding | CDBG: $495,493 HOME: $408,416 |
| Description | rehabilitation of owner occupied homes to bring them to code and make them lead safe. Also includes home preservation in the Walnut Neighborhood with Habitat for Humanity |
| Target Date | 6/30/2018 |

**Estimate the number and type of families that will benefit from the proposed activities** About 20 homes will be assisted that are income eligible using CDBG and HOME funds

| Location Description | various owner occupied homes |
| Planned Activities | rehabilitate homes to code and make lead safe |

**Project Name**: City of Cedar Falls Home Consortium FY 2017-2018

<p>| Target Area | Citywide |
| Goals Supported | City of Cedar Falls HOME Consortium Allocation |
| Needs Addressed | Waterloo/Cedar Falls HOME Consortium Allocation |
| Funding | HOME: $41,901 |
| Description | Allocation of HOME funds to our consortium partner for housing activities |
| Target Date | 6/30/2018 |</p>
<table>
<thead>
<tr>
<th>Project Name</th>
<th>Iowa Heartland Habitat for Humanity CHDO 2017-2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Target Area</td>
<td>NEIGHBORHOOD REVITALIZATION STRATEGY AREA</td>
</tr>
<tr>
<td>Goals Supported</td>
<td>CHDO Allocation</td>
</tr>
<tr>
<td>Needs Addressed</td>
<td>CHDO Activity: Housing</td>
</tr>
<tr>
<td>Funding</td>
<td>HOME: $52,377</td>
</tr>
<tr>
<td>Description</td>
<td>Funds are the annual allocation to our CHDO for eligible activities</td>
</tr>
<tr>
<td>Target Date</td>
<td>6/30/2018</td>
</tr>
<tr>
<td>Estimate the number and type of families that will benefit from the proposed activities</td>
<td>About three income eligible households will be assisted</td>
</tr>
<tr>
<td>Location Description</td>
<td>various locations in Cedar Falls</td>
</tr>
<tr>
<td>Planned Activities</td>
<td>Rehabilitation to bring housing units to code</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Project Name</th>
<th>Affordable Housing-TBRA 2017-2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Target Area</td>
<td>Citywide</td>
</tr>
<tr>
<td>Goals Supported</td>
<td>Affordable Housing: TBRA</td>
</tr>
<tr>
<td>Needs Addressed</td>
<td>Affordable Housing: Tenant Based Rental Assistance</td>
</tr>
<tr>
<td>Funding</td>
<td>HOME: $17,600</td>
</tr>
<tr>
<td>Description</td>
<td>provides a deposit and 70% of the first months rent to tenants less than 60% area median income</td>
</tr>
<tr>
<td>Target Date</td>
<td>6/30/2018</td>
</tr>
<tr>
<td>Estimate the number and type of families that will benefit from the proposed activities</td>
<td>An estimate of 12 families that are 60% or less area median income will be assisted</td>
</tr>
<tr>
<td>Location Description</td>
<td>various rental units</td>
</tr>
<tr>
<td>Planned Activities</td>
<td>Provide the deposit and 70% of the first months rent</td>
</tr>
</tbody>
</table>

<p>| Project Name | Salvation Army Homeless Shelters FY 2017-2018 |</p>
<table>
<thead>
<tr>
<th>Project Name</th>
<th>Rehabilitation Project Delivery FY 2017-2018</th>
</tr>
</thead>
<tbody>
<tr>
<td>Target Area</td>
<td>Citywide</td>
</tr>
<tr>
<td>Goals Supported</td>
<td>Homeless Assistance</td>
</tr>
<tr>
<td>Needs Addressed</td>
<td>Emergency Shelter</td>
</tr>
<tr>
<td>Funding</td>
<td>CDBG: $320,000</td>
</tr>
<tr>
<td>Description</td>
<td>The allocation is for the administration of the rehabilitation and emergency program</td>
</tr>
<tr>
<td>Target Date</td>
<td>6/30/2018</td>
</tr>
<tr>
<td>Estimate the number and type of families that will benefit from the proposed activities</td>
<td>an estimated 50 families will benefit from this funding</td>
</tr>
<tr>
<td>Location Description</td>
<td>All three shelters in the Waterloo area</td>
</tr>
<tr>
<td>Planned Activities</td>
<td>Administration of the rehabilitation program and emergency and ramp program</td>
</tr>
<tr>
<td>Project Name</td>
<td>Public Facility - Boys and Girls Club FY 2017-2018</td>
</tr>
<tr>
<td>Target Area</td>
<td>NEIGHBORHOOD REVITALIZATION STRATEGY AREA</td>
</tr>
<tr>
<td>Goals Supported</td>
<td>Public Facility Improvements</td>
</tr>
<tr>
<td>Needs Addressed</td>
<td>Public Services: Boys and Girls Club Public Facility and Infrastructure Improvements</td>
</tr>
<tr>
<td>Funding</td>
<td>CDBG: $30,000</td>
</tr>
<tr>
<td>Description</td>
<td>This funding will provide Boys and girls club with much needed capital improvements such as bathrooms, classrooms, etc.</td>
</tr>
<tr>
<td>-------------</td>
<td>------------------------------------------------------------------------------------------------------------------</td>
</tr>
<tr>
<td>Target Date</td>
<td>6/30/2018</td>
</tr>
<tr>
<td>Estimate the number and type of families that will benefit from the proposed activities</td>
<td>This funding will benefit the Boys and Girls club which is used by several families. The numbers continually increase.</td>
</tr>
<tr>
<td>Location Description</td>
<td>515 Lime Street</td>
</tr>
<tr>
<td>Planned Activities</td>
<td>Capital improvements for Boys and Girls Club</td>
</tr>
</tbody>
</table>
AP-50 Geographic Distribution - 91.420, 91.220(f)

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

Priority CDBG funding areas in Waterloo include those areas where there is a high rate of low-moderate income persons and racial and ethnic minority concentration.

HUD released figures for FY2014 where a special Census Bureau tabulation based on the ACS 2006-2010 estimates determined that there were 31,305 LMI persons in Waterloo, or 47%.

Geographic Distribution

<table>
<thead>
<tr>
<th>Target Area</th>
<th>Percentage of Funds</th>
</tr>
</thead>
<tbody>
<tr>
<td>NEIGHBORHOOD REVITALIZATION STRATEGY AREA</td>
<td>50</td>
</tr>
<tr>
<td>Citywide</td>
<td>50</td>
</tr>
</tbody>
</table>

Table 5 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The Community Development Board has used the target approach for assistance for many years. Waterloo has been awarded funds through Iowa Economic Development Authority disaster CDBG funds that will be used for multi-family housing. NSP3 funds awarded through the State are being utilized for demolition of slum and blight as well as continued new construction of single family homes for purchase on Lafayette Street. These homes are located in Census Tract 7 with a low- and moderate-income rate of 66% and a minority population of 70%. Census Tract 7 is the only census tract in the city with both a minority and racial concentration, in addition to LMI. In Waterloo, minority persons comprised 18.6% of the population. Therefore, an area of racial concentration includes the census tracts where the percentage of minority residents is 28.6% or higher. Waterloo contains 27 tracts, 17 of which are fully within the city boundaries and 10 of which stretch beyond the bounds of the city limits. Data were calculated for all 27 tracts, but in the case of the shared tracts, include only the portions that are within Waterloo. Of these 27 full or partial tracts, eight met the criteria for racial concentration. These areas include:

- Census Tract 1 – 44.3%
- Census Tract 7 – 33.7%
- Census Tract 9 – 28.6%
- Census Tract 17.01 – 62.5%
- Census Tract 17.02 – 45.3%
- Census Tract 18 – 92.4%
- Census Tract 19 – 39.4%
- Census Tract 26.04 – 60.7%
In addition, persons of Hispanic origin represented 5.4% of Waterloo’s population. Therefore, an area of ethnic concentration includes the census tracts where the percentage of Hispanics is 15.4% or higher. Of the city’s 27 whole and partial tracts, Census Tracts 5 and 7 met this definition.

The city will continue to concentrate activities in the Consolidated Urban Revitalization Area (CURA) of the City of Waterloo. The majority of single-family rehabilitation will occur in the CURA area, and any home buyer assistance from carryover funds will be concentrated in the CURA. Community Development staff completed a Housing Needs Assessment Analysis in September 2011 that has been used to select a new target area within the City of Waterloo. The CURA’s composition is 9.5% Hispanics and 45% total minorities, and 64% of the population is low- and moderate- income (Census 2010, SFI (P5))

Discussion
Affordable Housing

AP-55 Affordable Housing - 91.420, 91.220(g)

Introduction

The City of Waterloo will continue to support the development and rehabilitation of affordable housing. Our goals for City Fiscal Year 2018 include: Utilize our CHDO-Iowa Heartland Habitat for Humanity-to provide assistance in development of new, affordable housing for households less than 60% area median income. We anticipate 1 new home will be completed. Single Family Rehabilitation- we will promote the rehabilitation of housing units to meet housing code and be lead-paint safe. Our goal is to complete 20 housing units. Improve access to Affordable Rental Housing- we will provide funding for the Tenant Based Rental Assistance Program through Operation Threshold. We will assist about 12 families with this funding. Emergency repairs program-This activity promotes the preservation of Waterloo's existing housing stock by assisting elderly and low-income households with mechanical replacements, roof replacement, and portable handicap ramps. Our goal is to assist at least 23 households.

<table>
<thead>
<tr>
<th>One Year Goals for the Number of Households to be Supported</th>
</tr>
</thead>
<tbody>
<tr>
<td>Homeless</td>
</tr>
<tr>
<td>Non-Homeless</td>
</tr>
<tr>
<td>Special-Needs</td>
</tr>
<tr>
<td>Total</td>
</tr>
</tbody>
</table>

**Table 6 - One Year Goals for Affordable Housing by Support Requirement**

<table>
<thead>
<tr>
<th>One Year Goals for the Number of Households Supported Through</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rental Assistance</td>
</tr>
<tr>
<td>The Production of New Units</td>
</tr>
<tr>
<td>Rehab of Existing Units</td>
</tr>
<tr>
<td>Acquisition of Existing Units</td>
</tr>
<tr>
<td>Total</td>
</tr>
</tbody>
</table>

**Table 7 - One Year Goals for Affordable Housing by Support Type**

Discussion

Our goals for rehab of existing units include rehab, emergency repairs and ramps.
AP-60 Public Housing - 91.420, 91.220(h)

Introduction

The Community Development Department works closely with the Waterloo Housing Authority on homeless prevention and social services programs.

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

For FY2018, the Community Development Department will complete the environmental review process for Housing Authority projects upon request.

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

WHA has various programs available for improving the living environment for residents. Programs include Family Self-Sufficiency (FSS), Down Payment Assistance, Homeownership Assistance and Section 8 Home Ownership Voucher program. These programs enable low-income families to improve their economic status through education and employment training. A Money Smart Training is offered to anyone that desires home ownership.

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

Waterloo Housing Authority is not designated as a troubled agency by HUD.

Discussion
AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)

Introduction

The City of Waterloo does not receive entitlement funds to assist with homeless needs. Various social services agencies in Waterloo apply to the State of Iowa and receive a small allocation of funds for homelessness. Some agencies also apply directly to HUD for Continuum of Care Program Funds.

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

The City continues to directly help low-income families to avoid homelessness using CDBG and HOME funds through the owner-occupied rehabilitation program. This assistance helps in providing a decent and safe living environment while avoiding the deterioration of the affordable housing stock. The City is an active participant in the Black Hawk County Local Homeless Coordinating Board (LHCB), the region’s Continuum of Care (CoC) organization. We also participate in the annual Point in Time survey and distribute the results that are compiled by the Institute for Community Alliance. There are many social service agencies in Waterloo and Cedar Falls that provide benefits to low-income individuals and families in order to prevent homelessness. These organizations also serve the needs of those who have already become homeless. The services provided by these organizations are essential to the Continuum of Care process. Area organizations that administer such activities include Northeast Iowa Food Bank, Cedar Valley United Way, Positive Steps, Operation Threshold, Jesse Cosby Neighborhood Center, Iowa Heartland Habitat for Humanity, Cedar Valley Friends of the Family, Exceptional Persons, Inc., Consumer Credit Counseling Services, Goodwill Industries, Community Housing Initiatives, Cedar AIDS Support System, Pathways, Inc., YWCA and such faith-based organizations as the Salvation Army, Eastside Ministerial Alliance, Catholic Charities, and St. Vincent de Paul. Organizations that provide various levels of health care include People’s Clinic and Black Hawk-Grundy Mental Health Center for mental health. These organizations provide many services to their clientele, including but not limited to: counseling, case management, life skills training, financial literacy classes and victim advocacy. These activities help residents to develop the skills and knowledge to transition into permanent supportive housing or independent living and to maintain steady employment. The ultimate goal of providing supportive services is self-sufficiency. This process also allows for the assessment of individuals needs to address the specific homeless issue. This fiscal year, we will award funding to the Salvation Army for operational assistance of their homeless shelters.

Addressing the emergency shelter and transitional housing needs of homeless persons

Emergency Shelters: The Salvation Army operates two emergency shelters in Waterloo: a 18-bed facility for single men and a 32-bed facility for women and children. If a family is homeless, hotel vouchers are
provided. Catholic Worker House also provides rooms for six men and six women in their facility. Additionally, children under age 18 in need of temporary housing are placed in the county’s youth shelter, a non-secured facility for short-term care. The youth shelter serves victims of physical or sexual abuse, children whose families are involved in crises, children who are awaiting foster care or group home placement, and those who are referred directly from a psychiatric unit. Transitional Housing facilities in Waterloo offer transitional housing for homeless individuals and families. Community Housing Initiatives has a program that funds apartments for transitional and permanent housing, including a 23-bed location that primarily serving households with children. House of Hope, a privately-funded organization, maintains space for 10 homeless mothers with children and has a wait list averaging between 20 to 30 families. Many of the residents have developmental disabilities. The Salvation Army men's transitional housing program has been terminated due to lack of funding. Additionally, the Junkman-Knoebel Center, operated by Pathways Behavioral Services, provides 25 beds for men in recovery from alcohol and/or drug addiction. The center requires residents to maintain employment, commit to sobriety and meet financial obligations, such as court costs, fines, restitution, child support and transitional living fees.

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

In order to address chronic homelessness, Waterloo will continue to support LHCB and other homeless agencies to increase the capacity of shelter available to the unsheltered and increase the effectiveness of activities designed to prevent homelessness. To provide shelter for chronically homeless individuals, the LHCB plans to raise funding to create new permanent housing beds for the chronically homeless. A new facility for homeless veterans will be opening in Waterloo to help with chronic homelessness. Our HOME funds helped construct a housing project that has set aside 8 family units for supportive permanent housing. Unity Square apartments were a low income tax credit project that continues to help us address the needs of homeless families.

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.

<p abp="800">In establishing discharge policies to protect populations particularly vulnerable to the risk
of homelessness, the Black Hawk County Homeless Coordinating Board has adopted the policies promulgated by the Iowa Council on Homelessness in 2005 and implemented by the State of Iowa. The following policies were included in the FY 2012 Balance of State Continuum of Care (BoS CoC) application. Foster Care Discharge: Iowa law mandates that the case permanency plan for all children in foster care include a written transition plan for youth aged 16 years and older. In 2005 the Iowa Council on Homelessness developed their Discharge Planning Guiding Principles. The principles were informative to the establishment by the Iowa Department of Human Services of Transition Planning Specialists to address the needs of youth exiting foster care, including appropriate housing placement. In 2009, Iowa law extended foster care until the age of 21, during which time youth must participate in an education program or work full time. Health Care Discharge: Iowa’s Administrative Code, 481, Chapter 58, Section 12 for the Department of Inspections and Appeals provides regulation for discharge from nursing facilities that includes: discharge planning initiated at entrance, proper notification of next of kin upon discharge, proper arrangements made for welfare of resident/patient in the event of emergency or inability to reach next of kin, provision of client records to any receiving institution, and prior to the transfer or discharge of a resident to another health care facility, arrangements to provide for continuity of care with the receiving facility. Mental Health Discharge: All Iowa Mental Health Institutions (MHIs) are licensed hospitals, and two of four are also accredited by the Joint Commission on the Accreditation of Health Care Organizations. The Iowa Department of Human Services has developed detailed discharge policies for MHIs. Discharge planning begins at admission and is part of an individual’s ongoing individual treatment plan. Living arrangements are included, as are other supportive services required such as transportation, nutrition, medical care, social supports, and education; funding arrangements for each are also identified. The Iowa Council on Homelessness seeks to participate in continuing discharge policy planning with Council board members representing the Iowa Departments of Elder Affairs, Human Services, Public Health, and the Iowa VA. These members also have served as members of the Olmstead Consumer Task Force and Iowa Mental Health Planning Council. Correctional Institution Discharge: The Iowa Council on Homelessness includes a representative from the Iowa Department of Corrections (DOC) that reports on issues related to re-entry and housing. The Iowa Council on Homelessness finalized a formal discharge policy and submitted it to the Governor in 2005. Also in 2005, the DOC received a Charter Agency grant of $25,000 to fund a quality management work project to improve transition planning from the time of admission to prison to release. The purpose of the work was to design an effective and consistent pre-release transition planning process to be implemented across Iowa’s correctional system thereby saving prison beds by reducing offender stays in prison and improving offender transition outcomes. The result of the project was the design of an “Offender Re-entry Program” beginning at the time of reception and continuing until the offender re-enters the community.

Discussion

Reduced CDBG and HOME funding has impeded our financial ability to assist with the homeless population. We are stretching our available funds as much as possible.
AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

Promotion of affordable housing is carried out through a forgivable loan/down payment assistance program for homebuyers in the Consolidated Urban Revitalization Area (CURA) and tax abatement incentives for low-income households. Waterloo remains committed to removing any barriers to affordable housing despite some of the policies and factors that negatively impact affordable housing out of the control of local government.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The Consortium completed an Analysis of Impediments to Fair Housing in FY 2014 that identified current public policies that may impede housing choice for members of the protected classes. The AI also outlined recommended actions to ameliorate the negative effects of public policies. The cost of housing in Waterloo is not affected by tax policies, land use controls, zoning ordinances, building codes or growth limits.

Discussion
AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

M/WBE: The City will continue to work with individual persons on obtaining licensing, certification or training, or refer them to classes held by the Small Business Administration's Regional Business Center that provides training and instruction on how to organize a business and develop a business plan. Staff will provide guidance to all interested parties on how to become a certified woman- or minority-owned business contractor and acquaint start-ups with the Iowa Department of Transportation DBE or Targeted Small Business Program/Certifications. When possible and feasible, smaller contracts are utilized to offer greater bidding opportunities for all contractors, but especially MBE/WBEs. The City is also using its Public Access Channel more to advertise programs. Section 3: In addition to the above, City staff are collaborating with other agencies. Discussions have centered on how to collaborate and leverage the City's CDBG and HOME funds to make local businesses more green-focused. Staff will develop processes for identifying potential contractors in low-income census tracts that could execute the projects. The City will also work closely with Operation Threshold, a Community Action Agency. Operation Threshold has experience in weatherization grants and has a potential pool of contractors, some of whom may fit the Section 3 profile.

Actions planned to foster and maintain affordable housing

The City will continue to fund the single-family owner-occupied housing program, in addition to new construction through Iowa Heartland Habitat for Humanity and the Tenant Based Rental Assistance program through Operation Threshold. Emergency repairs will also be undertaken, including furnaces, electrical updates, and plumbing services and roofs.

Actions planned to reduce lead-based paint hazards

Through the City's rehabilitation program, lead-based paint hazards are evaluated on each housing unit in the program. The Black Hawk County Health Department partners with the City.

City of Waterloo was awarded 2.9 million for a period of three years in which our approach to keep costs under control and assist the most families is by using a combination of interim controls and abatement methods in conjunction with our housing rehabilitation program. Items that can be treated using interim controls will be specified in the bid specifications, and those we feel are better completed using abatement guidelines will be bid that way. Abatement items would pose the greatest risk of possibly poisoning a child. BHCH will perform our lead paint and healthy homes assessments, clearance testing, blood testing, and complete outreach and education activities with our new lead grant. Since the greatest incidence of lead poisoned children has been in rental properties the past few years, our
rental component will be important in reducing blood lead levels of children in rental units.

Inspections are completed on all Tenant Based Rental Assistance Program units and all housing units that are receiving down payment assistance. These inspections address lead paint hazards, and the hazards must be corrected by a certified Lead Safe Renovator before the housing unit is accepted into the program.

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

Waterloo’s Community Development Department supports activities to make housing more affordable and preserve the existing housing stock that directly helps residents secure their assets. The City focuses on the long-term solutions for preventing poverty. The City incorporates the Continuum of Care approach, providing programs and services to meet the differing needs of individuals as they progress toward financial self-sufficiency.

**Actions planned to develop institutional structure**

Actions planned to develop institutional structure the housing and community development activities will be carried out through the cooperation of the local units of government, nonprofit organizations, private industry, and public institutions. The close working relationship between Community Development, the Black Hawk County Local Homeless Coordinating Board (LHCB) and Waterloo Housing Authority reduces the potential for a service delivery gap between the public and non-profit organizations. A gap has been found to exist in the participation of private industry.

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

See above response.

**Discussion**

The City has provided funds for housing improvement at the Junkman-Knobel Sober Living Unit—a residential facility that is part of Pathways Behavioral Services—that services persons with alcohol or other substance abuse problems. The Local Homeless Coordinating Board includes agencies that serve persons with HIV/AIDS, persons with alcohol or other abuse problems, persons with disabilities and elderly clients. All agencies are informed of our funding cycle and encouraged to apply for funding.

</p>
Program Specific Requirements
AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)

Introduction

All program income that is received the previous year is allocated in the activities for the next fiscal year. Our program income comes from forgivable loans that do not finish out the 5 year affordability period and therefore, some repayment is required. In addition, we initiated a grant/loan program for our emergency repairs activity this year and anticipate generating additional program income from the loan repayments.

Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(l)(1)
Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed 0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. 0
3. The amount of surplus funds from urban renewal settlements 0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan 0
5. The amount of income from float-funded activities 0
Total Program Income: 0

Other CDBG Requirements

1. The amount of urgent need activities 0

2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. 90.00%
HOME Investment Partnership 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:

   Not applicable

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:

   The City of Waterloo's policy is attached to the Annual Action Plan as a separate document. It is too long to report in this space.

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:

   See above.

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:

   Not applicable

Match Requirements for HOME funds: The City reaches its 25% match requirement for HOME funds by requiring each Subrecipient that receives HOME funding to provide that match. Some subrecipients that provide housing use their donor contributions through out the year as their match. HOME loan payments on our existing Tax Credit projects that used HOME funds are also used as match. All matching funds are non-federal funds. HOME Tenant Based Rental Assistance- The waiting list for Section 8 housing Choice Vouchers has over 2000 applications showing the need for rental assistance in Waterloo. The use of HOME funds assists those clients that have applied for Section 8 but are on the waiting list. This allows the client to find a rental unit that is decent, safe and sanitary using TBRA funds until they are approved for the Section 8 voucher program.
Attachments
Citizen Participation Comments

PR-15 Citizen Participation - 91.401, 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.

Waterloo and Cedar Falls engaged in a multi-pronged approach to citizen participation and engagement, including an online survey that was posted on the city's website about 30 days. Focus group sessions with stakeholders in the community representing a wide range of public agencies, and private nonprofit organizations. This process assisted in identifying priority needs and a strategic plan to address affordable housing needs and human services to low- and moderate-income households and persons.

<table>
<thead>
<tr>
<th>Sort Order</th>
<th>Mode of Outreach</th>
<th>Target of Outreach</th>
<th>Summary of Comments Received</th>
<th>Summary of Comments Not Accepted and Reasons</th>
<th>URL (If Applicable)</th>
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<td>1</td>
<td>Public Hearings</td>
<td>Citywide</td>
<td>Two public needs hearings were conducted</td>
<td>Summary of comments are located in the Appendices</td>
<td>N/A</td>
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<tr>
<td>2</td>
<td>Survey</td>
<td>Citywide (Cedar Falls and Waterloo)</td>
<td>Summary in Appendices</td>
<td>Summary in Appendices</td>
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</tbody>
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CITY OF WATERLOO IOWA
COMMUNITY DEVELOPMENT BOARD

CITIZEN PARTICIPATION PLAN

The City of Waterloo, Iowa, Community Development Board, on this 15th day of October, 1996, hereby adopts the following Citizen Participation Plan in accordance with 24 CFR section 91.105, as amended.

This plan is developed to encourage citizen participation in the development of the consolidated plan, any substantial amendments to the consolidated plan and the performance report. It is designed especially to encourage participation by low and moderate income persons, particularly those living in slum and blighted areas and in areas where CDBG funds are proposed to be used, and by residents of predominantly low and moderate income neighborhoods, as defined by the jurisdiction.

The City will provide citizens with a reasonable opportunity to comment on the original citizen participation plan and on substantial amendments to the citizen participation plan and will make the plan available for public review. Upon request, the plan will be made available in an accessible format to persons with disabilities.

The City will encourage participation by residents of public and assisted housing developments and in the process of developing and implementing the consolidated plan, along with other low income residents of targeted revitalization areas in which the developments are located by providing information to the Waterloo Housing Authority.

The University of Northern Iowa’s Language Department will be called upon to provide the necessary assistance if the City expects a significant number of non-English speaking citizens to attend Community Development public meetings.

CONSOLIDATED PLAN DEVELOPMENT

1. The City will furnish citizens with information concerning the amount of Community Development Block Grant (CDBG) and HOME funds expected to be available (including the annual grant program income, surplus from urban renewal settlement, and proceeds from HJU guaranteed (loan) for community development and housing activities, and the range of activities that may be undertaken with these funds. The City will also make available the estimated amount that will benefit persons of low and moderate income at the public hearing on the one year action plan.

2. The City will make every reasonable effort to minimize the number of persons displaced by CDBG funded activities. In the event that a person is displaced by a
CDBG undertaking, relocation assistance will be offered in accordance with the Uniform Relocation Assistance Act.

3. The City will publish a summary of the consolidated plan in the local newspaper in a manner that affords citizens, public agencies and other interested parties a reasonable opportunity to examine its contents and to submit comments. The City will also make copies of the proposed plan available at the Community Development office, the City Clerk's office and the Waterloo Public Library for review during public hours. Ten free copies of the proposed plan will be made available. One free copy will be provided to each individual or organization requesting said copy until the supply is exhausted.

4. The City will hold at least one public hearing during the development of the consolidated plan. Notice of the public hearing will be published in the local newspaper not less than four days or more than twenty days before the public hearing.

5. There will be a 30 day comment period on the proposed consolidated plan. The City will consider any comments or views of citizens received in writing or orally at the public hearings in preparing the final consolidated plan. A summary of these comments or views, and a summary of any comments or views not accepted and the reasons therefore shall be attached to the final consolidated plan.

AMENDMENTS

1. The City will amend its approved plan whenever it makes a decision to make a change in its allocation priorities or a change in the method of distribution of funds, carry out an activity using funds from any program covered by the consolidated plan (including program income), not previously described in the action plan or to change the purpose, scope, location or beneficiaries of an activity.

2. The City will use the following criteria to determine what changes in the planned or actual activities constitute a substantial amendment to the consolidated plan, any of the following will require a substantial amendment following this citizen participation plan:
   a. Changes in the use of CDBG funds from one eligible activity to another that exceed $100,000
   b. Carrying out a new CDBG eligible activity in an amount greater than $100,000

A change in the entity responsible for carrying out an activity or a change in the location of a proposed project will not constitute a substantial amendment.

3. The City will publish a summary of the proposed substantial amendment in the local newspaper in a manner that affords citizens, public agencies and other interested parties a reasonable opportunity to examine its contents and to submit comments. The City will also make copies of the proposed substantial amendment available at the Community Development office, the City Clerk's office and the Waterloo Public Library for review during public hours. Ten free copies of the proposed plan will be made available. One free copy will be provided to each individual or organization requesting said copy until the supply is exhausted.
Development office and the Waterloo Public Library for review during public hours. Ten copies of the proposed substantial amendment will be made available to the public. One free copy will be provided to each individual or organization requesting said copy until the supply is exhausted.

The Community Development Board will hold at least one public hearing on the proposed substantial amendment to the consolidated plan. Notice of the public hearing will be published in the local newspaper not less than four days or more than twenty days before the public hearing. There will be a 30 day comment period on the proposed substantial amendment in the consolidated plan.

4. The City will consider any comments or views of citizens received in writing or orally at the public hearings in preparing the final substantial amendment to the consolidated plan. A summary of these comments or views, and a summary of any comments or views not accepted and the reasons therefore, shall be attached to the final amended consolidated plan.

PERFORMANCE REPORTS

1. The City will publish notice of the availability of the annual guaranteed performance report in the local newspaper and will allow a 15 day comment period on the report.

2. The City will consider any comments or views of citizens received in writing, or orally at any public hearings that may be held. A summary of any comments received will be attached to the performance report.

PUBLIC HEARINGS

1. A minimum of two public hearings will be held per year to obtain citizens views and to respond to proposals and questions. These hearings will be held at different stages in the program year. Together the hearings will address housing and community development needs, development of proposed activities and review of program performance. At least one of these hearings will be held prior to the proposed consolidated plan being published for comment.

2. Notice will be published in the local newspaper at least four days but not more than twenty days before the public hearings including sufficient information about the subject of the hearing to permit informed comment.

3. The public hearings will be held at Waterloo City Hall at times that provide for maximum citizen participation. The building is handicap accessible.

4. The University of Northern Iowa's Language Department will be called upon to provide the necessary assistance if the City expects a significant number of non-English speaking citizens to attend Community Development public meetings.
MEETINGS

Meetings will be scheduled to provide for as much citizen involvement and attendance as possible. Times may be adjusted from time to time based on changing needs.

AVAILABILITY TO THE PUBLIC

1. The consolidated plan as adopted will be available for review in the Community Development Office and at the Waterloo Public Library during public hours.

2. Any substantial amendments to the consolidated plan as adopted will be available for review in the Community Development Office and at the Waterloo Public Library during public hours.

3. The grantee performance report will be available for review in the Community Development Office and at the Waterloo Public Library during public hours.

Upon request, the documents listed above will be made available in an accessible format to persons with disabilities.

ACCESS TO RECORDS

Information and records relating to the jurisdiction’s consolidated plan and the jurisdiction’s use of assistance under the programs covered by 24 CFR section 91.105 during the preceding five years will be available to citizens, public agencies and other interested parties. The City will reply to the written request for such information within 15 working days, where practical. The information may not be removed from the Community Development office. If copies of information are requested the normal copy charge will be apply.

TECHNICAL ASSISTANCE

The Community Development Board will offer technical assistance to groups representative of persons of low and moderate income that provide a written request for such assistance in developing proposals for funding assistance under any of the programs covered by the consolidated plan. The nature and extent of such assistance will be at the discretion of the Community Development Board and Community Development staff.
COMPLAINTS

The City will respond to written citizen complaints regarding the consolidated plan, amendments and the performance report. The reply will be made within 15 working days, where practicable.

USE OF CITIZEN PARTICIPATION PLAN

The City will follow the citizen participation plan from the date of its adoption until it is amended or repealed.

CITY RESPONSIBILITY

The requirements for citizen participation do not restrict the responsibility or authority of the City for the development and execution of its consolidated plan.

As amended June 16, 1998

COMMUNITY DEVELOPMENT BOARD

Eric Johnson, Chairman

ATTEST:

Richard W. Faches, Program Manager
MEMORANDUM

TO: Lou Porter, KBBG Radio
FROM: Rudy D. Jones, Community Development Director
RE: Public Service Announcement
     Consolidated Plan Process

November 1, 2016

Attached is a copy of the notice we are publishing to begin the application process for use of Community Development Block Grant and HOME Program funds for FY2018. Would you please plan to run this announcement between now and January 1, 2017 as time allows? You will note that a public information meeting will be held on November 15, 2016 at the Waterloo Center for the Arts.

Thank you for your cooperation in this matter. If you need any additional information, please contact me at 319-291-4429.

Attachment:
Cc: Ned Anderson, CDD Director

CITY WEBSITE: www.cityofwaterloow.com

WE'RE WORKING FOR YOU!
An Equal Opportunity/Affirmative Action Employer
See below for the digital ad:

The paper ad was in the paper on December 19.

From: Alex Tungland [mailto:Alex.Tungland@wctcourier.com]
Sent: Tuesday, December 20, 2016 10:11 AM
To: ANITA MERFIELD
Subject: RE: Waterloo Courier ad

You wouldn't see it in the e-edition. The ad appears on a rotating basis like the ad circled below:

7 gift-wrapping tips from the pros.

MARY BETH BEECKRIDGE, Tribune News Service Writer

I'm having our webmaster call stats on the ads that have appeared thus far. I will forward those to you when I get them.
From: ANITA MERFELD [mailto:ANITA.MERFELD@WATERLOO.IA.ORG]
Sent: Tuesday, December 20, 2016 9:59 AM
To: Alex Tungland
Subject: Waterloo courier ad

Can you tell me where to go to see the ad in the e-edition for our CDBG and HOME ad that we had running?

Anita Marfield
Administrative Secretary
Community Development
620 Mulberry Street
Waterloo, Iowa 52101
319-231-4429
November 1, 2016

CITY OF WATERLOO, IOWA
COMMUNITY DEVELOPMENT
820 Mulberry Street, Carnegie Annex • Waterloo, IA 52703 • (319) 291-4429 Fax (319) 291-4431

CITY OF WATERLOO, IOWA
COMMUNITY DEVELOPMENT
820 Mulberry Street, Carnegie Annex • Waterloo, IA 52703 • (319) 291-4429 Fax (319) 291-4431

CITIZEN INPUT - PUBLIC INFORMATION FORUM

The City of Waterloo, acting through its Community Development Board, will begin accepting proposals for the use of Community Development Block Grant and HOME Program funds for FY2018. A public information forum will be held on November 15, 2016 from 9:00 to 10:00 a.m. at the Center for the Arts, (Law Court Theater) 225 Commercial Street, Waterloo, Iowa to discuss the Community Development Block Grant and HOME Programs and answer questions regarding the application process. Official application packets will be required. Applications will be available online November 15.

The application deadline for all written requests is set for 12:00 p.m. (Noon), December 30, 2016. Please mail your requests or comments directly to Rudy Jones, Community Development Director, Community Development Board, 620 Mulberry Street, Suite 202, Waterloo, Iowa 50703.

A public hearing is scheduled for January 10, 2017 at 5:00 p.m. to receive additional comments. The hearing will be held in the City Council Chambers, 715 Mulberry Street. A preliminary Consolidated Plan schedule is attached.

The Block Grant and HOME Program funds are made available to the City of Waterloo by the U.S. Department of Housing and Urban Development. These programs give priority to activities which principally benefit low- and moderate-income families, aid in the prevention or elimination of slums or blight, meet other Community Development needs having a particular urgency, or provide affordable housing. Designated target areas will be given preference for the federal funds.

- LISTEN for the local public service announcements.
- LOOK for display and legal ads in the Waterloo/Cedar Falls Courier.
- SHARE this notice with your membership and neighbors.
- We ENCOURAGE citizen participation in the planning process.

For further details on eligibility and proposal requirements, contact the Community Development office at 319-291-4429 or visit our website at cityofwaterloo.com/fundingcycle.

CITY WEBSITE: www.cityofwaterloo.com

WE'RE WORKING FOR YOU!
An Equal Opportunity/Harassment Action Employer

Annual Action Plan
2017

OMB Control No: 2506-0117 (exp. 06/30/2018)
CITIZENS OF WATERLOO
YOUR OPINION/RECOMMENDATIONS

A variety of eligible activities may be undertaken with Community Development Block Grant funds and HOME funds to meet community development and housing needs. These activities must benefit low- and moderate-income persons or must aid in the prevention of slums and blight. The list of eligible types of activities below does not cover all eligible activities nor if carried out individually are they necessarily eligible. There are other requirements that must be met to qualify a specific activity for federal funds.

Examples of activities to utilize
CD/GD funds:
- Acquisition of Property
- Demolition and Clearance
- Removal of Architectural Barriers
- Housing Rehabilitation
- Emergency Home Repairs
- Park Improvements
- Infrastructure
- Facilities for Persons with Special Needs
- Public Services
- Sidewalks

Examples of activities to utilize
HOME funds:
- Homeowner Rehabilitation
- Home Buyer Activities
- Tenant Based Rental Assistance
- Rental Housing Activities

MY RECOMMENDATIONS AND SUGGESTIONS FOR THE USE OF FISCAL YEAR 2018 COMMUNITY DEVELOPMENT BLOCK GRANT AND HOME FUNDS AND THE LOCATION OF THE ACTIVITIES PROPOSED ARE:


Submitted by: (optional)

PLEASE RETURN THIS FORM BY DECEMBER 30, 2016 TO:

COMMUNITY DEVELOPMENT BOARD
CARNEGIE ANNEX - SUITE 202
620 MULBERRY STREET
WATERLOO, IOWA 50703

OR E-MAIL RECOMMENDATIONS / SUGGESTIONS TO:
comdev@waterloo-iu.org
CITIZENS OF WATERLOO
YOUR OPINION COUNTS

A variety of eligible activities may be undertaken with Community Development Block Grant funds and HOME funds to meet community development and housing needs. Please visit the Community Development page at: https://docs.google.com/forms/d/e/1FAIpQLSekK9Pb1ugkOTy-vFe9w6yn32VYV6211Ch5sUH0suHqNk1A/viewform to submit an opinion form by Friday, December 30, 2016 at noon.
December 04, 2016

CITIZENS OF WATERLOO
YOUR OPINION COUNTS

A variety of eligible activities may be undertaken within the
Community Development Block Grant Program with funds to meet community development
and housing needs. These activities must benefit low-income families to the
maximum extent feasible in the alleviation of poverty and

MY RECOMMENDATIONS AND SUGGESTIONS ARE THE
USE OF FISCAL YEAR 2017 COMMUNITY DEVELOPMENT
BLOCK GRANT AND HOME FUNDS AND THE LOCATION
OF THE ACTIVITIES PROPOSED ARE

Signed:

PLEASE RETURN THIS FORM BY DECEMBER 04, 2016
COMMUNITY DEVELOPMENT
WATERLOO, IOWA 52347

Hello Anita,

I converted that pdf.

There was one more reply to the survey. It just said to "fix the East side."

Never used Google analytics before. Let me take a look and see what I can come up with.

I'll keep you posted.

Thanks!
Marc
I'm sorry I can't tell where the people link to the form from.

There is a new response:

Emergency Home Repairs and Housing Rehabilitation

Beth Knipp

Thanks!
Marc

Hey there,
Hey was wondering with these recommendations if you could keep track if they are coming from the Waterloo Courier ad or the City website? We went to see if its worth buying an ad at the Courier for this...in the future. Is the one below from the City website?

Thanks,
Anita

I recommend developing a African American Historic Preservation Plan for the City of Waterloo, Iowa. The City of Waterloo Historic Preservation Commission, Downtown Waterloo Main Street, Walnut Neighborhood Association, and all the Cedar Valley tourism agencies could be instrumental in the development and implementation of this type of plan.

My answer would be have a conversation with Charles Pearson CEO of Pearson Consulting. He has all the answers pertaining to African American Historic Preservation Planning. Email: np@pearsonconsulting@gmail.com
I recommend developing a African American Historic Preservation Plan for the City of Waterloo, Iowa. The City of Waterloo Historic Preservation Commission, Downtown Waterloo Main Street, Walnut Neighborhood Association, and all the Cedar Valley tourism agencies could be instrumental in the development and implementation of this type of plan.

My answer would be to have a conversation with Charles Pearson, CEO of Pearson Consulting. He has all the answers pertaining to African American Historic Preservation Planning. Email: pc.pearsonconsulting@gmail.com
Hello Anica,

Another recommendation came in:

Add sidewalks in all areas of the city that do not have them. Add curbs where there are none. Ask for tenants/property owners to report mold in their homes and provide a mold mitigation system.

Thanks!
Marc
November 7, 2016

Rudy D. Jones
Community Development Director
620 Mulberry St., Carnegie Annex
Waterloo, IA. 50703

RE: FY2018 Community Development Block Grant and HOME Program Funds
Request for Input

Dear Rudy:

We are in receipt of your request for Input for Community Development Block Grant and HOME Program Funds for FY2018.

Water service line repairs are one of the most challenging emergencies experienced by low and moderate-income families in the City of Waterloo. The repair of the water service line from the water main into the house is the responsibility of the property owner. A water service line break is an unexpected and unbudgeted event that can cost several thousand dollars to repair. The loss of clean, potable water to a residence generally results in significant health and sanitation concerns. In addition, delayed repair of the water service line can cause additional infrastructure damage to both private and public property.

We are requesting that the Community Development Board consider providing as much additional funding as possible for emergency home repairs, including repair of water service lines, for low and moderate-income persons and families.

Thank you for your consideration of this request and for the good work you and your Board do for the citizens of Waterloo.

Respectfully,

Dennis D. Clark, PE
General Manager

DDC/cm
December 28, 2016

MEMORANDUM

TO: Mayor Quentin Hart

FROM: Rudy D. Jones, Community Development Director

RE: FY2018 CDBG and HOME Program Application Review

Each year during the CDBG and HOME funding cycle process, three members of the Community Development Board serve on a subcommittee to review all applications for eligibility. Jason Verbenken, Robert Tyson, and Lisa Munoz have volunteered to serve this year.

The Board would like council participation in the review process as well. Last year, you appointed two council members, Jerome Amos and David Jones, to serve as council liaison.

The schedule is as follows:

- Deadline for submission of the applications is December 30th.
- First subcommittee meeting is January 4, 2016, at 8 am in the Community Development office.
- There will be another subcommittee meeting scheduled between January 13 and February 1 to review the applications and prepare the recommendation for funding to the Board.
- The first Board public hearing for input will be held on January 10, 2017.
- The second Board public hearing will be held February 21, 2017, to review the subcommittee recommendations and submit to Council for approval.

Please let me know as soon as possible which council members will be participating this year so we can provide them with the meeting schedules.

Cc: Noel Anderson
   Nancy Gulick
NOTICE OF PUBLIC HEARING FOR CITIZEN INPUT ON THE WATERLOO CONSOLIDATED PLAN

A public hearing will be held on Tuesday, January 10, 2017 at 5:00 p.m. in the City Council Chambers, 715 Mulberry Street, Waterloo, Iowa. Public input will be considered in preparing the City of Waterloo’s FY2018 Consolidated Plan. The plan will be developed to address the housing and community development needs of Waterloo. The local priority is for projects which are housing related. Designated target areas will be given preference for the federal funds.

Contact Rudy D. Jones,
Community Development Director
at (319) 291-4429 for further information on the use of Community Development Block Grant and HOME funds.
The Community Development Board office is located in Carnegie Annex, 620 Mulberry Street, Waterloo, Iowa 50703.
Annual Action Plan 2017

The U.S. Department of Housing and Urban Development

OMB Control No: 2506-0117 (exp. 06/30/2018)

Notice of Public Hearing for Citizen Input on the Waterloo Consolidated Plan

Notice of Public Hearing for Citizen Input on the Waterloo Consolidated Plan

A public hearing will be held on Tuesday, January 24, 2017, at 6:00 p.m. in the Recreation Room in City Hall. The purpose of the meeting is to receive comments on the Consolidated Annual Performance and Evaluation Report (CAPER) for the period of July 1, 2016, through June 30, 2017. The report covers the period between July 1, 2016, and June 30, 2017. The purpose of the hearing is to receive comments on the CAPER. Citizens of Waterloo, Iowa, will hold a public hearing on September 22, 2016, in the Recreation Room at 6:00 p.m.

The purpose of the hearing is to receive comments on the CAPER. Citizens of Waterloo, Iowa, will hold a public hearing on September 22, 2016, in the Recreation Room at 6:00 p.m.

Developed Block Grant and HOME funds. The Community Development Board office is located in City Hall. Call 319-264-9200 for information on the use of community development block grant and HOME funds.

The Community Development Board office is located in City Hall. Call 319-264-9200 for information on the use of community development block grant and HOME funds.
NOTICE OF PUBLIC HEARING FOR CITIZEN INPUT ON THE WATERLOO CONSOLIDATED PLAN

A public hearing will be held on Tuesday, January 10, 2017 at 5:00 p.m. in the City Council Chambers, 715 Mulberry Street, Waterloo, Iowa. Public input will be considered in preparing the City of Waterloo’s FY2018 Consolidated Plan. The plan will be developed to address the housing and community development needs of Waterloo. The local priority is for projects which are housing related. Designated target areas will be given preference for the federal funds.

Contact Rudy D. Jones, Community Development Director at (319) 291-4429 for further information on the use of Community Development Block Grant and HOME funds.

The Community Development Board office is located in Carnegie Annex, 620 Mulberry Street, Waterloo, Iowa 50703.
NOTICE
PUBLIC HEARING
CITIZENS OF WATERLOO
COMMUNITY DEVELOPMENT BLOCK GRANT
AND HOME PROGRAM FUNDS

The Community Development Board of the City of Waterloo, Iowa, will hold a public hearing on February 21, 2017 at the Harold E. Onesty City Council Chambers, 2nd Floor City Hall, 718 Market Street, Waterloo, Iowa at 6:00 p.m. The purpose of the hearing will be to consider the Consolidated Plan One-Year Action Plan for Fiscal Year 2018 Community Development Block Grant and HOME Program Budget.

This Consolidated Plan One-Year Action Plan was prepared based on recommendations of area citizens, various organizations and City Departments. The One-Year Action Plan budget is consistent with the community’s needs and with objectives of the U.S. Department of Housing and Urban Development’s (HUD) Community Development Block Grant and HOME Programs.

The primary goal of the HUD Community Development Block Grant and HOME Program is “The development of viable communities by providing decent housing in a suitable living environment, principally for persons of low- and moderate-income,” and may also provide expanded economic development opportunities for low-income persons. Maximum priority will be given to activities that benefit low- and moderate-income families; aid in the prevention or elimination of slums and blight; or meet other community development needs having a particular urgency.

The Community Development Board reviewed all citizen suggestions and prepared the proposed budget listed below. The exact amount of funds available for the year beginning July 1, 2017 may differ somewhat from that shown below. In the event federal funds are less than estimated, each activity will be reduced by the percent of reduction. In the event federal funds are more than estimated, the average will be applied to Single Family Rehabilitation for both CDBG and HOME.

FY2018 CDBG AND HOME PROGRAMS - COMMUNITY DEVELOPMENT BOARD

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OMB Control No: 2506-0117 (exp. 06/30/2018)
February 26, 2017

NOTICE OF COMMENT PERIOD
CITY OF WATERLOO - COMMUNITY DEVELOPMENT
FY2018 CONSOLIDATED PLAN-ACTION PLAN

A Consolidated Plan One-Year Action Plan will be submitted to the U.S. Department of Housing and Urban Development (HUD) by the City of Waterloo, on or about May 15, 2017. The One-Year Action Plan includes an application for about $110,000 in Federal Community Development Block Grant funds and $10,000 in Program Income and reallocated funds. The Plan also includes an application for about $500,000 in Federal HOME funds, and Program Income and reallocated funds of approximately $301,600. All dollar amounts are subject to change. The program year for which the funds are requested is July 1, 2017. The funds will be used for a variety of activities including: public services, housing rehabilitation, emergency repairs, new construction, and rental deposit assistance. Funding is estimated. In the event federal funds are less than estimated, each activity will be reduced by the percent of shortfall. In the event federal funds are more than estimated, the surplus will be applied to Single Family Rehabilitation for both CDBG and HOME.

None of the activities will cause displacement of persons or businesses from their present location. In the event such displacement would occur, an anti-displacement and Relocation Assistance Plan has been developed outlining assistance available. This plan will be available for public review in the Community Development Office.

The Community Development Board approved a proposed budget on February 21, 2017 which is posted on our website at www.cityofwaterloo.com/communitydevelopment. A 30-day period to comment period will begin March 2, 2017 and end on March 31, 2017. Comments will be incorporated into the final document submitted to HUD.

Comments and/or questions may be directed in writing to Ruby D. Jones, Community Development Director, Community Development Board, Carnegie Annex - Suite 202, 620 Mulberry Street, Waterloo, Iowa 50701, phone 319-293-4429, or by email: comdev@waterloo-iowa.org.
Received 3-30-17

Mayor and City Council members,

I have received a revised request for CDBG funding from Chuck Rowe, the Boys and Girls Club Director regarding his desire to be included in this year’s proposed annual allocation. I have been in conversation with him and expressed my concern of how his revised request of $50,000 annually for 3 years totaling $150,000 to $30,000 over the same 3 years totaling $90,000 could potentially play out over our current and proposed funding allotments. While I support his revised request of $30,000 annually for 3 years, the Administration’s proposed budget could adversely impact his project if we don’t receive adequate funding over the next 3 years and he would need to have a contingency plan to make up the $60,000 difference. I support the project based on how this would fit into the Walnut Neighborhood redevelopment strategy with the Boys and Girls club being an anchor in the neighborhood. I also discussed the possibility with my board at the last board meeting of what this may look like and how it will be in the City Council’s hand after the 30 day comment period. What this would look like in real dollars is if the funds would come out of our proposed owner occupied rehabilitation program, it would reduce the number of housing units addressed by one [1] unit. I believe we could absorb this, while significantly making a larger impact over the larger area in the Walnut Neighborhood, which is going to be a multiple year redevelopment.

Being that Chuck’s request came to me prior to March 31, it needs to be added to the official record of public comments. With the City Council Public Hearing set for April 17, to discuss and decide the final allocation, should you have any questions or comments prior to that date, please let me know. And thank you for your consideration.

Rudy D. Jones, Director

Waterloo Community Development Board
610 Mulberry Street
Waterloo, IA 50707

319-291-4429
NOTICE OF COMMENT PERIOD
CITY OF WATERLOO - COMMUNITY DEVELOPMENT
FY2018 CONSOLIDATED PLAN-ACTION PLAN

A Consolidated Plan One-Year Action Plan will be submitted to the U.S. Department of Housing and Urban Development (HUD) by the City of Waterloo, on or about May 15, 2017. The One-Year Action Plan includes an application for about $1,130,000 in Federal Community Development Block Grant funds and $10,000 in Program income and reallocated funds. The Plan also includes an application for about $990,000 in Federal HOME funds, and Program Income and reallocated funds of approximately $20,000. All dollar amounts are subject to change. The program year for which the funds are intended begins July 1, 2017. The funds will be used for a variety of activities including public services, housing rehabilitation, emergency repairs, new construction, and rental deposit assistance. Funding is estimated. In the event federal funds are less than estimated, each activity will be reduced by the percent of reduction. In the event federal funds are more than estimated, the average will be applied to Single Family Rehabilitation for both CDBG and HOME.

None of the activities will cause displacement of persons or businesses from their present location. In the event such displacement would occur, an Anti-displacement and Relocation Assistance Plan has been developed outlining assistance available. This plan will also be available for public review in the Community Development Office.

The Community Development Board approved a proposed budget on February 21, 2017 which is posted on our website at www.cityofwaterlooiowa.com/comdev/. A 30-day public comment period will begin March 2, 2017 and end on March 31, 2017. Comments will be incorporated into the final document submitted to HUD.

Comments and/or questions may be directed in writing to Rudy D. Jones, Community Development Director, Community Development Board, Carnegie Annex - Suite 202, 620 Mulberry Street, Waterloo, Iowa 50703, phone 319-291-4429, or by email: comdev@waterlo-ia.org.
Trump budget causes concern

The proposed $2.3 trillion Trump budget emphasizes defense while drastically reducing funding for social programs, infuriating White House strategists with a quest for "deconstruction of the administrative state.

The Defense Department budget would increase $34 billion (0.3 percent), although only 3 percent more than previously envisioned. Veterans Affairs and the Department of Homeland Security – with funding for a border wall and other agents – would be the only other budget items to rise.

Nearly 69 existing programs would be eliminated. The biggest cuts would be at the State Department, 28 percent; the Environmental Protection Agency, 31 percent; and the Department of Health and Human Services, 18 percent

State and localities would have to pick up the tab for programs involving economic development, the environment, education, assistance for the poor and seniors, and cultural activities.

Cuts would be at the Economic Development Administration ($21 million), which provided $17 million to help Worcester with flood protection in 2010, and $780 million to the Iowa Northeast Regional Economic Development Commission in 2009 for a revolving loan fund to assist businesses affected by the 2008 flood. Community Development Block Grants, $3 billion, which funded $16.5 million in Worcester projects in 2016-17, including $984,000 for housing rehabilitation, would be eliminated.

The Essential Air Service program for rural airports would be abolished in 2018. Waterloo would lose its annual $954,000 subsidy for its 13 regional airline flights.

The Low-Income Home Energy Assistance Program, $3.6 billion, would be eliminated. The Community Services Block Grant, $716 million, would be dissolved.

The regional $2.8 billion Operation Innovation, which totaled $2.7 billion in LIHEAP funds to assist 4.3 million low-income Black Hawk, Muscatine and Grundy county households last year, and $1 billion in state and federal funding for the Community Services Block Grant, would be eliminated.

Also in jeopardy are $215 million from the Department of Energy and $303 million from the Home Energy Assistance Program that helped 110,000 households with weatherization funds last year.

The proposed cuts fall heavily on the poor. They came in the wake of the proposed American Health Care Act, which Trump would have eliminated. The cuts to the Medicaid and Children's Health insurance program, distributing $107.5 million in low-income areas to buy food staples, would be eliminated.

The Legal Services Corp. to help the poor would be dismantled, as would AmeriCorps' Greenway program to assist the poor and elderly with weatherization.

The Corporation for Public Broadcasting, $483 million, would lose essential elimination, although not immediately because of contractual obligations. KQIC, track permit organization, also American Community Broadcasting, would receive nearly $60 million this year.

The National Endowment for the Humanities and the National Endowment for the Arts would get the axe, affecting community orchestras and other cultural groups. Library and museum funding would end.

The Department of Agriculture's water and weather loan program, $428 million, would be eliminated along with $39 million for the Rural Business and Cooperative Service.

Programs to help the environment from anything dealing with climate control, including funds for the U.N. initiative, in Energy Star would be gone.

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February 23, 2017

Community Development narrows grant awards

TIM JAMES
WATERLOO — The Community Development Board is working to stretch federal dollars earmarked to improve Waterloo's lower-income neighborhoods.

The proposal for the upcoming year earmarks roughly two-thirds of the grant money, or $65,000, toward rehabilitation or owner-occupied housing. In April, the board awarded roughly $75,000 for emergency home repairs.

Jones

In a city official back to the drawing board, James said, Assembly member and city councilman Steve Johnson. "We're still keeping our eyes on the grant money," Johnson said. "We're still working on this, and we're still looking for ways to improve the city's lower-income neighborhoods."

The funding level has steadily declined since 2011, prompting the city to focus on the grant dollars on housing rehabilitation and repairs and expanding out-of-pocket social services and public improvement projects.

Vlietstra, a member of the Neighborhood Services Office, said several organizations failed to receive their requests.

"We support all of your programs, but the dollars keep shrinking each year," she said. "We appreciate what you do, but we need more."
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NOTICE OF PUBLIC HEARING
TO: All Persons Concerned
Notice is hereby given that on the 17th day of May, 2017, at 7:30 p.m., in the Council Chambers of the City of Waterloo, City Hall, 100 N. Main Street, in the City of Waterloo, a hearing will be held by the Council of the City of Waterloo, Iowa, to consider the proposed expenditure of $1,500.00 from Federal and State HUD funds for the Watershed Project in the City of Waterloo. The purpose of the hearing shall be to receive and consider comments on the proposed expenditures.

VINCENT M. LARSON
Mayor

The above notice is given in accordance with 34 CFR 570.47 relating to Public Participation at the Hearing Held by the Council of the City of Waterloo, Iowa, on the 17th day of May, 2017.

VINCENT M. LARSON
Mayor

WATERLOO, IOWA
STATE OF IOWA, 

Black Hawk County, SS

I do solemnly swear that the annexed copy of legal
City of Waterloo
Public Hearing: One year Action Plan for CDBG
and Home Program Funds

Notice was published in the Waterloo-Cedar Falls
Courier, a daily newspaper printed in Waterloo, Black
Hawk County, Iowa, once commencing on the 10th
day of April, 2017 in the name of said newspaper, and
that the annexed rate of advertisement is the regular legal
rate of said newspaper, and that the following is a
correct bill for publishing said notice.

Printer’s Bill $19.81

Yvonne Keller
Signed

Subscribed and sworn to before me this 14
Day of April A.D., 2017

Jodie McKinstrey
Notary Public

Received of

the sum of

$ ________________ Dollars.

In full for publication of the above notice.

Jodie McKinstrey
Commission No. 775418
By Commission Expires

Annual Action Plan
2017
MINUTES

PUBLIC HEARING
COMMUNITY DEVELOPMENT BOARD

January 10, 2017

This Public Hearing of the Community Development Board was held in the Mollenhoff Room, 715 Mulberry Street, Waterloo, Iowa, and called to order by Chairperson Robert Tyson at 5:00 p.m. on Tuesday, January 10, 2017.

Members present: Maxine Tisdale, Doreen Mingo, Lisa Munoz and Chairperson Robert Tyson
Members absent: Jason Verbraken, Phillip Nash and Brooke Trent
Also present: Rudy Jones, Community Development Director; Nancy Gulick, Community Development Coordinator; Anita Merfeld, Community Development Administrative Secretary; Jerome Amos, Councilperson; Tom Powers, Councilperson; Barb Prather, Northeast Iowa Food Bank; Barb Grant, Operation Threshold; Andrew Finnegan, Iowa Heartland Habitat for Humanity; Ali Parrish, Iowa Heartland Habitat for Humanity

A. APPROVAL OF THE AGENDA.
Chairperson Tyson explained that the purpose of this public hearing is to receive Citizen Input into the CDBG and HOME application funding process for the FY2018 Consolidated Plan One-Year Action Plan.

It was moved by Tisdale, and seconded by Munoz, to approve the Agenda for the Public Hearing to receive Citizen Input on the application process for CDBG and HOME program funding for the FY2018 Consolidated Plan One-Year Action Plan. Motion carried.

B. MOTION TO RECEIVE AND PLACE ON FILE AFFIDAVIT FOR PROOF OF PUBLICATION FOR NOTICE OF PUBLIC HEARING

It was moved by Munoz, and seconded by Tisdale, to receive and place on file the affidavit for proof of publication for Notice of Public Hearing that was a display advertisement published in the Courier on Sunday, January 1, 2017. Motion carried.

C. MOTION TO OPEN THE PUBLIC HEARING

It was moved by Tisdale, and seconded by Munoz, to open the Public Hearing. Motion carried.

Barb Prather, North East Iowa Food Bank, explained that they could not serve the hungry as they do without community support. NEIFB distributed over 8 million pounds of product last year. She explained the need for a scissor lift to access food stored high within the rafters of the large storage facility and to clean the rafters and facility to keep up with the safety and food audit. She stated that this will be last time they will ask for this and have some funding already for the purchase.
Minutes
January 10, 2017
Page 2

Barb Grant, Operation Threshold Director, explained her organization's mission to collaborate, educate, and provide services to help individuals meet basic needs as well as offer opportunities to become self-sufficient. She asked for funding for "Weatherization Plus" of homes which would leverage other funding to make homes energy efficient and thus more affordable in the long run. Additionally, Ms. Grant requested funding for Tenant Based Rental Assistance that would assist individuals and families about to become homeless. Many of these clients are coming out of the correctional facilities or single mothers with children. She stated her organization follows up with these clients, and has thus far had over a 90% success rate with clients still in their home up to a year later.

Ali Parrish, Director at Iowa Heartland Habitat for Humanity is expanding programs and services to serve more families in Waterloo. The focus for CDBG funds will be home preservation efforts in the Walnut Neighborhood. Habitat for Humanity is asking for funds to support established homeowners in the Walnut Neighborhood through preservation projects including critical home repairs as well as exterior repair and beautification. Ali Parrish also asked for HOME funds for a new single family home unit at Allen Street in Waterloo. The funds will be used for site preparation, infrastructure, lumber, roofing, windows and siding and other building materials.

D. MOTION TO CLOSE THE PUBLIC HEARING

It was moved by Mingo, and seconded by Tisdale, to close the Public Hearing. Motion carried.

E. MOTION TO PUBLISH INITIAL SUBCOMMITTEE RECOMMENDATIONS ON FEBRUARY 12, 2017 BEFORE THE HEARING ON FEBRUARY 21, 2017.

It was so moved by Munoz, and seconded by Tisdale. Motion carried.

F. MOTION TO ADJOURN

Motion was made by Mingo, and seconded by Tisdale to adjourn the meeting. Motion carried.

Meeting adjourned.

Respectfully submitted,

Maxine Tisdale
Board Secretary
AGENDA

PUBLIC HEARING

COMMUNITY DEVELOPMENT BOARD

TUESDAY, FEBRUARY 21, 2017
5:00 P.M.
(HAROLD E. GETTY COUNCIL CHAMBERS)

A. Approval of the Agenda.

Public Hearing to receive Citizen Input on the application process for CDBG and HOME program funding for the FY2018 Consolidated Plan One-Year Action Plan.

B. Motion to receive and place on file affidavit for proof of publication for Notice of Public Hearing.

Display Ad published: Sunday, February 12, 2017

C. Motion to Open Public Hearing.

D. Motion to Close Public Hearing.

E. Motion to Authorize Publication of the 30-Day Comment Period (March 02 – March 31, 2017) and submit Recommendation to the City Council for a Public Hearing-April 17, 2017.

F. Motion to adjourn.
MINUTES
PUBLIC HEARING
COMMUNITY DEVELOPMENT BOARD
February 21, 2017

This Public Hearing of the Community Development Board was held in the Harold E. Gutter Council Chambers, 715 Mulberry Street, Waterloo, Iowa, and called to order by Acting Chairperson Philip Nash at 5:00 p.m. on Tuesday, February 21, 2017.

Members present: Lisa Munoz, Jason Verbraken, Philip Nash and Brooke Trent
Members absent: Maxine Tisdale, Doreen Mingo, Robert Tyson
Also present: Rudy Jones, Community Development Director; Anita Mertfeld, Community Development Administrative Secretary; Jerome Amos, Councilperson; Barb Prather, Northeast Iowa Food Bank; Barb Grant, Operation Threshold; Patricia King, Eye of the Needle, Tim Jamison, Waterloo Courier

A. APPROVAL OF THE AGENDA.
Acting Chairperson Nash explained that the purpose of this public hearing is to receive Citizen Input into the CDBG and HOME application funding process for the FY2018 Consolidated Plan One-Year Action Plan.

It was moved by Verbraken, and seconded by Trent, to approve the Agenda for the Public Hearing to receive Citizen Input on the application process for CDBG and HOME program funding for the FY2018 Consolidated Plan One-Year Action Plan. Motion carried.

B. MOTION TO RECEIVE AND PLACE ON FILE AFFIDAVIT FOR PROOF OF PUBLICATION FOR NOTICE OF PUBLIC HEARING
It was moved by Trent, and seconded by Verbraken, to receive and place on file the affidavit for proof of publication for Notice of Public Hearing that was a display advertisement published in the Courier on Sunday, February 12, 2017. Motion carried.

C. MOTION TO OPEN THE PUBLIC HEARING
It was moved by Trent and seconded by Verbraken, to open the Public Hearing. Motion carried.

Barb Prather, North East Iowa Food Bank, explained the need for a scissors lift to access food stored high within the rafters of the large storage facility and to clean the rafters and facility to keep up with the safety and food audit. She stated they have some funding already for the purchase.

Patricia King, Eye of the Needle
Ms. King stated that they have served more people this year than they ever have. A majority of their clients have been incarcerated or have never been employed and Eye of Needle works with these clients to find jobs. This organization works with a very diverse group of individuals and any help is appreciated.
Barb Grant, Operation Threshold Director,
Ms. Grant requested that Community Development reconsider and give funding to the weatherization Program. She stated that it may look like there is not a need, but her organization spent the Waterloo Housing Trust fund monies first. They anticipate a larger need this year and would use and appreciate all funding that we could give.

D. MOTION TO CLOSE THE PUBLIC HEARING

It was moved by Trent, and seconded by Verbraken, to close the Public Hearing. Motion carried.

E. MOTION TO AUTHORIZE PUBLICATION OF THE 30-DAY COMMENT PERIOD (MARCH 02-MARCH 31, 2017) AND SUBMIT RECOMMENDATION TO THE CITY COUNCIL FOR A PUBLIC HEARING APRIL 17, 2017.

It was so moved by Verbraken, and seconded by Trent. Motion carried.

F. MOTION TO ADJOURN

Motion was made by Trent, and seconded by Verbraken to adjourn the meeting. Motion carried.

Meeting adjourned.

Respectfully submitted,

[Signature]

Maxine Tindale
Board Secretary
CITY OF WATERLOO

CITY WIDE

Annual Action Plan
2017

OMB Control No: 2506-0117 (exp. 06/30/2018)

February 13, 2017

Ms. Kim Radice, CPD Representative  
U. S. Department of Housing and Urban Development  
Edward Zorinsky Federal Building – Suite 329  
1616 Capitol Avenue  
Omaha, Nebraska  68102-4908

RE: Notice of Intent to Participate  
Waterloo/Cedar Falls HOME Consortium  
City Fiscal Years July 1, 2017 – June 30, 2020  
Federal Fiscal Years October 1, 2016 - September 30, 2019

Dear Ms. Radice:

Please consider this correspondence as the Notice of Intent to renew the Consortium Agreement between the City of Waterloo and the City of Cedar Falls for application and funding of Federal HOME funds.

The cities of Waterloo and Cedar Falls have been a consortium the past fifteen years and will continue to work together to alleviate housing problems within our cities.

Waterloo will continue to be the lead agency. Our Consortium Agreement begins with City Fiscal Year July 1, 2017 and runs through June 30, 2020.

Please call me with any questions at 319-291-4429.

Sincerely,

Nancy Gutick  
Community Development Coordinator
RESOLUTION NO. 2016-206

RESOLUTION APPROVING HOME INVESTMENT PARTNERSHIP PROGRAM CONSORTIUM COOPERATION AGREEMENT WITH THE CITY OF CEDAR FALLS, IOWA, FOR THE PERIOD OF JULY 1, 2017 TO JUNE 30, 2020, AND AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE SAID AGREEMENT.

BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF WATERLOO, IOWA, THAT THE HOME INVESTMENT PARTNERSHIP PROGRAM CONSORTIUM COOPERATION AGREEMENT DATED MARCH 21, 2016, BETWEEN THE CITY OF CEDAR FALLS, IOWA, AND THE CITY OF WATERLOO, IOWA, FOR A PERIOD OF JULY 1, 2017 TO JUNE 30, 2020, AND AMENDING CEDAR FALLS WITH $18,000 OF THE $352,000 HOMEaward, IS HEREBY APPROVED AND THE MAYOR AND CITY CLERK ARE AUTHORIZED AND DIRECted TO EXECUTE THE SAME ON BEHALF OF THE CITY OF WATERLOO, IOWA.

PASSED AND ADOPTED this 21ST day of March 2018.

Quentin Hart, Mayor

Witness:

Rebecca Schueller, CMC
City Clerk
HOME INVESTMENT PARTNERSHIP PROGRAM
CONSORTIUM COOPERATION AGREEMENT
FEDERAL FISCAL YEARS 2017, 2018 AND 2019
(July 1, 2017 to June 30, 2020)

THIS CONSORTIUM COOPERATION AGREEMENT is entered into by and between
the City of Cedar Falls, a Municipal Corporation in Black Hawk County, Iowa (sometimes
hereinafter referred to as the "City") and the City of Waterloo, a Municipal Corporation in Black
Hawk County, Iowa (hereinafter referred to as the "Lead Entity") for the purpose of continuing a
HOME Consortium pursuant to the HOME Investment Partnerships Act (hereinafter referred to as
the "HOME Program"); Title II of the Cranston-Gonzales National Affordable Housing Act,
as amended (42 U.S.C. 12701 et seq.) (hereinafter referred to as the "Act").

WHEREAS, Section 216(2) of the Act provides that a consortium of geographically
contiguous units of general local government is considered a unit of general local government for
purposes of the HOME Investment Partnerships Program if the Secretary of the U.S.
Department of Housing and Urban Development (hereinafter referred to as "HUD") determines that the
consortium has sufficient authority and administrative capability to carry out the purposes of the
Act on behalf of its member jurisdictions and will direct its activities to the alleviation of housing
problems within States; and,

WHEREAS, in accordance with Section 217(b)(3) of the Act, HUD will include, as
jurisdictions eligible to receive allocations of HOME funds by formula, approved consortia of
units of general local government; and,

WHEREAS, the City of Cedar Falls, Iowa, and the City of Waterloo, Iowa, desire to
enter into a HOME Program Consortium Agreement for the purpose of expanding the supply of
decent, safe, sanitary and affordable housing for low and moderate-income residents.

NOW, THEREFORE, in consideration of these mutual covenants, the City of Cedar
Falls, Iowa, and the City of Waterloo, Iowa do hereby agree as follows:

SECTION I. DEFINITIONS-ABBREVIATIONS
1.1 "City" shall mean - the City of Cedar Falls, an Iowa Municipal Corporation.
1.2 "Lead Entity" shall mean - the City of Waterloo, an Iowa Municipal Corporation.
1.3 "HUD" shall mean - the U.S. Department of Housing and Urban Development.
1.4 "Act" shall mean - the Cranston-Gonzales National Affordable Housing Act, as amended
(42 U.S.C. 12701 et seq.).
1.5 "HOME Program" shall mean - the program conducted under the provision of the Cranston-Gonzalez National Affordable Housing Act, Title II, Subtitle A - HOME Investment Partnerships Program (P.L. 101-625) and the Code of Federal Regulations (24 CFR Part 92).

1.6 "HOME Funds" shall mean - HOME Program Entitlement Grant Funds awarded by the Secretary of HUD to the Consortium in accordance with the allocation formula prescribed by HUD.

1.7 "Consortium" or "HOME Consortium" shall mean - a consortium of geographically contiguous units of general local government, which HUD treats as a single unit of local government under the HOME Program, formed for the purpose of furthering the objectives of the HOME Program. Under this Agreement, the cities of Cedar Falls and Waterloo comprise the HOME Consortium.

1.8 "Housing Unit or Unit" shall mean - decent, safe, sanitary and affordable housing developed or assisted with HOME Funds pursuant to this Agreement.

1.9 "Qualification Period" shall mean - the Federal Fiscal Years for which the HOME Consortium is to qualify to receive allocations as a participating jurisdiction in the HOME Program.

**SECTION 2. RESPONSIBILITIES OF THE PARTIES**

2.1 Pursuant to this Agreement, the City and the Lead Entity agree to cooperate to undertake or to assist in undertaking housing assistance activities for the HOME Program.

2.2 The Lead Entity shall act in a representative capacity for all member units of general local government, or the Consortium members, for the purposes of the HOME Program.

2.3 The Lead Entity shall assume overall responsibility for ensuring that the Consortium's HOME Program is carried out in compliance with the requirements of the HOME Program, including requirements concerning a Consolidated Submission of Community Planning and Development Programs ("Consolidated Plan") in accordance with HUD regulations in 24 CFR Parts 91 and 92.

2.3.1 This Agreement does not contain a provision for veto or other restriction that would allow any member unit of local government to obstruct the implementation of the Consortium's approved Consolidated Plan.

2.3.2 The 5-Year Consolidated Plan document shall be prepared by the Lead Entity in collaboration with staff from City. If consulting firm is hired to prepare said document, Lead Entity and City will come to a mutually acceptable agreement to split the cost of the consulting firm.
2.3.3 Lead Entity and City agree that necessary adjustments to the Consolidated Plan development process will be made when necessary as required by the United States Department of Housing and Urban Development, including, but not limited to, any Consolidated Plan process.

2.3.4 The Lead Entity shall initiate the 5-Year Consolidated Plan and Annual Action Plans in IDIS for Lead Entity and City, and submit to HUD on IDIS. Annual reporting (CAPSR) will be completed by each entity separately on IDIS.

2.4 The Lead Entity and/or City if necessary, shall secure from the State of Iowa a written certification that the Consortium will direct its activities to the alleviation of housing problems within the State of Iowa.

2.5 The Lead Entity shall submit to HUD the required HOME Consortium qualification documents including required certifications and a fully executed Consortium Cooperation Agreement.

2.6 The Lead Entity and the City shall act affirmatively to further fair housing by:

2.6.1 Employing affirmative marketing procedures in the advertising and marketing of Housing Units, and

2.6.2 Conforming to the non-discrimination provisions hereinafter set forth.

2.7 Lead Entity, after approval by City, is hereby authorized to amend this Consortium Agreement, on behalf of the Consortium, for the purpose of adding new members to the Consortium.

2.7.1 Should it become necessary to change the language of this Agreement to meet HUD approval, without making major changes and without altering the intent of the Agreement, such changes may be made administratively with written consent of the Consortium staff.

2.7.2 This Agreement may be amended for purposes other than those described in 2.7 and 2.7.1 above by written Agreement of the Lead Entity and City.

2.8 Lead Entity and City each shall be solely responsible for such individual financial and/or legal responsibilities which may arise from participation as a member of this Consortium.

2.9 Lead Entity and City each shall be solely responsible for the administration of their respective HOME Programs including:
2.9.1 The development of Housing Units within their respective jurisdictions, and the use of any public or private funds or loans, or other means of financial assistance.

2.9.2 Additionally, any real or personal property acquired pursuant to this Agreement shall be acquired and maintained in the name of the individual Consortium member performing the acquisition.

2.9.3 Members will abide by their own local codes and standards but acknowledge that in federally funded projects, they are subject to the regulations for addressing lead-paint hazards.

2.10 Match obligations will be met for City by using carryover match funds reported by Lead Entity.

2.11 Program income generated by Lead Entity or City with HOME funds will be accounted for in IDB reporting and used for eligible activities by each agency separately.

2.12 It is the City’s responsibility to assure compliance with all HOME requirements during project implementation and the affordability period. The Lead Entity has the right to monitor projects compliance. City will submit to Lead Entity the Environmental Review (ER) for each HOME project, and Lead Entity will approve the ER, before said project begins by City.

2.13 City and Lead Entity will follow the regulations of the HOME Final Rule of 2013.

SECTION 3. PROVISIONS OF THE AGREEMENT

3.1 Lead Entity and City agree that the Consortium start date shall be July 1, 2017, and that they, and any new members added to this Consortium, pursuant to Section 2.7 above, shall establish July 1 through June 30 as their respective program year for the following Federal programs: 1) the Community Development Block Grant under Title I of the Housing and Community Development Act of 1974, as amended (PL 93-383), 2) the Home Investment Partnership Program under Title II of the Cranston-Gonzalez National Affordable Housing Act, as amended, (PL 101-625), 3) the Emergency Shelter Grant Program under Title II of Title IV of the Stewart B. McKinney Homeless Assistance Act of 1988, as amended (PL 100-618), and 4) the Housing Opportunities for Persons With Aids Program under Title II of the Cranston-Gonzalez National Affordable Housing Act, as amended, (PL 101-625), as applicable.

3.2 Though this Agreement may be amended, no Consortium member, including any new member added pursuant to Section 2.7 above, may withdraw from this Agreement while it remains in effect. A member desiring to terminate the Agreement and its participation in the Waterloo HOME Consortium may do so by giving no less than 6 months prior written notice. The notice must be sent to the Lead Entity at the address appearing on
the signature page and the notice must specify the effective date of the termination. The Agreement will terminate on the effective date specified in the notice.

3.3 For the Lead Entity and City, this Agreement is made and entered into pursuant to:

3.3.1 Iowa Code, Chapter 364 (2015), entitled "Powers and Duties of Cities".

3.4 The parties to this Agreement shall not, in the performance of this Agreement, discriminate or permit discrimination in violation of Federal or other laws or local ordinances because of race, color, handicap, familial status, sex, age, political or religious opinions, affiliations or national origin.

SECTION 4. DISTRIBUTION OF HOME FUNDS

4.1 Lead Entity shall be the recipient of each annual allocation of HOME Funds awarded to the Consortium by HUD and shall secure such funds in a manner prescribed by HUD.

4.2 For each annual allocation of HOME Funds, funds will be disbursed as follows:

4.2.1 10% of each annual HOME allocation to Lead Entity for allowable administration/planning costs of the HOME Program.

4.2.2 15% of each annual HOME allocation to Local Community Housing Development Organization(s) (CHDO). The Lead Entity will oversee the CHDO requirements.

4.2.3 The balance of the annual HOME allocation will be allocated 50% to Lead Entity and 50% to City unless an alternate mutually agreeable allocation formula is approved by Lead Entity and City. (It is understood that the Lead Entity will retain its existing HOME Entitlement allocation and the formula listed in 4.2.3 is only applicable to the increased HOME funding attributable to the formation of this HOME Consortium).

4.2.4 The allocation formula listed in 4.2.3 will be revised should additional members be added to the HOME Consortium. The revised allocation formula must be approved by Lead Entity and City before any additional members may be added.

4.2.5 City may not expend HOME Funds for any administrative or planning expenses.

4.2.6 HOME Funds shall be allocated to City through a subsequent subrecipient agreement, or agreements, between City and Lead Entity.
4.3 Some members existing programs may need to be modified if carried out with HOME funds, but the Consortium Activities do not impact CDBG-funded programs.

SECTION 5. TERM OF THE AGREEMENT/QUALIFICATION PERIOD

5.1 This Agreement shall be in full force and effect for a period of three years beginning on July 1, 2017, and ending June 30, 2020, said period comprising the Qualification Period, or until such time the HOME Funds are closed out as specified in Section 5.3, below.

By the date specified in HUD’s consortia designation notices, the consortium lead entity will notify each participating unit of general local government in writing of its right not to participate for the successive three-year qualification periods.

The consortium will adopt any amendment to the agreement incorporating changes necessary to meet the requirements for cooperation agreements set forth in a Consortia Qualification Notice applicable for a subsequent three-year consortia qualification period, and to submit the amendment to HUD as specified in the Consortia Qualification Notice for that period, and that failure to comply will void the automatic renewal of the consortia agreement.

5.2 The Federal fiscal years of this Agreement shall include Federal fiscal years 2017, 2018, and 2019.

5.3 Notwithstanding the above, this Agreement shall remain in effect until the HOME Funds from each of the Federal Fiscal Years of the Qualification Period are closed out pursuant to 24 CFR 92.507.

SECTION 6. AUTHORIZED REPRESENTATIVES

In further consideration of the mutual covenants herein contained, the parties hereby expressly agree that for purposes of notice, including legal service of process, during the term of this Agreement, and for the period of any applicable statute or limitations thereafter, the following named individuals or their successors shall be authorized representatives of the parties:

(1) Quentin Hart, Mayor  
City of Waterloo  
715 Mulberry Street  
Waterloo, Iowa 50703

(2) James P. Brown, Mayor  
City of Cedar Falls  
220 Clay Street  
Cedar Falls, Iowa 50613
With copies to:

(3) Rudy D. Jones
Community Development Director
620 Mulberry Street
Waterloo, Iowa 50703

and

(4) Bob Seymour
Interim Planning and Community Services Manager
220 Clay Street
Cedar Falls, Iowa 50613

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date indicated below.

ATTEST:

City of Waterloo:

[Signature]
City Clerk
City of Waterloo, Iowa
3-21-16

CITY OF WATERLOO:

[Signature]
Quentin Hart, Mayor
City of Waterloo, Iowa

[Signature]
ATTEST:

City of Cedar Falls:

Judy Wilson
City Clerk
City of Cedar Falls, Iowa
3-21-16

CITY OF CEDAR FALLS

[Signature]
James P. Brown, Mayor
City of Cedar Falls, Iowa

3-21-16

Date

Attachment: Attorney’s opinion
February 9, 2016

Mr. Rudy D. Jones  
Community Development Director  
630 Mulberry Street  
Waterloo, Iowa 50703

Re: Home Consortium Agreement  
Three Year Renewal: July 1, 2017 – June 30, 2020

Dear Rudy:

I have reviewed your letter and the Home Consortium Agreement provided to me and everything looks just fine. It meets with applicable law and the terms and provisions of the agreement are fully authorized under State and local laws. This further provides legal authority for the Consortium to undertake housing assistance activities for the HOME Program.

You may go ahead with the execution of this document and obtain Council approval at your convenience.

Should you have any questions, please advise.

Sincerely,

[Signature]

DAVID R. ZELLIGERFELD  
Waterloo City Attorney

[Signature]

CITY WEBSITE: www.cityofwaterlooiowa.com

WE'RE WORKING FOR YOU  
An Equal Opportunity/Affirmative Action Employer
(The following items will be voted upon by voice vote on a single motion without separate discussion, unless someone from the council or public requests that a specific item be considered separately.)

A. Resolution to approve the following:

1. Bills Payment: Finance Committee Invoice Summary Report, a copy of which is on file in the office of the City Clerk.

2. Resolution approving preliminary plans, specifications, form of contract, etc., and setting date of bid opening on April 20, 2017 and date of public hearing as April 24, 2017 for the purchase of one (1) automated side-load garbage truck and instruct City Clerk to publish said notice.

Submitted By: Mark Rice, Public Works Director

3. Resolution setting date of public hearing as April 17, 2017 to review funding recommendations of the Community Development Board, for FY 2018 One-year Action Plan for CDBG and HOME Funds, for the Waterloo/Cedar Falls HOME Consortium.

Submitted By: Rudy D. Jones, Community Development Director

4. Resolution approving the assessment of property for work performed by the Waterloo Water Works, together with recommendation of approval by the Waterloo Water Works Board of Trustees.

Address and amount to certify:
1112 Ankeny Avenue - $741.75
1221 West 9th Street - $1,179.87
212 Lafayette Street - $5,159.99

Submitted By: Matt Mahler, General Manager

5. Resolution approving the request from SingleSpeed Brewing Company in cooperation with Waterloo Convention and Visitors Bureau and Trekman Racing to hold the SingleSpeed Beer Mile on June 10th, 2017, with road closures on portions of Commercial, Cedar, 2nd and 3rd Streets as well as a closure of the SingleSpeed Brewing Co. parking lot, located at 325 Commercial Street.

Submitted By: Joe Leibold, Captain of Police Services

6. Request of Riverloop Amphitheater, Inc., for a variance to the Noise Ordinance from May 1, 2017 through November 15, 2017, for 3 a.m. to Midnight in conjunction with musical concerts, wedding receptions and private parties to be held at Riverloop Amphitheater & Expo Plaza on the west side of Cedar River including a band/DJ and the use of a PA system, together with recommendation of approval of Director of Safety Services.

Submitted By: Joe Leibold, Captain of Police Services

7. Resolving approving Order Accepting Acknowledgment/Agreement and check for $300.00 from New Star, 512 Fletcher Avenue, Waterloo, Iowa 50701, for sale of tobacco to minor violation first offense.

Submitted By: David R. Zellhofer, Waterloo City Attorney

8. Resolution approving statement of assessment for 9572 Burton Avenue in the amount of $164.97, and authorizes City Clerk to notify Black Hawk County Treasurer of said cancellation.

https://waterloo.novusagenda.com/agenda/PublicMeetingView.aspx?MeetingID=4897&Min... 4/13/2017
to burn native prairie grasses, marsh habitats and small shrubs and trees, on approximately 1 1/2 acres located at 2204 Ashland Avenue, during March and April and again in September and October.

Submitted By: Pat Tasker, Chief of Fire Services

6. Bonds

PUBLIC HEARINGS

2. FY 18 One Year-Action Plan for CDBG and HOME Program Funds for the Waterloo/Cedar Falls HOME Consortium.

Motion to receive and file proof of publication of notice of public hearing.
HOLD HEARING-Comments on file.
Motion to close hearing and receive oral and written comments and recommendation of approval of Community Development Board.
Resolution approving proposed funding recommendations set forth by the Community Development Board for the FY18 One-Year Action Plan for CDBG and HOME Program Funds for the Waterloo/Cedar Falls Consortium.
Submitted By: Rudy D. Jones, Community development Director

3. Purchase of one (1) cargo van for the Traffic Operations Department

Motion to receive and file proof of publication and notice of public hearing.
HOLD HEARING - No comments on file.
Motion to close hearing and receive oral and written comments.
Resolution confirming approval of specifications, bid documents, form of contract, etc.
Resolution authorizing to proceed.
Motion to receive, file and instruct the City Clerk to read bids and award contract to

Submitted By: Sandie Greco, Interim Public Works Director

4. Purchase of one (1) 2017 service truck for the Sewer Department.

Motion to receive and file proof of publication and notice of public hearing.
HOLD HEARING - No comments on file.
Motion to close hearing and receive oral and written comments.
Resolution confirming approval of plans, specifications, form of contract, etc.
Resolution authorizing to proceed.
Motion to receive, file and instruct the City Clerk to read bids and refer to Interim Public Works Director for review.

Submitted By: Sandie Greco, Interim Public Works Director

RESOLUTIONS

5. Resolution accepting storm sewer easements from Maralits, Inc., for construction and maintenance of storm sewer pipes located along Highway 63, from Newell Street, southward to Highway 218, otherwise known as 84 West Mullen Avenue.

Submitted By: Noel Anderson, Community Planning & Development Director

6. Resolution approving award of contract to Aspro, Inc., of Waterloo, Iowa in the amount of $7,698,490.74, and approving the Contract Bond, and Certificate of Insurance for the FY 17 Street Reconstruction Program (Division I, Alternates A, Divisions II, III, & IV), Contract No. 921; and authorize Mayor and City Clerk to execute said documents.
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<th>Percent LMI Persons</th>
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City of Waterloo: 37470 47.7%

*Data is included for only the portion of the tract located within Waterloo.
Note: Shading indicates low- to moderate-income census tracts.
Source: U.S. Department of Housing and Urban Development.
* Census Bureau provides a special tabulation based on 2006-2010 ACS 5-year level data.
Resale/Recapture provisions (24 CFR 22.254(a)(5))

The City of Waterloo has elected to adopt the following recapture provisions when HOME funds (including program income) are used for affordable housing assistance.

Recapture guidelines are used for any homebuyer activity where the client receives direct financial assistance (including down payment assistance). Recapture may only be used when there is direct assistance to the buyer. Resale is not used by the City.

Recapture Provision
A recapture provision of the HOME regulations pursuant to CFR Part 24 22.254 (a)(5)(i) will be used when HOME funded assistance is provided for down payment assistance for people at income levels of 80% or less of Waterloo’s median income. The homebuyer must reside in the home as the principal residence for the duration of the period of affordability. Should the homebuyer need to transfer the property (either voluntarily or involuntarily) during the affordability period, it must follow these recapture provisions. The homebuyer may resell the property on the open market to any willing buyer during the affordability period. The property is subject to this provision for an affordability period based on the amount of direct financial assistance of HOME funds to the buyer (down payment, closing costs and any assistance that reduced the purchase price from fair market value to an affordable price) as indicated in the following chart.

Up to $14,999- 5 years
$15,000-$40,000- 10 years
Greater than $40,000- 15 years

The client will sign and the City will record a mortgage in second position to the bank mortgage stating the principal residency requirement throughout the affordability period. The client will also sign a HOME Agreement with the City referencing property value, the amount of direct financial assistance provided, the recapture provisions, certification of principal residence and the property standards. The mortgage document includes the affordability period, the principal residency requirement and the recapture provision for the assistance.

The City of Waterloo will reduce the amount of direct HOME subsidy for recapture on a percentage-based reduction for the time the homebuyer has owned and occupied the house measured against the affordability period if the housing unit is sold during the affordability period. For example, with a five year affordability period, the recapture amount will be reduced by one fifth for each year of occupancy. The resulting ratio is used to determine how much of the direct HOME subsidy the City will recapture. The amount recaptured cannot exceed what is available from net proceeds. To determine the amount forgiven, divide the number of years the homebuyer occupied the home by the period of affordability and multiply the resulting figure by the total amount of direct HOME subsidy originally provided to the homebuyer.

If there are insufficient net proceeds available at sale to recapture the full pro rata amount due, the homebuyer and City will share net proceeds equally (50:50 split). Net proceeds are defined as the sales price minus principal loan repayment (other than HOME funds) and any closing costs. Under no circumstances will the City recapture more than the available net proceeds.
Example 1:
Appraised Value of the Property at Acquisition: $125,000
Home Investment (Forgivable loan for down payment assistance): $5,000
Homebuyer Investment (closing costs): $2,000
Original mortgage balance: $120,000; balance of: $118,000
The house is being sold for $130,000 in year 3 of the affordability period.
Forgivable loan is in year 2 of 5. This means 1/5ths or 20% of the loan has been forgiven for the two
full years of occupancy. Therefore, 80% of the down payment assistance is recaptured:
$5000 x .80 = $4,000
Net proceeds = Sales price - primary loan repayment - closing costs ($130,000 - $118,000 - $2,000) =
$10,000. Since there are no net proceeds, the client does not pay back any of the down payment assistance and the loan is satisfied.

Example 2:
Consider the same transaction with the following changes:
Selling price = $120,000
Original mortgage balance = $118,000
Net proceeds = $120,000 - $118,000 - $2,000 = $0. Since there are no net proceeds, the
client does not pay back any of the down payment assistance and the loan is satisfied.

Example 3:
Selling price of $121,000:
Net proceeds = $121,000 - $118,000 - $2,000 = $1,000.
Since the net proceeds are insufficient to recapture the full amount of the $3000, the City and the
owner share net proceeds equally and each receives $500.

The terms of this recapture provision will be used through execution of a mortgage, promissory note and
HOME written agreement between the homebuyer and the City which specifies the period of
affordability and the occupancy and recapture requirements. The mortgage is recorded in second
position to the primary loan. If the owner transfers title to the property either voluntary or
involuntary, the owner must repay the balance of the forgivable HOME loan to the City following the
recapture guidelines stated previously. If the owner rents or vacates the unit during the affordability
period, or sells the home without the City receiving recaptured funds due to time of sale the owner
would be in non-compliance, and the City reserves the right to hold the owner accountable for the
full amount of the HOME funds provided to that housing unit. This is based on the total amount of
HOME funds invested, including both development funds and direct financial assistance to the buyer
minus any principal HOME loan repayments. The repayment is not subject to any reductions that
might be otherwise applicable under a recapture provision such as forgiveness for term of occupancy
or repayment to owner first.

The City will monitor compliance with the principal place of residency requirement throughout the
affordability period. The owner will be mailed a letter requesting a copy of the homeowner's
Insurance policy declaration page and a copy of a utility bill. If the owner is not in compliance, the
guidelines stated previously will be followed.

Update: 8-2018

HOME Program and Procedure政策更新, updated 8-2018.
Minutes
February 21, 2017
Page 2

D. NEW BUSINESS

   It was moved by Munez and seconded by Verbraken to endorse the rehabilitation contracts for January 2017. Motion carried.

2. Neighborhood Services Report
   An agenda was provided for a mini leadership conference to be held in March. A report was also included to convey which meetings and activities are ongoing in the Neighborhood Services Department. Verbraken voiced the need for Neighborhood Associations in the moderate-income neighborhoods.

3. Board Approval for Budget Amendments - HOME
   It was moved by Verbraken, and seconded by Trent to transfer $81,285 HOME funds from the Lafayette, 8th, 9th and Sycamore activity to the Rehabilitation program and to transfer uncommitted funds of $9,859 to the Rehabilitation program. A roll call vote was taken, 4-ayes 0-nayes. Motion carried.

4. Increase DPA Allocation using HOME funds
   Prior to the new rules in regards to HOME funds for Down Payment Assistance, Jones asked that the Board approve increasing the average amount of DPA from $2,500 to $5,000. This allows for up to 10 families, if they qualify, to use the funds before the new rules take effect the end of July 2017.
   It was moved by Verbraken, and seconded by Trent to increase the average amount of DPA from $2,500 to $5,000 before the new HOME rules change. A roll call vote was taken, 4-ayes 0-nayes. Motion carried.

5. Congratulated Lisa Speicher Munez on 2017 Allen Schmidt Camacho Leadership Award
   Jones and the board congratulated Lisa on the prestigious award she received through New Jerusalem Ministries.

E. DISCUSSION ITEMS

National Community Development Week April 17-April 22, 2017
Jones explained that HUD usually sends out ideas prior to that week but informed board members that he may entertain any ideas they may have for Community Development week.

Black History Month
Robert C. Jones was the first African-American to be appointed to a U.S. cabinet level position.

ADJOURN MEETING
With no further business it was moved by Verbraken, and seconded by Trent to adjourn the meeting. Motion carried. The Chair declared the meeting adjourned.

Respectfully submitted,

Maxine Tienda
Board Secretary
MEMORANDUM

TO: Community Development Board

FROM: Nancy Galick, Community Development Coordinator

RE: Budget Amendments HOME

January 17, 2017

We would like Board approval on the following amendments:

- **HOME**: Transfer $81,283 from the É. 6\(^{th}\), 9\(^{th}\), Lafayette and Sycamore Street activity to Rehabilitation.
  - This funding is available because we were awarded NSP3 funds for work in that location. This will allow us to complete 3 rehab on homes that are over our normal rehabilitation limit. Two of the homes are historic, and one is in a historic neighborhood. All three homes will have a huge impact in their neighborhoods.

- **HOME**: Transfer $9,559 of uncommitted funds to Rehabilitation.
  - This funding is available because we received more program income than was budgeted (home sold, rehab funds needed to be repaid). See above for use.

FINANCIAL-Meaning and correspondence FY177Board Amendment HOME 14-5-2017.docx

CITY WEBSITE: www.cityofwaterlooiowa.com

WE'RE WORKING FOR YOU!
Grantee SF-424's and Certification(s)

<table>
<thead>
<tr>
<th>Field</th>
<th>Value</th>
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</thead>
<tbody>
<tr>
<td>1. Type of Submission</td>
<td>Application</td>
</tr>
<tr>
<td>2. Type of Application</td>
<td>New</td>
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<tr>
<td>3. Date Received</td>
<td>8/14/2017</td>
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<tr>
<td>4. Applicant Number</td>
<td>424-0117</td>
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<td>5. Federal Award Identifier</td>
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<td>6. A. Legal Name</td>
<td>City of Waterloo</td>
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<td>7. B. Employee/Taxpayer Identification Number (SSN/TIN)</td>
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<td>8. C. Organizational EIN</td>
<td>12-34567890</td>
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<td>9. d. City</td>
<td>Waterloo</td>
</tr>
<tr>
<td>10. Street</td>
<td>123 Mulberry Street</td>
</tr>
<tr>
<td>11. State</td>
<td>IA</td>
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<tr>
<td>12. County</td>
<td>Linn</td>
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<td>13. Zip Code</td>
<td>52301</td>
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<tr>
<td>14. E. Organizational Unit</td>
<td>Community Development</td>
</tr>
<tr>
<td>15. F. Name and contact information of person to be contacted concerning this application</td>
<td>First Name</td>
</tr>
<tr>
<td>16. Middle Initial</td>
<td>D</td>
</tr>
<tr>
<td>17. Last Name</td>
<td>Smith</td>
</tr>
<tr>
<td>18. Title</td>
<td>Director</td>
</tr>
<tr>
<td>19. <strong>Telephone Number</strong></td>
<td>515-123-4567</td>
</tr>
<tr>
<td>20. <strong>Facsimile Number</strong></td>
<td>515-123-4567</td>
</tr>
<tr>
<td>21. E-mail</td>
<td><a href="mailto:johnsmith@email.com">johnsmith@email.com</a></td>
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### Application for Federal Assistance SF-424

#### Type of Applicant
- City or Township Government
- Other (specify):

#### Name of Federal Agency:
- U.S. Department of Housing and Urban Development

#### Funding Opportunity Number:
- 91.013-

#### Competition Identification Number:
- (specify)

#### Areas Affected by Project (Cities, Counties, States, etc.):
- 

#### Detailed Title of Applicant's Project:
- Assistance provided to income eligible households for rehabilitation assistance and Tenant Based Rental Assistance. Funds provided to churches and CEDC for housing activities

---

**Annual Action Plan 2017**

OMB Control No: 2506-0117 (exp. 06/30/2018)
### Application for Federal Assistance SF-424

**10. Congressional District Of:**
- **c. Program/Project:** 31

**17. Proposed Period:**
- **a. Start Date:** 07/01/2017
- **b. End Date:** 03/30/2018

**18. Estimated Funding ($):**

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<th>Item</th>
<th>Amount</th>
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<tr>
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<td>781,178.00</td>
</tr>
<tr>
<td>b. Applicant</td>
<td>0.00</td>
</tr>
<tr>
<td>c. State</td>
<td>0.00</td>
</tr>
<tr>
<td>d. Local</td>
<td>0.00</td>
</tr>
<tr>
<td>e. Other</td>
<td>0.00</td>
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<tr>
<td>f. Program Income</td>
<td>25,005.00</td>
</tr>
<tr>
<td>g. TOTAL</td>
<td>806,183.00</td>
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**19. Is Application Subject to Review By State Under Executive Order 12372 Process?**
- a. This application was made available to the State under the Executive Order 12372 Process for review on
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- x. Program not covered by E.O. 12372.

**20. Is the Applicant Delinquent on Any Federal Debt?**
- Yes
- x. No

**21. By signing this application, I certify (1) to the statements contained in the list of certifications**
- x. I agree to the statements contained in the list of certifications
- I also provide the required assurances and agree to comply with any reporting requirements. I am aware that any false, fictitious, or misleading statement or information may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 21, Section 1871)
### Application for Federal Assistance SF 424

**Type of Submission:**
- [ ] Preapplication
- [x] Application
- [ ] Change/Correction Application
- [ ] Revision

**Date Submitted:**
- [ ] Date Received

**Federal Entity Identifier:**

**State Use Only:**
- [ ] Date Received By State
- [ ] State Application Identifier

**Applicant Information**

**Legal Name:**
- City of Example

**Employee/Taxpayer Identification Number (EIN/TIN):**

**Organizational DUNS:**

**Address:**
- 620 Mulberry Street

**State:**

**City:**
- Dallastown

**County:**

**Zip Code:**
- 17012

**Country:**
- UNITED STATES

**Organizational Unit:**
- Division Name:

**Contact Information:**

**First Name:**
- Tony

**Last Name:**
- Johnson

**Phone:**
- 119-2321-423

**Fax:**
- 119-2321-423

**Email:**
- tonyjohnson@cityofexample.org
| 16. Congressional District(s): |  |
| 17. Proposed Project: |  |
| a) Start Date | 01/01/2017 | b) End Date | 06/30/2017 |
| 18. Estimated Funding ($) |  |
| a) Federal | 1230272.00 | b) Applicant | 0.00 |
| c) State | 0.00 | d) Local | 0.00 |
| e) Other | 0.00 | f) Program Income | 10,568.00 |
| g) Total | 1240840.00 |  |

19. Is Application Subject to Review By State Under Executive Order 12372 Process?
   - [ ] a. This application was made available to the State under the Executive Order 12372 Process for review on [ ]
   - [ ] b. Program is subject to E.O. 12372 but has not been selected by the State for review.
   - [ ] c. Program is not covered by E.O. 12372

20. Is the Applicant Disfranchised Or Any Federal Debt? (If "Yes," provide explanation in attachment.)
   - [ ] Yes
   - [x] No

21. By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, correct and accurate to the best of my knowledge. I also agree to comply with any resulting terms if selected for award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 20, Section 455)
   - [ ] I AGREE

   The list of certifications and assurances, can be obtained from the website where you may obtain the list. The list is contained in the announcement or agency specific instructions.

Authorizing Representative:

<table>
<thead>
<tr>
<th>First Name</th>
<th>Last Name</th>
<th>Title</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Mayor</td>
</tr>
<tr>
<td></td>
<td></td>
<td>City of Waterloo, Iowa</td>
</tr>
<tr>
<td>Phone:</td>
<td>Fax Number:</td>
<td>515-263-4500</td>
</tr>
<tr>
<td>Email:</td>
<td></td>
<td><a href="mailto:mayor@waterlooua.org">mayor@waterlooua.org</a></td>
</tr>
</tbody>
</table>

* Designated Authorized Representative: [ ] Signatures
CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing — The jurisdiction will affirmatively further Fair Housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan — It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 24 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Lobbying — To the best of the jurisdiction’s knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;

2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and

3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction — The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan — The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction’s consolidated plan.

Section 3 — It will comply with section 3 of the Housing and Urban Development Act of 1968 (42 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.

[Signature]
Signature of Authorized Official

[Date]
Date

[Title]
Mayor City of [City Name]
Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation — It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan — Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan — It is following a current consolidated plan that has been approved by HUD.

Use of Funds — It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed an Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community; and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans during program year(s) [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force — It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individual engaged in non-violent civil rights demonstrations; and

2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.
Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.

[Signature]  
Signature of Authorized Official

[7/21/17]  
Date

[Mayor City of Waterloo]  
Title
OPTIONAL Community Development Block Grant Certification

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 CFR 570.208(c)(4).

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

[Signature]
Signature of Authorized Official

[Date]
Date

[Title]
City of [Name]
Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance — If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs — It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §92.205 through 92.209 and it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy Layering — Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing.

[Signature]  
Signature of Authorized Official  
[7/2/17]  
Date  

[Title]
Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

**Major Rehabilitation/Conversion/Renovation** — If the rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

**Essential Services and Operating Costs** — In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelters, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, as long as the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

**Renovation** — Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

**Supportive Services** — The recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, as long as the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

**Matching Funds** — The recipient will obtain matching amounts required under 24 CFR 576.201.

**Confidentiality** — The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

**Homeless Persons Involvement** — To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

**Consolidated Plan** — All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.
Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correctional programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.

[Signature of Authorized Official]  7/1/17
Date

[Title of Official]
Housing Opportunities for Persons With AIDS Certifications

The HOPWA grantee certifies that:

Activities -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

Building -- Any building or structure assisted under this program shall be operated for the purpose specified in the consolidated plan:

1. For a period of not less than 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility.

2. For a period of not less than 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

[Signature of Authorized Official] [Date]

[Title] City of Waterloo
APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification
This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than $10,000 and not more than $100,000 for each such failure.
Certification for a Drug-Free Workplace

U.S. Department of Housing and Urban Development

Applicant:
City of Waterloo, Community Development Department

CDBG and HOME Investment Partnership Programs as an entitlement community

Acting on behalf of the above-named Applicant as its Authorized Official, I make the following certifications and agreements to the Department of Housing and Urban Development (HUD) regarding the sites listed below:

1. I certify that the above-named Applicant will or will continue to provide a drug-free workplace by:
   a. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the Applicant's workplace and specifying the actions that will be taken against employees for violations of such prohibition.
   b. Establishing an ongoing drug-free awareness program to inform employees —
      (1) The dangers of drug abuse in the workplace;
      (2) The Applicant's policy of maintaining a drug-free workplace;
      (3) Any available drug counseling, rehabilitation, and employee assistance programs; and
      (4) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace.
   c. Making it a requirement that each employee be engaged in the performance of the grant be given a copy of the statements required by paragraph a.
   d. Notifying the employee in the statement required by paragraph a. that, as a condition of employment under the grant, the employee will —

2. Sites for Work Performance. The Applicant shall list (on separate pages if needed) the sites for the performance of work done in connection with the HUD funding of the programmatic activity above: Place of Performance shall include the street address, city, county, State, and zip code. Identify each site with the Applicant name and address and the programmatic activity supported by that grant.

602 Mulberry Street, Waterloo, Iowa 50703
715 Mulberry Street, Waterloo, Iowa 50703

I certify that the information stated herein, as well as any information provided in the accomplishment, is true and accurate.

Name of Authorized Official
Quentin Hart
Signature

Mayor

Date: 04/17/2017

OMB Control No: 2506-0117 (exp. 06/30/2018)