

City of Lakewood

DRAFT

FY 2016 Consolidated Annual Action Plan



Tacoma-Lakewood
HOME Consortium

February 2016

This document was prepared in accordance with the requirements established by the Department of Housing and Urban Development for local jurisdictions requesting federal housing assistance through provision of the National Affordable Housing Act of 1990, as amended.

Executive Summary

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

1. Introduction

The FY 2016 Consolidated Plans for the Tacoma-Lakewood HOME Consortium provide a framework for addressing housing and community development needs in these cities. The Plans are developed for the U.S. Department of Housing and Urban Development to define how funding is to be allocated for the following federal programs: the Community Development Block Grant (CDBG), HOME Investment Partnership Act (HOME), and for the City of Tacoma, Emergency Shelter Grants (ESG).

The FY 2016 Annual Action Plan (July 1, 2016 – June 30, 2017), Lakewood's second under the 2015-19 Consolidated Plan, is a one-year plan that addresses local community and economic development needs and the resources necessary to meet the needs of low and moderate income households. The Plan identifies unique needs and assets in Lakewood and Tacoma, as well as on a regional basis. Goals and priorities of the Annual Action Plan are to be consistent with national objectives and priorities established by HUD and shall be consistent with the goals and strategies identified in the 5-Year Consolidated Plan.

Strategies identified in this Plan were built upon a broad citizen participation process in consultation with public and private agencies. Through this planning process, the FY 2016 policies and priorities were developed to improve economic development and investment through improvements to infrastructure and public facilities, revitalize neighborhoods through removal of blight and targeted investment, eliminate threats to public health and safety, and to preserve and/or expand affordable housing choice for low and moderate income individuals. Subsequently, the Lakewood City Council adopted policies and priorities on the use of FY 2016 CDBG and HOME funds.

In FY 2016, CDBG funds are to be focused on physical/infrastructure improvements, housing, public services, and economic development, in that order of priority.

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 FY 2016 Annual Action Plan will focus funding on all three priority needs identified in the 5-Yr Consolidated Plan: 1) Need for affordable housing; 2) Need for basic services and for homeless

prevention and intervention; and 3) Need for community and economic development. Primary focus will be placed on the need for community and economic development with funding being allocated to infrastructure improvements including accessibility and roadway improvements and street lighting installations in two low income neighborhoods. Funding in support of affordable housing choice will concentrate on homeowner rehabilitation/repair programs, down payment assistance, and in support of the development of new housing for low income households. Efforts to support basic services and homeless prevention and intervention will include the funding of an emergency relocation assistance program for families displaced during fire and code enforcement actions.

Recommended funding allocations for FY 2016 (including the reprogramming of unexpended FY 2013 and 2014 funding) include the following:

- *Physical/Infrastructure Improvements* – A total of \$343,000 in CDBG funding is being recommended for neighborhood-related infrastructure improvements.
- *Housing Improvements* – Total funding in the amount of \$131,755.35 in CDBG and \$187,625.70 in HOME monies are being recommended for five housing related activities. Program income is also recommended for continued support of the Major Home Repair/Sewer Loan program, Down Payment Assistance, and HOME Housing Rehabilitation program.
- *Public Services* – No CDBG funding is recommended. Funding in support of human services programs is to be provided as part of the City's 1% General Fund allocation.
- *Economic Development* – Continued support of the Economic Development Business Revolving Loan Fund will be generated through program income earnings during the fiscal year.
- *Administrative Activities* – Funding in support of general administrative activities associated with operating the CDBG and HOME programs.

3. Evaluation of past performance

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

The 5-YR Consolidated Plan (2015-2019) for Lakewood and Tacoma identified three primary goals: 1) Increase and preserve affordable housing choice; 2) Reduce homelessness and increase stability; and 3) Improve infrastructure, facilities and economic development. In FY 2015, the initial year of the Plan, funding is primarily focused on the need for community and economic development through the investment in infrastructure improvements and continued investment in housing preservation. Through ongoing activities and current funding, the City has made significant progress in meeting the needs for housing opportunity, the creation of suitable living environments, and the expansion of economic opportunity through investment in community facilities and improvements to infrastructure. While the City does expect to meet the benchmarks established in the 5-YR Consolidated Plan, concern remains that decreased funding and eroding public support could pose a challenge to meeting the community development goals and objectives defined in the Plan.

A complete evaluation of the performance measures, including program spending accomplishments, will be provided as part of the Consolidated Annual Performance Evaluation Report (CAPER) for FY 2015.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The FY 2016 Annual Action Plan was developed in coordination with the City of Tacoma and local organizations, agencies, and stakeholders. The Plan was developed in accordance with requirements established by the U.S. Department of Housing and Urban Development and the Citizen Participation Plan as adopted by the City of Lakewood. Citizen activities included notification in the Tacoma News Tribune on September 21, 2015 of an October 8, 2015 public hearing held by the Lakewood Community Services Advisory Board (CSAB) on the acceptance of proposals for FY 2016 (July 1, 2016 – June 30, 2017) Community Development Block Grant (CDBG) and HOME Investment Partnership Act (HOME) programs. Citizen input was solicited to identify community and economic development, housing, and public service's needs.

Notification of the Draft FY 2016 Annual Action Plan will be published on April 1, 2016 in the Tacoma News Tribune indicating where the document will be available for review during a 30-day citizen comment period (April 1, 2016 – April 30, 2016). A public hearing by the Lakewood City Council is to be held on April 18, 2016 to solicit comments from citizens, local for-profit and non-profit agencies, neighborhood associations, the State of Washington, Pierce County, City of Tacoma, local public housing authorities, and other interested parties on the draft document. Copies of the Plan are to be made available to those requesting copies. Records on the proposed economic development, housing, public service, and community development projects are to be made accessible to the general public. Comments received at the public hearings held by the Lakewood CSAB and Lakewood City Council is summarized later in this report.

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.

The following comments were received as part of the FY 2016 citizen participation process. They include oral testimony provided at the October 8, 2015 public hearing held by the Lakewood Community Services Advisory Board, and the Lakewood City Council public hearing on April 18, 2016.

Community Services Advisory Board Public Hearing – October 8, 2015

The following testimony was presented at this public hearing:

Ms. Rosemary Kaiser – Vice President, Board of Directors – Tillicum Community Center

Ms. Kaiser discussed the Center's operations and the various programs the Center offers: food and clothing bank; Sea Mar health clinic; Pierce County Library branch; and various holiday meal and gift programs. She said the Center operating without an executive director and a staff of two employees; board members have stepped up to assist with the Center's operations to ensure there is no break in services provided. Funding is being provided through private donations and local business support.

Ms. Janet Harper, Treasurer, Board of Directors – Tillicum Community Center

Ms. Harper discussed budgetary concerns for the Center. She stated she had personally stepped up to support the Center financially and that she had the capacity to continue to support the Center moving forward.

Ms. Mary Brickle – Executive Assistant – Rebuilding Together South Sound

Ms. Brickle spoke about the importance of maintaining safe affordable housing for low income homeowners. She said the programs RTSS offers were quite often the only assistance options for persons living in mobile homes and persons with little or no equity in their homes.

Ms. Diana Comfort – Executive Director of Child Care – YMCA

Ms. Comfort expressed appreciation for the support of CDBG funding they were allocated in 2014 and urged the Board to continue its support through future funding of child care. She stated that the YMCA school daycare programs provide for tutoring and homework assistance, after school activities, playtime, and healthy meals and snacks.

Mr. Gomer Roseman – Director of Site Development & Construction – Tacoma-Pierce County Habitat for Humanity

Mr. Roseman discussed Habitat's construction progress in the Tillicum neighborhood. He stated Habitat has constructed 19 homes in Tillicum to date, has 1 home under construction, and is on schedule to complete the construction and/or rehabilitation of 13 homes in Tillicum. Mr. Roseman thanked the City for its support and partnership.

Ms. Amy Allison – Director of Community Mobilization – Associated Ministries, Paint Tacoma-Pierce Beautiful

Ms. Allison stated the Paint Tacoma-Pierce Beautiful program provides house painting services at no cost to low income households, including elderly and disabled households by bringing together volunteer labor and donated materials. She stressed the importance of maintaining safe and decent housing for homeowners who would otherwise be unable to afford such improvements.

City Council Public Hearing on Approval of the FY 2016 Annual Action Plan – April 18, 2016

Speaking before the Council were:

(Insert comments here)

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

There were no comments or views received that were not accepted.

7. Summary

Additional activities included as part of the FY 2016 Annual Action Plan include Neighborhood Stabilization Program 1 and Section 108 Loan Guarantee Program assistance as provided below:

- *Neighborhood Stabilization Program 1 (NSP1)* – Funding for the NSP1 program was provided in 2009 through the State of Washington Department of Commerce to restore neighborhoods adversely impacted by disproportionate foreclosure and vacancy rates. Program funding has been allocated to demolish dangerous/blighted buildings in qualifying census block groups that meet two of the following three criteria: 1) Building Official determined structure is dangerous; 2) Property not lawfully occupied in excess of 1 year; and 3) Property was associated with illegal drug activity during previous 12 months. The City administers an NSP1 revolving abatement fund in excess of \$210,000. Program income in FY 2016 is anticipated at \$30,000.

Section 108 Loan Guarantee Program– In 2012, the City of Lakewood established a \$2.88 million loan pool to assist with large-scale economic and community development activities. To date, a total of

\$1.01 million has been used to support the acquisition/redevelopment of commercial areas, job creation, and to provide basic services to the homeless. Highlights include:

- Completion of 4,000 SF mixed-use client services center and 15-unit housing complex. The project will provide new permanent housing and supportive services to the homeless. Acquisition and construction of a 15,000 SF automotive sales complex. The project will provide 20 new FTE positions.

In FY 2016, the City expects to apply for and complete its third Section 108 loan project- 108th Street Roadway Improvements. The proposed project will make accessibility improvements to 108th St. SW from Main Street SW to Bridgeport Way SW. Construction will include upgrades to sidewalks, signalization, ramps, and roadway improvements necessary to meet current American's with Disabilities Act (ADA) requirements. This project will meet the national objective 570.208(a)(1) Area Benefit and will include Section 108 funding in the amount of \$141,500. Repayment of the loan will be made using Lakewood's annual CDBG allocations. The City of Lakewood understands that if the City fails to make a required payment on its notes, HUD will deduct that payment from the City of Lakewood's CDBG Letter of Credit and in accepting this loan guarantee, the City of Lakewood will pledge its CDBG funds and all other applicable grants as security for the guarantee.

PROJECT	SECTION 108	ANTICIPATED INCOME- 2016	PRINCIPAL REPAYMENT- 2016
Curbside Motors	\$700,000	\$47,421.55	\$25,000
LASA Client Service Center	\$310,000	\$11,363.50	\$0

Table 1 - Section 108 Loan Program- 2016

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.

Agency Role	Name	Department/Agency
CDBG Administrator	LAKEWOOD	Community Development Department

Table 2 – Responsible Agencies

Narrative

In the City of Lakewood, CDBG funding is administered by the Community Development Department with oversight provided by the Council-appointed Community Services Advisory Board (CSAB) and Lakewood City Council. As a member of the Tacoma-Lakewood HOME Consortium, Lakewood receives HOME funding through the Tacoma Community Redevelopment Authority (TCRA). HOME funding allocations are initially approved by the Lakewood City Council before they are forwarded on to the TCRA for final review and approval.

Consolidated Plan Public Contact Information

City of Lakewood

Community Development Department

Attn: Mr. Dave Bugher, Assistant City Manager

6000 Main Street SW.

Lakewood, WA 98499

(253) 589-2489

dbugher@cityoflakewood.us

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

1. Introduction

The FY 2016 Annual Action Plan was developed to provide a general framework for addressing housing and community development needs in the City of Lakewood. In a larger sense, the plan involves a regional element to coordinate and address economic development, transportation, public services, special needs, housing, and homelessness throughout Pierce County. Coordination included consultation with the City of Tacoma, Pierce County, Pierce County Housing Authority, the Tacoma Housing Authority, and other stakeholders as provided in the Plan.

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)).

As part of the planning process, the City of Lakewood established a committee to provide public oversight, comment on the process, and to make funding recommendations for both the CDBG and HOME programs. In the development of the 5-YR Consolidated Plan (2015-2019), the City solicited input through interviews, meetings, and public hearings to determine community need, priorities, and approaches to meeting those needs. Since the development of the 5-Year Plan, the City has continued to consult with many of the agencies and organizations originally polled.

The Pierce County Housing Authority and the Tacoma Housing Authority continue to work closely with the cities of Lakewood and Tacoma coordinating efforts to improve housing choice for low income households in both communities. Additionally, local housing and services providers such as Living Access Support Alliance (LASA), Greater Lakes Mental Health, Tacoma-Pierce County Habitat for Humanity, Associated Ministries, Tacoma Area Coalition of Individuals with Disabilities (TACID), Metropolitan Development Council (MDC), the Fair Housing Center of Washington, and the Tacoma Pierce County Affordable Housing Consortium among others continue to provide input and support for mental health, services, and housing options both in Lakewood and Tacoma.

Neighborhood Councils were consulted to determine the need for housing and general human services in each of Lakewood's neighborhoods. Consultation with Joint Base Lewis McChord was also conducted to determine what level of assistance military personnel and veterans were experiencing with housing need, health and human services, and mental health care assistance.

Lakewood sought comment internally from City departments on housing and community development needs and services to low income and special needs populations. On a regional level, the City consulted with Pierce County Community Connections, United Way of Pierce County, South Sound Outreach, local school districts, police and fire departments, and the State of Washington to better understand the

needs of at risk populations such as homeless families with children, victims of domestic violence, individuals with disabilities, ethnic minorities, and the elderly.

Additional efforts to enhance and coordinate efforts between housing, health, and services providers are described throughout the Plan.

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.

The Cities of Tacoma and Lakewood are actively engaged members of the Tacoma/Lakewood/Pierce County Continuum of Care. The three jurisdictions are the three most involved governmental entities in the Continuum, cooperatively working on programs to meet needs for housing and services. Both Tacoma and Lakewood support the Continuum's priorities focusing on the needs of the most vulnerable populations including chronically homeless persons, unaccompanied youth, families with children, and veterans, among others. The Continuum's recently established Centralized Intake System (Access Point 4 Housing (AP4H)) is supported by both Tacoma and Lakewood and is designed to provide assessment and rapid placement in appropriate housing, reducing vulnerability and increasing stability. The Cities were integral partners in developing the 2012 Tacoma Tacoma/Lakewood/Pierce County Plan to End Homelessness.

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

The Cities of Tacoma and Lakewood work closely with the Collaborative Applicant of the Continuum of Care (Pierce County) planning for allocation and use of Emergency Solutions Grant (ESG) funds. ESG policies and procedures were created and are updated periodically in cooperation with Pierce County and Tacoma to ensure that ESG subrecipients are operating programs consistently across eligible activities. Performance is reviewed by both entities. The Collaborative Applicant is also the HMIS lead and works closely with City of Tacoma to maximize use of HMIS resources and to draw data for reports on project performance and program outcomes.

2. Agencies, groups, organizations and others who participated in the process and consultations

Table 3 – Agencies, groups, organizations who participated

1	<p>Agency/Group/Organization</p> <p>Tacoma-Pierce County Habitat for Humanity</p>	<p>Agency/Group/Organization Type</p> <p>Housing</p>	<p>What section of the Plan was addressed by Consultation?</p> <p>Housing Need Assessment Homelessness Needs - Veterans Homelessness Strategy Market Analysis</p>
2	<p>Agency/Group/Organization</p> <p>ASSOCIATED MINISTRIES OF TACOMA-PIERCE COUNTY</p>	<p>Agency/Group/Organization Type</p> <p>Housing Services - Housing Services-homeless</p>	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p> <p>Tacoma-Pierce County Habitat for Humanity remains an integral part of Lakewood's approach to providing safe, decent, affordable housing to low income households in Lakewood and Tacoma. Consultation with the agency focused on housing need, strategies for the homeless, veteran housing needs, and market analysis in both communities. Lakewood anticipates continued coordination with Habitat will increase affordable housing options for low income families and improvements to distressed communities as older blighted homes are replaced with newly constructed affordable single family homes.</p>
	<p>Agency/Group/Organization</p> <p>ASSOCIATED MINISTRIES OF TACOMA-PIERCE COUNTY</p>	<p>Agency/Group/Organization Type</p> <p>Housing Services - Housing Services-homeless</p>	<p>What section of the Plan was addressed by Consultation?</p> <p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Market Analysis Anti-poverty Strategy</p>

<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>Associated Ministries assists both Lakewood and Tacoma in serving the needs of the homeless, primarily through Access Point 4 Housing and its various housing services related programs. The organization also offers employment assistance, emergency housing/rental assistance, home repair/maintenance, and foreclosure counseling services. Lakewood included Associated Ministries in its consultation regarding homelessness, services to at risk populations, regional housing needs, and anti-poverty strategy agenda issues. Coordination regarding homelessness and housing needs will continue to improve and coordinate homeless services on a regional basis.</p>
<p>3</p>	<p>LASA</p>
<p>Agency/Group/Organization Type</p>	<p>Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services - Victims</p>
<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Market Analysis Anti-poverty Strategy Relocation Strategies</p>

	<p>LASA was consulted as part of the planning process to better define and understand the scope and type of homeless need in Pierce County. LASA is an integral provider in the fabric of homeless services and housing assistance to the homeless and those at risk of homelessness. With the increases in the percentage of Lakewood households living below the poverty rate and the direct correlation of that to housing instability, it is expected that the need for homeless services will increase in Pierce County. LASA will continue to remain an important resource and partner in the fight to end homelessness.</p>
<p>4</p>	<p>TILLICUM COMMUNITY CENTER</p>
<p>Agency/Group/Organization Type</p>	<p>Services-Children Services-Elderly Persons Services-Health Services-Education</p>
<p>What section of the Plan was addressed by Consultation?</p>	<p>Anti-poverty Strategy Human Services Needs</p>
<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Tillicum Community Center provided input on the need for human services needs to low and moderate income populations. Basic needs including food assistance, clothing, health services, and access to community facilities were identified as essential to low income households. Consultation provides vital information regarding two of Lakewood's two most isolated neighborhoods, Tillicum and Woodbrook.</p>
<p>5</p>	<p>Rebuilding Together South Sound</p>
<p>Agency/Group/Organization Type</p>	<p>Housing</p>
<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Lead-based Paint Strategy</p>

	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>Rebuilding Together South Sound (RTSS) provides general home maintenance and repair assistance to low income households who are unable to afford such repairs. RTSS was consulted to provide information on the need to maintain safe affordable housing for low income households, including households with elderly or disabled household members.</p>
6	<p>Agency/Group/Organization</p> <p>Agency/Group/Organization Type</p>	<p>YMCA OF PIERCE AND KITSAP COUNTIES</p> <p>Services-Children Services-Education Services-Employment Civic Leaders</p>
	<p>What section of the Plan was addressed by Consultation?</p>	<p>Public Services Needs</p>
	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>YMCA provided comment on the need to support programs assisting with early childhood learning and youth development. Programs providing tutoring, childcare assistance, after school activities, activities encouraging healthy living, and community involvement are essential in the continuum of support for low income families with children. The YMCA will continue to provide Lakewood with vital information and insight into the needs for services most important to families with children.</p>
7	<p>Agency/Group/Organization</p> <p>Agency/Group/Organization Type</p>	<p>PIERCE COUNTY HOUSING AUTHORITY</p> <p>PHA</p>

	<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Market Analysis Anti-poverty Strategy Lead-based Paint Strategy</p>
	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Pierce County Housing Authority (PCHA) is a vital partner to the City of Lakewood in its efforts to increase and preserve affordable housing options for low income households. PCHA manages a number of programs such as scattered site public housing, Section 8 vouchers, and enterprise fund apartments to provide housing stability to many low income Lakewood households. As an operator of 285 apartment units in Lakewood, the housing authority was consulted to provide information on the need for public housing in Lakewood and in greater-Pierce County. Lakewood anticipates continued cooperation with PCHA in developing and maintaining affordable public housing options.</p>
8	<p>Agency/Group/Organization</p>	<p>City of Tacoma</p>
	<p>Agency/Group/Organization Type</p>	<p>Other government - Local</p>

<p>What section of the Plan was addressed by Consultation?</p> <p>Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Market Analysis Economic Development Anti-poverty Strategy Lead-based Paint Strategy</p>	<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p> <p>As the lead member of the Tacoma-Lakewood HOME Consortium, Tacoma remains a key partner in the development and implementation of the consolidated planning process. The City of Tacoma was consulted in the development of priorities and strategies designed to meet the various community and economic development needs identified in this Plan. Lakewood and Tacoma will continue to coordinate their efforts to ensure the goals and outcomes identified in the 5-YR consolidated Plan (2015-2019) are satisfied.</p>
<p>9</p>	<p>Agency/Group/Organization</p>
	<p>Agency/Group/Organization Type</p>
	<p>Pierce County Community Connections</p>
	<p>Other government - County</p>

<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Market Analysis Economic Development Anti-poverty Strategy Lead-based Paint Strategy</p>
<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>Pierce County Community Connections is a partner agency in a regional effort to end homelessness, encourage community and economic development efforts benefitting low income individuals, to expand safe, decent, affordable housing, and in the provision of public and human services to individuals in need. As a recipient of CDBG, HOME, and ESG funding, the County is a natural partner with the cities of Lakewood and Tacoma in determining a regional approach to community development.</p>

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

N/A

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Pierce County	
City of Lakewood Comprehensive Plan	City of Lakewood	Updates to plan encourage infill housing, change zoning to permit higher densities, and incentivize construction of affordable housing.

Table 4 - 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

Citizen input for the FY 2016 Annual Action Plan was conducted in accordance with the requirements established by the U.S. Department of Housing and Urban Development and the City of Lakewood Citizen Participation Plan. Citizen participation was encouraged throughout the process culminating in the development of this FY 2016 Annual Action Plan.

The process included:

- Input from community-based organizations, service providers, and local non-profit organizations.
- Oversight and review provided by the City of Lakewood Community Services Advisory Board and the Tacoma Community Redevelopment Authority (TCRA).
- Input and coordination with City of Lakewood, City of Tacoma, and Pierce County staffs.
- Meetings with Lakewood and Tacoma City Councils.
- Review of planning documents for local agencies.
- Solicitation of public input.

Effort to encourage citizen participation in the development of the Plan included notification of public hearings on community and economic development need, notice of availability of the plan, and community input concerning approval the final plan. Public hearings were advertised in the Tacoma News Tribune as follows:

- October 8, 2015 – Public hearing on needs
- April 1 - April 30, 2016 – Public Comment Period
- April 18, 2016 – Public hearing on FY 2016 Annual Action Plan

A draft of the FY 2016 Annual Action Plan was made available to the public for review beginning April 1, 2016. Comments received in response to the 30-day public comment period were incorporated into the Plan. Formal approval of the final Plan was made by the City Council on May 2, 2016.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
1	Public Hearing	Non-targeted/broad community	Hearing attended by general public and Community Services Advisory Board members.	Comments were received from 6 citizens. Comments received were in support of the development of affordable housing, community services, youth programs, and general housing maintenance for low income households.	N/A	
2	Newspaper Ad	Non-targeted/broad community	Notification of hearings and public comment period; no written responses received.	No written responses received.	N/A	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
3	Internet Outreach	Non-targeted/broad community	Notification of hearings and provision of Annual Action Plan; no written responses received.	No written responses received	N/A	
4	Public Hearing	Non-targeted/broad community	Hearing attended by general public and Community Services Advisory Board members.	Comments to be included in Plan.	N/A	

Table 5 – Citizen Participation Outreach

Expected Resources

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

Introduction

Funding for FY 2016 is provided by the U.S. Department of Housing and Urban Development through the Community Development Block Grant (CDBG) Program. Additional programmatic funding is being generated through program income and the reprogramming of unexpended funds from FY 2013 and FY 2014. All funds received, and otherwise reprogrammed, will be allocated to activities in support of the goals and objectives identified in the 5-YR Consolidated Plan.

CDBG funding in FY 2016 will focus primarily upon improvement of infrastructure and capital facilities with a smaller percentage of funding being allocated to investment in preserving affordable housing choice. Major investments include roadway accessibility improvements and signal upgrades to ensure ADA compliance along 108th St. SW, street lighting installations in multiple low income neighborhoods, housing rehabilitation, and relocation assistance for low income individuals displaced through no fault of their own during fire or code enforcement actions. Public services activities will be supported with General Fund dollars in accordance with a City Council-adopted strategic plan for human services.

The City of Lakewood is using a conservative approach to estimating anticipated resources for the duration of the 5-YR Consolidated Plan. Future revenues are based on a percentage of allocations and expected income over the remaining three years.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1			Narrative Description
			Annual Allocation: \$	Prior Year Resources: \$	Total: \$	
			\$	\$	\$	Expected Amount Available Remainder of ConPlan \$

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1			Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	467,050	53,000	101,115	621,165	1,424,000

Table 6 - 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

Historically, CDBG and HOME funds have been the cornerstone of the City of Lakewood’s community and economic development activities supporting low and moderate income populations. As these funds have continued to diminish many jurisdictions have been left to scramble to fill the void. In Lakewood, CDBG funding allocations have seen a 28.6 percent reduction in CDGB funding between 2007 and 2014. Compounding this problem is the steady rise in the percentage of Lakewood citizens whose income is at or below the poverty rate over the same period- 16.0 percent in 2007, to 19.6 percent in 2014.

As CDBG funding allocations have dwindled, so has program income and leverage funds’ investments as local jurisdictions have fewer dollars to invest in community development projects; ultimately leading to dramatic reductions in the size and scope of projects a jurisdiction is able to undertake. This reduction in the size and scope of projects is forcing some jurisdictions to undertake smaller scale projects on their own, without the aid of State or private investment.

In Lakewood, leverage ratios are expected to decline in FY 2016 as a majority of CDBG funding is being allocated to smaller-scale infrastructure projects and housing rehabilitation/relocation related activities. Housing rehabilitation activities undertaken as part of the Major Home Repair

and Emergency Assistance for Displaced Residents (EADR) programs do not utilize match or leverage funding. The Major Home Repair program provides loans to low income households to maintain their existing home while the EADR program provides relocation assistance grants to persons displaced through no fault of their own. Additional activities include infrastructure improvements along 108th Street SW and street light installations in various low income neighborhoods; neither infrastructure activity will include leveraged investment.

HOME funds match requirements and leverage is provided as part of the Tacoma-Lakewood HOME Consortium and is reported in Tacoma's portion of the Plan.

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

No publicly-owned land or property is scheduled to be included as part of this plan.

Discussion

Annual Goals and Objectives

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

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Infrastructure, facilities & economic opportunity	2015	2019	Non-Housing Community Development		Community and Economic Development	CDBG: \$351,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 14775 Persons Assisted Jobs created/retained: 1 Jobs
2	Increase and preserve affordable housing choices	2015	2019	Affordable Housing Public Housing Homeless		Affordable housing choice	CDBG: \$176,755	Public service activities for Low/Moderate Income Housing Benefit: 12 Households Assisted Homeowner Housing Rehabilitated: 5 Household Housing Unit Direct Financial Assistance to Homebuyers: 1 Households Assisted
3	Reduce homelessness and increase stability	2015	2019	Homeless Non-Homeless Special Needs				

Table 7 - Goals Summary

Goal Descriptions

1	Goal Name	Infrastructure, facilities & economic opportunity
	Goal Description	<p>Projects that support improving infrastructure, facilities, and economic opportunities, including maintaining and improving community facilities; maintaining and improving infrastructure (such as streets, sidewalks, and ADA improvements); improvements to facades and other projects to attract and support businesses; support for microenterprises and small business development; historic preservation; and removal of slums and blight.</p> <p>Projects associated with this strategic plan goal for FY 2016:</p> <ol style="list-style-type: none"> 1. 108th Street Roadway Improvements 2. Low Income Street Lighting 3. Economic Development Business Loan Program
2	Goal Name	Increase and preserve affordable housing choices
	Goal Description	<p>Projects contributing to increasing affordable housing choice, including home repairs and weatherization to preserve the condition of owner-occupied units; down payment assistance for homebuyers; developing new rental housing opportunities; rehabilitation of rental housing; supporting development of new subsidized housing; and increasing permanent supportive housing.</p> <p>Programs associated with this strategic plan goal for FY 2016:</p> <ol style="list-style-type: none"> 1. Major Home Repair/Sewer Loan Program 2. Emergency Assistance for Displaced Residents 3. CDBG Down Payment Assistance
3	Goal Name	Reduce homelessness and increase stability
	Goal Description	<p>Projects contributing to reducing homelessness and increasing stability of Tacoma and Lakewood residents, including providing supportive services to meet basic needs; providing supportive services to move toward self-sufficiency; projects that provide job training and education; emergency services, including support for shelters and transitional housing; and supportive services for persons with special needs.</p>

Table 8 – Goal Descriptions

AP-35 Projects - 91.420, 91.220(d)

Introduction

The projects listed and described in this plan represent the proposed use of funding for the FY 2016 CDBG program.

#	Project Name
3	108th Street Roadway Improvements
4	Major Home Repair/Sewer Loan Program
5	Low Income Street Lighting
6	Emergency Assistance for Dispalced Residents
7	Administration
8	CDBG Down Payment Assistance
9	Economic Development Business Loan Program
10	NSP 1 Abatement Program

Table 9 – Project Information

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

Through a planning and citizen participation process, FY 2016 policies and priorities were developed for addressing community and economic development, removal of blight, revitalizing underserved neighborhoods, eliminating threats to public health and safety, and conserving/expanding stocks of affordable housing. Included in this process was a review of alternative funding sources, including City General Funds, State and other local funding sources available to meet an array of needs. As a result of this process, the Lakewood City Council adopted the following policies and priorities on the use of FY 2016 CDBG and HOME funds in order of priority:

1. Physical Infrastructure Improvements
2. Housing
3. Public Service
4. Economic Development

AP-38 Project Summary

Project Summary Information

1	Project Name	108th Street Roadway Improvements
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community and Economic Development
	Funding	CDBG: \$300,000
	Description	Project provides for the construction of roadway, sidewalk, and signal upgrades to make necessary ADA improvements to 108th St. SW.
	Target Date	6/30/2017
	Estimate the number and type of families that will benefit from the proposed activities	The project will benefit a total population of 7,185 persons.
	Location Description	Roadway accessibility improvements will be constructed along 108th St. SW between Main St. SW and Brigeport Way.
	Planned Activities	Project will provide accessibility improvements, including sidewalk, signalization, ramps, and roadway improvements necessary to meet current ADA requirements along 108th St. SW.
2	Project Name	Major Home Repair/Sewer Loan Program
	Target Area	
	Goals Supported	Increase and preserve affordable housing choices
	Needs Addressed	Affordable housing choice

Funding	CDBG: \$136,755
Description	Program provides home repair and/or sewer connection loans to eligible low income homeowners.
Target Date	6/30/2017
Estimate the number and type of families that will benefit from the proposed activities	A total of 5 households will be assisted with housing rehabilitation and/or sewer connection loans.
Location Description	City-wide
Planned Activities	The project will provide major home repair/sewer connection loans which include connection of side-sewer to sewer main, decommissioning of septic systems, roofing, removal of architectural barriers, plumbing, electrical, weatherization, major systems replacement/upgrade, and general home repairs for eligible low income homeowners.
3 Project Name	Low Income Street Lighting
Target Area	
Goals Supported	Infrastructure, facilities & economic opportunity
Needs Addressed	Community and Economic Development
Funding	CDBG: \$43,000
Description	Project will install new LED street lighting in low income residential neighborhoods where no or limited street lighting exists.
Target Date	6/30/2017
Estimate the number and type of families that will benefit from the proposed activities	The project will benefit a total of 7,590 persons.
Location Description	Various low income neighborhoods.
Planned Activities	Project will install new LED street lights in residential areas where no or limited street lighting exists.

4	Project Name	Emergency Assistance for Dispalced Residents
	Target Area	
	Goals Supported	Increase and preserve affordable housing choices
	Needs Addressed	Affordable housing choice
	Funding	CDBG: \$30,000
	Description	Program provides emergency relocation assistance to eligible low income households that are displaced through no fault of their own during building and code enforcement closures, fires, redevelopment, and other incidences resulting in homelessness.
	Target Date	6/30/2017
	Estimate the number and type of families that will benefit from the proposed activities	Project will assist 12 households with relocation assistance caused through no fault of their own due to code enforcement actions and fires.
5	Location Description	City-wide
	Planned Activities	Program provides for emergency assistance for qualifying low income households displaced through no fault of their own during building and code enforcement closures, fires, redevelopment, and other incidences creating homelessness.
	Project Name	Administration
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$93,410
	Description	Administration to implement and manage the Consolidated Plan funds.
Target Date	6/30/2017	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Administration activities in support of program management, coordination, monitoring, and general evaluation of program activities.
6	Project Name	CDBG Down Payment Assistance
	Target Area	
	Goals Supported	Increase and preserve affordable housing choices
	Needs Addressed	Affordable housing choice
	Funding	CDBG: \$10,000
	Description	Program provides down payment assistance to eligible low income homebuyers.
	Target Date	6/30/2017
	Estimate the number and type of families that will benefit from the proposed activities	One household will be assisted with homebuyer assistance activities.
	Location Description	City-wide
	Planned Activities	Reuse of program income from the down payment assistance revolving loan fund to provide down payment assistance, including housing counseling services, to qualifying low income homebuyers.
7	Project Name	Economic Development Business Loan Program
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community and Economic Development

Funding	CDBG: \$8,000
Description	Provides low-interest business loans and technical assistance to qualifying businesses.
Target Date	6/30/2017
Estimate the number and type of families that will benefit from the proposed activities	One business will be assisted with a low income loan and/or technical assistance.
Location Description	City-wide
Planned Activities	Reuse of program income from the economic development business revolving loan fund to provide low-interest business loans and technical assistance for the purpose of creating and/or retaining low income jobs. Funding will assist microenterprises with start-up or development expenses of an existing business.
Project Name	NSP 1 Abatement Program
Target Area	
Goals Supported	Infrastructure, facilities & economic opportunity
Needs Addressed	Community and Economic Development
Funding	:
Description	Provides funding for the abatement of dangerous buildings that have been foreclosed, abandoned or are vacant.
Target Date	6/30/2017
Estimate the number and type of families that will benefit from the proposed activities	
Location Description	City-wide
Planned Activities	Demolition/clearance of dangerous buildings and related costs.

8

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

In targeting CDBG and HOME funds, the City has typically looked to block groups with at least 51% low and moderate income populations as many of Lakewood's minority and ethnic populations continue to be concentrated in these areas. Many of these block groups tend to have a higher concentration of renter-occupied housing units that suffer from a general state of slums and blight, large concentrations of aged housing stock suffering from a lack of routine maintenance, and infrastructure improvements that are either inadequate or are outdated in accordance with current development requirements.

In FY 2016, Lakewood is looking to continue to make crucial infrastructure investments to those low income block groups where the infrastructure is either lacking or inadequate to ensure public safety and accessibility. By funding accessibility improvements, including sidewalk, signalization, ramps, and roadway improvements necessary to meet current ADA requirements along 108th St. SW, the City is targeting the predominantly low income Census Tracts 71805, 71807, and 71901. Additionally, the City plans to continue its targeting of the low income Census Tract 72000 with its Major Home Repair/Sewer Loan Program which assists low and moderate income homeowners with connection fees and construction costs associated with connecting to recently constructed sewers in these neighborhoods. For all other funding, the City has not identified specific targeted areas; programs are open to eligible low and moderate income individuals city-wide.

Geographic Distribution

Target Area	Percentage of Funds

Table 10 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion

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

Introduction

Actions planned to address obstacles to meeting underserved needs

The City will continue to support fair housing education and other activities that support fair housing for all. Potential activities include workshops focused on education and the equal application of landlord/tenant and fair housing laws and relocation assistance for individuals at risk of homelessness through no fault of their own due to discriminatory housing practices, or as a result of building and code enforcement closures, fires, or redevelopment activities. Funding for Lakewood's relocation assistance program is provided through the CDBG program and additionally through a grant from the Nisqually Indian Tribe.

In FY 2016, the City will continue to offer an emergency housing repair program for households that do not qualify for the City's CDBG and HOME-funded programs. The program will utilize grant funds provided by the Nisqually Indian Tribe to make emergency repairs to low income, owner-occupied households who otherwise lack the means or the equity to make the necessary repairs.

Additional actions to address the needs of Lakewood's underserved population are addressed with a 1% allocation from the General Fund; strategic priorities include stabilization services, access to health and behavioral health, youth programs, and housing assistance.

Actions planned to foster and maintain affordable housing

Lakewood recognizes the importance affordable housing and homeownership play in building vibrant communities. The City encourages the redevelopment of blighted and abandoned properties through collaboration with Tacoma-Pierce County Habitat for Humanity, developing new single family affordable housing units in the Tillicum neighborhood and throughout Lakewood. Acquisition of existing single family housing stock is supported through the down payment assistance programs (CDBG and HOME). Multifamily housing is supported and encouraged with Lakewood's Affordable Housing Fund (HOME) as well as through zoning density bonuses offered to developers of affordable housing. Finally, the Major Home Repair/Sewer Loan Program (CDBG) and Housing Rehabilitation (HOME) programs offer homeowners an opportunity to maintain existing housing affordability by remedying deferred maintenance and code related deficiencies.

The City has a long-standing partnership with the Pierce County Housing Authority in developing and maintaining affordable housing opportunities for Lakewood residents. Activities have included the replacement of stairs, landings, doors and windows, roof repair and replacement, electrical upgrades, weatherization activities, and the installation of sewer upgrades/connections. Recent partnerships have

been extended to the Tacoma Housing Authority to construct Prairie Oaks, a 15-unit permanent affordable housing complex for low income families. Construction of Prairie Oaks was recently completed in June 2015 and the units have reached full occupancy. The City also maintains connections with many nonprofit housing organizations such as: LASA, Metropolitan Development Council, Catholic Community Services, The Rescue Mission, Pierce County Coalition for Developmental Disabilities, Rebuilding Together South Sound, Greater Lakes, and Associated Ministries. It is through these partnerships the City is able to leverage its resources and develop projects on a much larger scale than would be possible on our own.

Actions planned to reduce lead-based paint hazards

In accordance with the Washington State Renovation, Repair and Painting Program and 24 CFR Part 35, subparts A, B, J, K, and R, the City of Lakewood requires that all projects/homes receiving CDBG or HOME funds that were built prior to 1978, with construction costs over \$5,000, be inspected and analyzed for the presence of lead-based paint or are to be presumed to contain lead. All lead hazards be identified through this process are required to be brought into compliance with Title X of the Housing and Community Development Act of 1992 as part of the project's scope of work. CDBG and HOME funds may be provided for testing, risk assessment, and clearances for eligible activities.

With approximately 65% of Lakewood's 26,627 housing units being built prior to 1978, there exists the potential for 17,307 housing units to contain lead-based paint hazards of some kind. To inform the community of the hazards of lead-based paint, the City offers copies of the EPA's "Protect Your Family from Lead in Your Home" and HUD's "Renovate Right" pamphlets at City Hall and provides copies of these pamphlets to all housing repair program applicants. As part of the City's single and multifamily housing programs, XRF paint inspections and Risk Assessments are conducted, lead-safe work is conducted by Washington State certified RRP renovation contractors, abatement work is conducted by certified abatement contractors, and Clearance testing of all disturbed surfaces is performed by certified Risk Assessors.

In FY 2016, the City expects to conduct lead paint inspections on all pre-1978 properties funded with the down payment assistance program and all properties where persons are relocated to with the Emergency Assistance for Displaced Residents. Risk assessments are to be conducted on all pre-1978 homes served by housing repair programs. When completed, all homes will be free of lead-based paint hazards.

Actions planned to reduce the number of poverty-level families

Actions to reduce the number of poverty-level families include the funding of vital services and programs focused on outcome driven, client centered services that lead to housing stability and economic opportunity. Funding through the 1% human services allocation is targeted to programs that provide low income households with housing stability, basic needs (health, food, clothing, etc.), services

directed towards self-sufficiency (domestic violence, child care, job training, etc.). For 2016, the City anticipates funding of these programs to reach approximately \$320,000.

Lakewood understands a thriving, vibrant community begins with a strong local economy. To encourage economic development activities directed toward the creation or retention of jobs for low income individuals, Lakewood has created a Section 108 loan pool and Economic Development Business Loan Fund. The Section 108 loan pool's primary objective is job creation for low and moderate income persons; however, the fund may also be used to expand the linkages between housing, transportation, infrastructure, and services through large-scale economic development projects. Funding for the Economic Development Business Loan Fund provides much-needed, low-cost capital to microenterprises looking to expand their Lakewood operations or relocate to Lakewood.

Actions planned to develop institutional structure

In an effort to better coordinate and improve the implementation of the consolidated planning process and human services program, the City recently combined the Community Development Block Grant Citizens Advisory Board and the Human Services Funding Advisory Board into one advisory body, the Community Services Advisory Board (CSAB). The newly formed CSAB functions in a review and advisory capacity to City administration and City Council regarding program priorities and funding recommendations for both human services and CDBG/HOME programs.

Board responsibilities include facilitating the cooperation and coordination of human services and Consolidated Plan activities, holding public hearings to receive input on community development and human service's needs, developing policy guidance and program evaluation criteria, and making funding recommendations. On the human services side, the Board is responsible for reviewing needs assessments and gap analyses in order to develop a strategic action plan. Additionally, the Board provides guidance and recommendations in preparing the City's CDBG and HOME funding policies and priorities, Consolidated Plan, Annual Action Plan, and Consolidated Annual Performance Evaluation Report. As part of the Section 108 process, the Board serves as a review panel for potential loan applicants.

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

The City is the convener of monthly human services Collaboration meetings. Collaboration partners include for-profit and nonprofit providers of housing, services, homeless programs, dv and family services, youth programs, food banks, and healthcare services.

Pierce County homeless providers, developers and governmental agencies have joined to develop a comprehensive plan for a coordinated care system for the homeless with the goal of ending homelessness in the county. In 1996, the Tacoma/Pierce County Coalition for the Homeless created the

Pierce County Continuum of Care (CoC) to serve as the planning body of this Coalition. Lakewood is a member of the CoC and participates in the monthly meeting to discuss issues related to the activities of the long-range plan of reducing homelessness.

Lakewood, Tacoma and Pierce County adopted a Ten-Year Plan to End Chronic Homelessness in 2004, and are represented on the Tacoma/Pierce County Coalition for the Homeless to collaborate in reducing chronic homelessness. The plan describes a need for therapeutic treatment and case management services for the mentally ill and substance abusing populations, linking housing with services, creating low cost permanent supportive housing and creating systems changes through education and advocacy.

The City continues to maintain collaborative relationships with many nonprofit agencies, local housing authorities, mental and social service agencies, and local and State governmental agencies to provide access to health care and other programs and services, provide a continuum of affordable housing, support education and training opportunities to aid in obtaining livable-wage jobs, and promote services that encourage self-sufficiency as a lasting solution to breaking the cycle of poverty.

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	53,000
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:	53,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

Discussion

NOTICE OF PUBLICATION

PUBLIC NOTICE HUD ANNUAL ACTION PLAN FOR 2016-2017 TACOMA - LAKEWOOD HOME CONSORTIUM

Tacoma and Lakewood plan to adopt a 2016-2017 Consolidated Annual Action Plan (AAP) for Housing and Community Development providing a framework to address needs in both cities. As the lead entity of the HOME consortium, the Tacoma City Council will approve HOME funded activities for both jurisdictions. CITY OF TACOMA - Proposed use of funds recommended for Tacoma City Council approval is based upon federal funding that includes \$2,247,997 in CDBG monies and \$784,257 of the Tacoma portion of the Tacoma-Lakewood HOME Consortium monies as well as \$201,163 in new Emergency Solutions Grant (ESG) monies and a reallocation of \$8,969 in previous years' ESG funds from 2014. Recommended activities will be implemented as part of the AAP beginning July 2016. CITY OF LAKEWOOD - Proposed use of funds recommended for Lakewood City Council approval is based upon federal funding that includes \$621,165.35 (\$467,050 in new allocation, \$53,000 in program income and \$101,115.35 in reprogrammed funds) in CDBG monies, \$208,473 of the Lakewood portion of the Tacoma-Lakewood HOME Consortium monies, and \$141,500 in Section 108 Loan Guarantee assistance funding. Recommended FY 2016 activities will be implemented as part of the AAP beginning July 2016. **CITIZEN REVIEW COMMENTS** - The recommended 2016-2017 Annual Action Plan for each jurisdiction will be available for public review for a period of 30 days from April 1, 2016 to April 30, 2016. Copies of these documents are available for review at: **City of Tacoma**, 747 Market Street, Community & Economic Development Department (9th Floor), General Services Department (2nd Floor) as well as at Tacoma public libraries. The document will also be available on the City's website at www.cityoftacoma.org/conplan. A public hearing by the Tacoma City Council is scheduled for April 12, 2016, with final adoption by the City Council on May 3, 2016. Special arrangements for disabled persons can be made 72 hours in advance by calling (253) 591-5365. **City of Lakewood**, Community Development Department, (2nd Floor) 6000 Main Street SW, Lakewood Library, 6300 Wildaire Road SW, and Tillicum Library, 14916 Washington Ave. SW, Lakewood, WA. The document is also available on the City's website at www.cityoflakewood.us. A public hearing by the Lakewood City Council is scheduled for April 18, 2016, 7:00 p.m., Lakewood City Hall, with final adoption by the City Council on May 2, 2016. Special arrangements for disabled persons can be made 72 hours in advance by calling (253) 589-2489. The Annual Action Plan will then be submitted to the Department of Housing and Urban Development for their review and approval. Any citizen who wishes to submit written comments regarding the document may do so up to April 30, 2016. Comments can be mailed to: Ricardo Noguera, Director, Community & Economic Development Department, City of Tacoma 747 Market St., Room 900 Tacoma, WA 98402 and Dave Bugher, Asst. City Mgr. for Development, City of Lakewood 6000 Main St. SW, Lakewood, WA 98499

Ad published in the News Tribune on April 1, 2016