



GENESEE COUNTY
**METROPOLITAN PLANNING
COMMISSION**

MEMORANDUM

TO: Clerks – Participating Local Units of Government

FROM: Sheila Taylor, Division Manager
Genesee County Metropolitan Planning Commission

DATE: March 25, 2021

SUBJECT: Draft 2021 Genesee County Action Plan

Attached is a draft copy of Genesee County's 2021 Action Plan for the Community Development Program. **This Draft copy should be made accessible to the public for review beginning on March 29, 2021.** Additionally, please make a digital copy available on your website. Contained within the Plan is a description of the needs within Genesee County and goals to address those needs, along with all activities proposed for 2021 Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) funds.

Staff is requesting input from the local units of government concerning the Plan itself. A public hearing, for the purpose of obtaining comments on the Action Plan, will be held during the Community and Economic Development meeting on April 14, 2021 at 9:45 a.m. in the Genesee County Administration Building, Harris Auditorium, Third Floor, 1101 Beach Street, Flint.

A comment sheet has been provided for your use. Additional copies of this form may be made for the use of your citizens. Any written comments received will be included in the Plan and submitted to the U.S. Department of Housing and Urban Development. Comments are due no later than April 28, 2021. They may be emailed to Damon Fortney at (dfortney@geneseecountymi.gov), faxed (810-257-3185), or mailed to the attention of Damon Fortney, Lead Planner, Community Development Program, Room 111, 1101 Beach Street, Flint, Michigan, 48502.

Please contact Damon Fortney, Lead Planner at (810) 766-6560 if you have any questions concerning this matter. Thank you.

COMMUNITY DEVELOPMENT PROGRAM

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DRAFT

Genesee County 2021 Annual Action Plan



Executive Summary

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

1. Introduction

The 2021 Action Plan for Genesee County, Michigan reflects the priorities, goals, and expected outcomes for programs, projects, and activities funded with U.S. Department of Housing and Urban Development (HUD) grant dollars. Genesee County receives HUD funds for three programs: Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), and HOME Investment Partnerships Program (HOME). The priorities, goals, and outcomes are based on data provided by HUD, a housing conditions survey conducted for the 2020-2024 Consolidated Plan, U.S. Census data, information from local agencies, citizen input, and data from other sources.

The primary focus of HUD funds is to provide decent and affordable housing options; a suitable living environment; opportunities to expand economic activities, principally for low- and moderate-income persons; and to rehabilitate and operate shelters, provide essential social services, and prevent homelessness.

Genesee County Metropolitan Planning Commission (GCMPC) is authorized by the Genesee County Board of Commissioners to act as the lead agency for the development of the Five-Year Consolidated Plan, which also includes the development of the 2021 Action Plan. There are thirty-three municipalities located in Genesee County. One, the City of Flint, is a HUD entitlement community and receives separate funding to implement programs in the City. Of the remaining thirty-two municipalities, twenty-eight participate in the County's Community Development Program.

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 Consolidated Plan provides an assessment of Genesee County's five-year housing and community development needs. The needs are determined by evaluating data for: housing problems, homelessness, the non-homeless special needs population and existing housing options and their condition, homeless and special needs facilities and services, barriers to affordable housing and economic development market conditions.

Based on the assessment of data, surveys, consultations and input from the public, local units of government and local agencies, Genesee County has determined the following primary goals for the 2021 Action Plan:

Improve Public Facilities and Infrastructure

Feedback indicated a high level of need for public facilities and infrastructure improvements. The highest rated need overall was street improvements, specifically maintaining and improving existing streets. The third highest rated need was access to high speed internet with over 38% of respondents of the community survey giving it a high priority rating. Also highly rated were new sidewalks/bike paths and improving existing flood and drainage infrastructure. This Plan will focus on improving public facilities/infrastructure that will primarily benefit low- to moderate-income households and areas.

Increase Homeownership

Safe and affordable housing is a significant concern for local housing agencies. Over 55% of respondents of the community survey rated affordable housing as a medium or high priority. Increasing homeownership will be achieved by utilizing funds for down payment assistance and by working with Community Housing Development Organizations to build new or rehabilitate existing housing for low-income residents. It is also achieved through the sale of rehabilitated homes to low-to-moderate income households through the Neighborhood Purchase/Rehab/Resale Program.

Improve Housing Conditions for Homeowners/Renters

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

Address the Needs of Homeless and At-Risk Persons

Needs of the homeless population were evaluated by members of the Flint/Genesee County Continuum of Care (CoC). Emergency shelters, case management services and supportive services were all rated as high priority needs. ESG and some HOME funds will be used to address the needs of homeless and at-risk individuals and families. The demand for homelessness prevention and supportive services increased in late 2020 and early 2021 as a result of COVID-19 and related hardships.

Promote Access to Public Services and Resources

Public services and resources including senior services, youth and child services, crime prevention, employment services and substance abuse services were all rated as important needs. Promoting access

to public services and resources will be done by providing funds to support agencies already assisting low- to moderate-income persons and areas.

Foster Economic Development

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

3. Evaluation of past performance

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

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

During Program Year 2019, GCMPC created positive results in many of the outcome categories of the 2015-2019 Consolidated Plan. Staff evaluated the performance of PY 2019 in this Plan because GCMPC is currently in PY 2020, making final project data currently unavailable. The following is a summary of results:

Decent Housing

Increased homeownership: Habitat for Humanity completed two new construction homes sold to low-income families and began construction on two additional homes.

Increased supportive rental units: The number of households supported through rental assistance increased.

Housing conditions for homeowners and renters: Code enforcement activities, home improvements, and demolition and clearance activities have all contributed to better housing conditions. In PY 2019, local communities completed pre-demolition activities and demolished eight single-family structures, as well as one structure at a public park. Staff worked closely with the local units to ensure the process followed requirements.

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

Suitable Living Environment

Improved functionality and appearance of public infrastructure: Several communities utilized their funding for street, parking lot and sidewalk improvements in low-to-moderate-income areas.

Improved public spaces: Several communities completed projects which improved public facilities such as senior centers and public parks.

Increased public safety: Several communities invested money into code enforcement and blight removal activities which helped remove hazards to residents.

Increase public participation in community life: Funds to expand programming, services, and operations at senior centers was the primary focus for expenditures of Public Service money for most local units.

Economic Opportunities

Increased academic and social success/development in children and youth: One community used Public Service funding to purchase training equipment for a youth program, catering to low-and moderate-income youth.

Enhanced employability of youth, seniors and individuals with special needs: One community used Public Service funds to assist with job training activities for developmentally disabled adults.

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

GCMPC embarked to evaluate our CDBG program in PY 2019, comparing the program to similar entitlement communities, in an attempt to make a greater impact with HUD funding. After review of several similar programs, GCMPC implemented a new application process which covers 2019-2021 and future program years. Subrecipients are now required to submit a pre-application for each project proposal, in order for staff to review the project and ensure it will be eligible. Once initial eligibility is determined, full applications are provided to the subrecipient to obtain further details for the environmental review process.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

GCMPC requested participation in the development of the 2020-2024 Consolidated Plan from citizens at-large, with specific focus on getting input from low-and moderate-income citizens; local housing providers and Community Housing Development Organizations; local government officials; non-profit and advocacy agencies; human service providers; and the Continuum of Care and its members. One-on-one discussions were held between staff and representatives from various partner agencies and those providing public services throughout Genesee County. An electronic survey, asking participants to rate the needs of their community, was emailed to almost 1400 addresses on Genesee County's public participation list and advertised on the MTA's fixed line route and social media. Just over 1,000 residents responded to the survey. More than half of the local units of government in Genesee County were consulted by staff to determine the needs of each community. The same survey was also disbursed through local agencies in an effort to yield feedback specifically from low- to moderate-income individuals. Consultation with several members of the Continuum of Care (CoC) was conducted with a sole focus on questions surrounding homelessness.

Feedback assisted in development of the goals identified in the Consolidated Plan. Agencies consulted during the preparation of the Consolidated Plan were given the opportunity to present new insights and propose changes. The goals remain consistent for the 2021 Program Year.

During the 2019 CDBG application process, communities were required to hold a local public needs hearing on proposed projects for program years 2019-2021. Minutes were submitted with each application. After CDBG applications were reviewed, a County public needs hearing was held on January 9, 2019. Another was held prior the development of the 2021 Action Plan at the Genesee County Community and Economic Development Committee meeting on December 2, 2020. No comments were received. Input from the local and county public needs hearings was considered during the development of the 2021 Action Plan.

The 2021 Action Plan 30-day public comment period will be held March 29, 2021 through April 28, 2021 with a public hearing held at the Genesee County Community and Economic Development Committee meeting on April 14, 2021. The public hearing's purpose is to garner input on the draft 2021 Action Plan, including the housing and community development needs and the goals and priorities identified. Any public comments received will be considered when finalizing the plan.

An email, with the draft Action Plan and comment sheet attached, was sent to the public participation list, each local unit of government, members of the Continuum of Care, and consulted agencies. An accessible copy will be available at the Genesee County Metropolitan Planning Commission (GCMPC) office, and a link to the draft will be available on the GCMPC website. Recipients are encouraged to provide comments. Three additional public input sessions were held to receive comments in 2019. The

public was informed that funding estimates were based on 2018 allocations and would be adjusted per 2019-2021 actual allocations.

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

1. Items relating to the Public Hearing held in December 2020 to allow the public an opportunity to contribute ideas or comment on the 2021 project list: the December 2020 public hearing notice in the Flint Journal; the December 2020 public hearing notice in the Courier; a memo to the Community and Economic Development Committee regarding the December 2020 public hearing; and the sign-in sheet from the December 2020 public hearing; a copy of the Flint Journal April 2021 public hearing notice and public comment period; and a screenshot of the website notification regarding the open comment period. All comments received during the April public hearing and throughout the public comment period will also be added to this section of the Plan.

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 public comment period began February 22, 2020 and continued through March 23, 2020 with a public hearing held on March 10, 2020. Any comments received will be added when finalizing the plan.

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

Comments received during the public comment period will be included in the appendices of the Plan, Appendix A.

7. Summary

Genesee County's 2021 Action Plan contains an assessment of data, surveys and consultations collected from various sources, which were used to determine the priorities and goals for the CDBG, ESG and HOME Programs. By conducting a thorough outreach plan, GCMPC is confident that the priorities and goals identified in this Plan will lead to much needed assistance to, and improvements for, low- and moderate-income individuals and areas, and homeless and special needs persons and families.

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

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

Describe the agency/entity 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	GENESEE COUNTY	Genesee County Metropolitan Planning Commission
HOME Administrator	GENESEE COUNTY	Genesee County Metropolitan Planning Commission
ESG Administrator	GENESEE COUNTY	Genesee County Metropolitan Planning Commission

Table 1 – Responsible Agencies

Narrative (optional)

Genesee County is governed by a publicly elected, nine-member Board of Commissioners, each representing geographic Districts. Genesee County Metropolitan Planning Commission (GCMPC), through its Community Development Program, is authorized by the Board of Commissioners to act as the lead agency for the development and implementation of the 2021 Action Plan. GCMPC is an eleven-member Board appointed to three-year terms by the Genesee County Board of Commissioners. Genesee County Community Development staff is solely responsible for administering the Community Development Block Grant (CDBG) Program, HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) funds for Genesee County, outside of the City of Flint municipal boundaries.

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

Michigan, GCMPC is a designated repository of U.S. Census data, responsible for compiling, holding, mapping, and distributing U.S. Census Bureau information and data.

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

Consolidated Plan Public Contact Information

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

1. Introduction

The Genesee County Metropolitan Planning Commission (GCMPC) is responsible for developing Genesee County's Consolidated Plan and Annual Action Plans. GCMPC works with numerous partners on a regular basis and during the Consolidated Planning process, these partners were asked to provide input on the needs in the community, especially as those needs relate to low- and moderate-income households, special needs populations, and the homeless population. Staff contacted these agencies for the 2019 Action Plan to see if they had suggestions or changes to their input from the previous year for the Consolidated Plan, or if there was any additional information they felt should be added.

The Valley Area Agency on Aging, Genesee County Office of Senior Services, and Habitat for Humanity previously reported that the need for Affordable Housing and Affordable Assisted Living for Seniors far exceed availability and reiterated this sentiment for the 2021 Annual Action Plan.

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

Staff made a conscious effort to receive feedback from low- and moderate-income households during the creation of the Consolidated Plan by sending the survey to participants in GCMPC's Home Improvement Program, Genesee Intermediate School District's (GISD) Head Start Program and partnering with the Mass Transportation Authority (MTA) to make the surveys available in Your Ride vehicles. Staff handed out surveys at the Genesee County Fair and sent the survey to the Public Participation List, which contains over 500 email addresses. Input from these surveys were utilized to develop desirable outcomes, strategies, and to prioritize activities for inclusion in the Consolidated Plan. The 2021 Action Plan is the second year of the Consolidated Plan; however, the needs and goals of the communities have not changed significantly since the mass efforts to gain public input were undertaken. For the 2021 Action Plan, GCMPC staff again requested input from community partners and consulted with several partner agencies in order to determine if any significant changes needed to be made. GCMPC also requested input at the County needs hearing in December 2020.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))

Genesee County is represented on the Genesee County Commission on Aging. The non-profit organization is made up of agencies with a wide range of interests within the County, with

representatives from housing providers, service agencies, and health organizations. GCMPC staff consulted with the Genesee County Office of Senior Services for any insights for gaps in services for seniors in Genesee County. The office reported a great need for Affordable Housing for low-income seniors.

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

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

GCMPC staff regularly attends the Flint/Genesee County Continuum of Care meetings to remain informed of current needs in the homeless community through the agencies that work directly with that population. A staff member was part of the 10-Year Plan to End Homelessness Committee within the Continuum in PY 2017/2018. The Plan to End Homelessness is comprised of five goals: 1) Increase the quality of data used in local planning, the efficacy and impact of local planning, and the alignment of local planning with collaborative federal and state planning for ending homelessness; 2) Expand supply of, and ensure access to, affordable and safe housing for homeless and/or at-risk individuals, families, children, and youth; 3) Strengthen and expand efforts to prevent homelessness; 4) Increase awareness and utilization of mainstream services and community resources for those who are homeless or at risk of becoming homeless; and 5) Build a political agenda and public will to end homelessness. The Genesee County Board of Commissioners adopted a resolution supporting the 10-Year Plan to End Homelessness. GCMPC will further support the Plan by helping to share information with local governments to better influence change in the communities.

Genesee County works closely with the Continuum of Care to address the needs of homeless individuals and families within Genesee County, including those who are chronically homeless, families (with and without children), veterans, and unaccompanied youth. Genesee County Emergency Solutions Grant funds are provided to local agencies for homeless prevention and emergency shelter activities.

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

In addition, staff created an updated Community Needs survey to gather input from the public and from private agencies that provide assisted housing, health services, and social services to determine what resources are available that address the needs of persons that are chronically homeless. The survey was taken to the Continuum of Care during the Consolidated Plan process. Agencies were asked to rate the

need for facilities and services, as well as how the community can better meet the needs of the homeless population. The results showed that there is a need for higher capacity emergency shelters and continued collaboration between organizations. Feedback provided for the Consolidated Plan was used for the 2021 Action Plan. Staff again consulted with these agencies for the 2021 Action Plan to determine if any significant changes need to be taken into consideration. Challenges were noted including existing gaps for certain minority populations, a need for additional facilities to house overflow persons when shelters are full, a need for more emotional supportive staff for individuals transitioning to permanent housing, and an electronic communication tool for all community partners working with the homeless population, to always know who has available beds in shelter, open housing opportunities and other helpful resources.

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

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

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

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

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

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	DISABILITY NETWORK
	Agency/Group/Organization Type	Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with the Disability Network to discuss the special needs and gaps in services for those with disabilities in the community. GCMPC will be looking for opportunities to assist the Disability Network's clientele.
2	Agency/Group/Organization	Valley Area Agency on Aging
	Agency/Group/Organization Type	Services-Elderly Persons Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with the Valley Area Agency on Aging (VAAA) to discuss needs in the community and gaps in services for senior citizens. VAAA has been coordinating with other area agencies and GCMPC would like to work with those groups to benefit seniors in the County.
3	Agency/Group/Organization	FAMILY SERVICE AGENCY OF MID MICHIGAN
	Agency/Group/Organization Type	Services-Elderly Persons Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with Family Service Agency of Mid Michigan (FSA) to discuss needs in the community and gaps in services for senior citizens. FSA has been coordinating with other area agencies and GCMPC would like to work with those groups to benefit seniors and disabled adults in the County.
4	Agency/Group/Organization	Genesee County Office of Senior Services
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with the Genesee County Office of Senior Services to discuss needs in the community and gaps in services for senior citizens.
5	Agency/Group/Organization	Flint/Genesee County Continuum of Care
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with members of the Continuum of Care to gain input on the needs of the homeless community and gaps in services. GCMPC will take this input into consideration when reviewing ESG applications in order to determine the best allocation of funding.

6	Agency/Group/Organization	METRO COMMUNITY DEVELOPMENT
	Agency/Group/Organization Type	Services - Housing Services-homeless Services-Education Community Development Financial Institution
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	GCMPC staff met with Metro Community Development (MCD) to gather input for the Consolidated Plan. MCD is the lead agency for the Continuum of Care and staff worked closely with them to encourage participation from the member agencies and consulted them throughout the entire process. Metro Community Development receives County ESG funds to administer the HMIS, as well as HOME funds for the TBRA and Affordable Mortgage programs. GCMPC plans to continue working with MCD on a variety of projects.
7	Agency/Group/Organization	Genesee County Habitat for Humanity
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with Habitat for Humanity to discuss needs of the community and gaps in services. Habitat for Humanity has received HOME funding from GCMPC in the past and staff plans to work with them to improve affordable housing options in Genesee County.

8	Agency/Group/Organization	Legal Services of Eastern Michigan
	Agency/Group/Organization Type	Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with Legal Services of Eastern Michigan (LSEM) on the barriers to affordable housing. The County has awarded CDBG funds to the Fair Housing Center in previous years. GCMPC will work with LSEM to improve access to housing in Genesee County.
9	Agency/Group/Organization	FLINT HOUSING COMMISSION
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the Flint Housing Commission to discuss the needs of the community and gaps in services for housing.
10	Agency/Group/Organization	YWCA OF GREATER FLINT
	Agency/Group/Organization Type	Services-Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the YWCA of Greater Flint to discuss the needs of victims of domestic violence and sexual assault, and to identify gaps in services. The YWCA is a member of the Continuum of Care and receives ESG funds from the County.

11	Agency/Group/Organization	United Way of Genesee County
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Services-Health Services-Education Health Agency
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff consulted with the United Way of Genesee County to discuss the needs of the community and gaps in service for people lacking basic needs, education and health care.
12	Agency/Group/Organization	SHELTER OF FLINT
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with the Shelter of Flint to gain input on the needs of the homeless community and gaps in services.
13	Agency/Group/Organization	GENESEE COUNTY LAND BANK
	Agency/Group/Organization Type	Services - Housing Private Sector Banking / Financing

	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with Genesee County Land Bank Authority to discuss the needs of the community and affordable housing options.
14	Agency/Group/Organization	GENESEE COUNTY YOUTH CORPORATION
	Agency/Group/Organization Type	Services - Housing Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with Genesee County Youth Corporation to discuss the needs of the community and gaps in services for youth 17-20 years old who are homeless or have no housing available.
15	Agency/Group/Organization	Crim Fitness Foundation
	Agency/Group/Organization Type	Services-Health Foundation
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with the Crim Fitness Foundation to discuss the needs of the community and gaps in services regarding healthy lifestyle choices.

16	Agency/Group/Organization	NEW PATHS INC
	Agency/Group/Organization Type	Services-Health Services-Substance Abuse
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with New Paths Inc. to discuss the needs of the community and gaps in services for those that are battling with substance abuse issues.
17	Agency/Group/Organization	BIG BROTHERS BIG SISTERS OF GREATER FLINT
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with Big Brothers Big Sisters to discuss the needs of the community and gaps in services for troubled youth in Genesee County.
18	Agency/Group/Organization	ARAB AMERICAN HERITAGE COUNCIL
	Agency/Group/Organization Type	Services-Minority Population
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Staff met with the Arab American Heritage Council to discuss the needs of the community and gaps in services for minority populations throughout Genesee County.

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

There are several agencies that belong to the Continuum of Care. However, staff did not meet with every agency individually.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Continuum of Care	The Continuum of Care's 10-Year Plan to End Homelessness is working towards the same goal as GCMPC is with the use of Emergency Solutions Grant (ESG) funds: to prevent homelessness. The Plan to End Homelessness is comprised of five goals: 1) Utilize quality data and enhance cooperation between agencies/programs to influence local planning, in alignment with state and federal initiatives for ending homelessness; 2) Expand supply of and ensure access to affordable and safe housing for homeless and/or at-risk individuals, families, children, and youth; 3) Strengthen and expand effort to prevent homelessness among individuals, families, children and youth, seniors, mental and physical disabilities, LGBTQ, returning citizens; 4) Increase awareness and utilization of services and community resources for those who are homeless or at risk of becoming homeless; and 5) Build a political agenda, public will, and funding opportunities to end homelessness for individuals, families, children and youth.
Long Range Transportation Plan (LRTP)	GCMPC	The Genesee County LRTP seeks to improve infrastructure and make non-motorized improvements associated with parks. Some of the goals identified in the Consolidated Plan include infrastructure and park improvements and considering transportation when funding housing projects.
Genesee County Parks Plan	Genesee County Parks and Recreation Commission	The Genesee County Parks Plan identifies improvements that can be made and where there are deficiencies. Public facility improvements including parks are a priority in the Genesee County Consolidated Plan.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Genesee County Hazard Mitigation Plan Update	Office of Genesee County Sheriff, Emergency Management Manager	The goal of Hazard Mitigation is to prevent or lessen the impact that hazards have on the community. Both the Genesee County Hazard Mitigation Plan Update and the Consolidated Plan place an importance on flood/drainage improvements and water/sewer improvements; quality infrastructure is critical for safe and thriving communities. Environmental reviews are completed to protect natural assets. Consultation with Genesee County's emergency manager was used in conjunction with this plan to assess the resiliency of housing for low-to-moderate income residents against natural hazards associated with climate change.
Accelerate: A Plan for Regional Prosperity	GLS Region V Planning and Development Commission	The Quality of Life goal encourages the improvement of the physical image of the region. CDBG funds similar projects through street, sidewalk, park, public facility and other physical improvements. The Economic Development goal objectives are to enhance the support network for start-up businesses and establish and improve upon workforce training programs; both are items that were identified in the community needs survey as important. The Infrastructure goal objectives are to prepare a long-term capital improvement plan for infrastructure and enhance access to healthcare and wellness programs; items important to the community and funded with HUD funds.
Forward Together	Flint and Genesee Chamber of Commerce	The goal of the Forward Together document is to establish a common economic vision that will drive Genesee County, and other Michigan communities forward and will focus on promoting long-term change in such a way that existing institutions (government, civic groups, non-profits, etc.) can be more responsive to the community's needs and aspirations. Both the Forward Together document and Genesee County's Consolidated Plan place a high priority on promoting activities that encourage economic development within our communities.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Fiber Optics: Vision for the I-69 Thumb Region	GCMPC	The goal of this document is to educate on the importance of efficient infrastructure in regard to fiber optics. In order to be competitive in a global economy, most businesses require access to reliable high-speed internet. While 100% of the region is covered by broadband when wireless connections are included, businesses demand a more reliable wired connection. Both this document and the Consolidated Plan advocate for the incorporation of infrastructure that improves economic opportunity for businesses and individuals.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

During the Consolidated Planning process, staff consulted with the agencies above for input regarding needs in the community. GCMPC contacted the agencies for the 2021 Action Plan to offer them the opportunity to provide additional insight on any needs in the community that may have changed over the last year. Several agencies stated that the need for additional safe, affordable housing is a great need throughout the entire county.

In addition to the listed agencies above, GCMPC staff consulted over eighty other private and public agencies, and local units of government. In total there were nineteen local units of government consulted including Villages, Cities and Townships. Some of the other agencies consulted were:

- Michigan DEQ
- Michigan Recycling Coalition
- East Central Association of Realtors
- HUD Detroit
- Family Service Agency of Mid Michigan
- MDOT
- Baker College
- Michigan School for the Deaf

- Goodwill Industries
- Carriage Town Ministries
- GST Works!
- Clio Area Parks and Recreation
- Genesee County District Library
- Boys and Girls Club
- Green For Life Environmental
- YMCA
- Genesee County Office of Emergency Management
- Genesee County Health Department

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

In conjunction with consultation efforts and the County’s policies for public participation, the Genesee County Metropolitan Planning Commission (GCMPC) created one survey to assess the needs of the community and engender participation from the public.

Public Needs Survey

GCMPC staff created a public needs survey to gain input from Genesee County residents. This survey was sent via email to GCMPC's public participation list which contains almost 1400 email addresses. Staff made a conscious effort to receive feedback from low-and-moderate-income households through collaboration with the Mass Transportation Authority (MTA) which displayed banners advertising the survey on public busses. Sixteen vehicles had banners displayed, advertising the online survey. Staff received roughly 1,000 responses to the distributed survey.

Local Government Interviews

Staff interviewed nineteen local units of government to gain input for the Plan. All local units of government also conducted a public hearing at which they discussed the needs of the community and potential project ideas to address those needs.

The information from the survey and interviews has been incorporated into this report through the identification of priorities and goals for the life of this plan.

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)
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1	Internet Outreach	Non-targeted/broad community	1,079 residents responded	The survey sought to understand the need for public services, infrastructure improvements, homeless services, economic development activities, and the top concerns of residents in their communities. Highest needs were road and street improvements, housing affordability, access to high-speed internet, and energy		https://www.surveymonkey.com/r/GeneseeOurCountyOurFuture
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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)
				efficient housing.		

2	Stakeholder Interviews	local units of government, public and private agencies and community advocacy groups	19 local units of government, 97 agencies including partner, environmental, service agencies etc..	The interviews sought to understand the need for public services, infrastructure improvements, homeless services, economic development activities, and the top concerns of stakeholders within the County. Stakeholders feel that there needs to be more emphasis on the skilled trades sector, infrastructure improvements to roads,		
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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)
				water and sewer lines, and to restore and maintain existing housing stock.		
3	Public Hearing	Non-targeted/broad community	Two Public Hearings were conducted December 2, 2020 and April 14, 2021. Any public comments received will be considered when finalizing the plan.	Any public comments received will be considered when finalizing the plan.	Any public comments received will be considered when finalizing the plan.	

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)
4	Internet Outreach	Non-targeted/broad community	1,272 comments received	Public comments were accepted to understand the need for public services, infrastructure improvements, homeless services, economic development activities, and the top concerns of residents within the County.		http://ourfuturegeneseesee.org/get-involved/

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)
5	Newspaper Ad	Non-targeted/broad community	A public comment period was conducted from March 29, 2021 to April 28, 2021.	Any public comments received will be considered when finalizing the plan.	Any public comments received will be considered when finalizing the plan.	
6	Public Hearing	Non-targeted/broad community	Before proposed projects are selected, all local units of government conducted a public hearing at which they discussed the needs of the community and potential project ideas to address those needs.	Any comments received were documented by local units of government.	Any comments received were documented by local units of government.	

Table 4 – Citizen Participation Outreach

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 5 - Geographic Priority Areas

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

Genesee County has thirty-three municipalities within its boundaries. The City of Flint is an entitlement community and receives its own funding from HUD. Each of the remaining thirty-two municipalities have the option to participate in Genesee County's Community Development (CD) Program or opt-out in favor of applying to the State for grant funds dispersed on a competitive basis. Twenty-eight communities in Genesee County currently participate in the CD Program. GCMPC has established a formula to determine the amount of CDBG funds allocated to each participating local unit of government. The County's formula is based on data from the base year 2010 Census and 2011-2015 ACS updates, including population, poverty and overcrowded housing conditions, and is similar to the formula used by HUD to determine allocations for entitlement communities at the national level. CDBG funding in Genesee County is allocated to local communities on an annual funding cycle, although project selection takes place once every three years, most recently in the years 2019-2021. The application process begins with a pre-application, which allows staff to evaluate and determine eligibility of the projects that each municipality has selected. Municipalities then submit a full application providing additional details of the project, at which time GCMPC staff performs an environmental review to determine final eligibility. The application process and formula ensure that funds are equally and fairly distributed across Genesee County.

There are challenges for GCMPC under this format; notably whether a local unit of government has low-to-moderate income areas or not. When a municipality does not have an eligible low/mod area, it can be more difficult to determine effective and eligible activities. Another challenge is trying to measure the effects of the activities undertaken when the funds are dispersed county-wide.

Genesee County's HOME Investment Partnership Program (HOME) funds are allocated in a number of different ways. Each year a portion of HOME funds are allocated to the Genesee County Home Improvement Program (HIP) which is administered and executed by GCMPC staff. The HOME HIP provides funds to assist seniors, who own their home and are at or below 80% of Area Median Income (AMI), with home improvements. CDBG funds are also utilized for this type of program. A portion of CDBG funds and program income will be utilized for the

Neighborhood Purchase/Rehab/Resale (NPRR) Program which is administered and executed by GCMPC staff. The program is designed to increase homeownership and provide affordable housing for low-to-moderate income residents through the sale of rehabilitated homes.

Genesee County's Down Payment Assistance Program (DPA) will receive an allocation of funding every year as needed, due to the decrease in DPA requests from participating lenders. These funds are set aside to assist low- to moderate-income homebuyers with funding to purchase a home.

General Allocation Priorities Continued

In addition to the funds allocated annually to HIP and DPA, GCMPC works with non-profit developers, Community Housing Development Organizations (CHDO) and lending institutions to carry out eligible HOME funded activities. Applications for HOME funding are made available to these organizations each year. HOME funding is also used for the Tenant-Based Rental Assistance (TBRA) program administered by Metro Community Development, which supports low- to moderate- income tenants throughout Genesee County.

Genesee County's Emergency Solutions Grant (ESG) funds are allocated annually through an application process. Each year GCMPC determines which eligible ESG categories will be authorized to receive funding based on the distribution of funds in previous years, the Flint/Genesee County Collaborative Ten Year Plan to End Homelessness and current needs. Applications for funding are made available to agencies and both GCMPC staff and the Continuum of Care have the opportunity to review the applications and make funding recommendations.

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 6 – Priority Needs Summary

1	Priority Need Name	Street, Sidewalk, and Broadband Improvements
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	Improve Public Facilities and Infrastructure
	Description	Address street, sidewalk, and broadband access improvements in eligible low to moderate income areas.
	Basis for Relative Priority	The condition of streets and roads throughout Genesee County was identified as a major concern by residents that participated in the community needs survey and the local units and agencies that were consulted during interviews. Survey respondents overwhelmingly supported road improvements, with 70% agreeing it was of the highest need. State, county and local level officials are seeking funding to assist with street improvements. Other significant needs included sidewalk (path) improvements and the installation of a fiber optic network. When asked what the overall need to improve quality of life, 47% of respondents felt access to high-speed internet was the highest. Sidewalks are important for accessibility for persons with disabilities, as well as encouraging health and wellness.

2	Priority Need Name	Housing Rehabilitation
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Persons with Physical Disabilities
	Geographic Areas Affected	
	Associated Goals	Increase Home Ownership Improve Housing Conditions for Homeowners/Renters
	Description	Assist low to moderate income homeowners with repairs to their primary residences in order to bring the homes up to Section 8 Housing Quality Standards or Uniform Property Conditions Standards (UPCS).
	Basis for Relative Priority	<p>Over 70% of housing units in Genesee County are at least 40 years old, many of these homes are likely to need repairs due to the life expectancy of many housing components such as windows, roofs, siding, etc. In addition, almost 9% of homes were identified to be in need of moderate or substantial rehabilitation during the Genesee County Housing Conditions Survey (GCHCS) conducted in June and July of 2018 by GCMPC staff. The GCHCS's findings were based solely on factors that could be seen from the outside of the home; therefore, the number of homes needing moderate or substantial rehabilitation are likely to be much higher when factoring in homes that are in need of interior repairs only.</p> <p>Accessible, and affordable housing, especially as it relates to the senior population, was identified as being in short supply during the consultations with agencies serving low-income and non-homeless special needs populations. Housing rehabilitation would help address this highly-rated concern.</p>

3	Priority Need Name	Down Payment Assistance
	Priority Level	Low
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Persons with Physical Disabilities
	Geographic Areas Affected	
	Associated Goals	Increase Home Ownership
	Description	Utilize funds to assist homebuyers with down payment and closing costs to make homeownership a reality for income eligible households.
	Basis for Relative Priority	The consultations with agencies serving low-income and non-homeless special needs populations emphasized the importance of affordable housing to their clients. Housing cost burden was also identified in previous sections of this Plan as an issue for both low-income owners and renters. Down payment assistance can help renters transition into a more affordable housing payment. For households that may be able to afford to own their own home but are unable to contribute the funds necessary to close, down payment assistance can fill that gap.
4	Priority Need Name	Energy Efficiency Improvements to Housing
	Priority Level	High

	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Persons with Physical Disabilities
	Geographic Areas Affected	
	Associated Goals	Increase Home Ownership Improve Housing Conditions for Homeowners/Renters
	Description	Include energy efficiency improvements into the housing rehabilitation done for eligible low-to moderate-income households.
	Basis for Relative Priority	Housing cost burden has been identified in previous sections of this Plan as an issue for low- to moderate-income homeowners. Overall, Black/African American and Hispanic households have more of a cost burden than other racial or ethnic groups. Affordable housing was identified as the top issue for many during the consultations with agencies serving low-income and non-homeless special needs populations. Improving the energy efficiency of housing units is likely to reduce utility costs, which in turn reduces the amount low- to moderate-income households are paying for housing costs.
5	Priority Need Name	Code Enforcement
	Priority Level	High

	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	Improve Housing Conditions for Homeowners/Renters
	Description	Provide funds to begin or continue code enforcement activities in low- to moderate income areas.
	Basis for Relative Priority	In the community needs survey, when asked what the single biggest issue in their neighborhood was, respondents identified energy efficient homes, housing repairs and code enforcement as the top three responses. Many of the stakeholders that were interviewed identified restoring neighborhood aesthetics as an important need within the County.
6	Priority Need Name	Parks, Recreation and Community Facilities
	Priority Level	Low
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Non-housing Community Development

	Geographic Areas Affected	
	Associated Goals	Improve Public Facilities and Infrastructure
	Description	Improve and/or make additions to neighborhood parks, recreational facilities and community centers in low- to moderate-income areas, or where the majority of beneficiaries are low- to moderate-income residents.
	Basis for Relative Priority	According to ALICE data (described earlier in this Plan) 46% of households are struggling to afford basic needs. In the public needs survey, when asked to choose the top three reasons you chose to live in your current neighborhood, 56% of participants chose safety and 18% chose proximity to recreation. Improved parks, recreational facilities and community centers all contribute to community atmosphere and provide better amenities to residents in the area. They also provide activities/entertainment at low to no cost for households that likely have little disposable income.
7	Priority Need Name	Demolition, Clearance and Remediation
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	Improve Housing Conditions for Homeowners/Renters

	Description	Demolish, clear and remediate blighted properties located throughout the County. Many of these activities will be done in low- to moderate-income areas.
	Basis for Relative Priority	In the public needs survey participants were asked to rate the need of infrastructure improvements in their neighborhood and about the need for housing improvements in their neighborhood. 53% of respondents rated demolition of dangerous/vacant buildings as low for both survey questions.
8	Priority Need Name	Public Facilities and Services
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	Geographic Areas Affected	

	Associated Goals	<p>Improve Public Facilities and Infrastructure</p> <p>Promote Access to Public Services and Resources</p> <p>Address the Needs of Homeless and At-Risk Persons</p> <p>Address Needs related to COVID-19 Response</p>
	Description	<p>Provide assistance to support senior, youth, job training and employment, crime awareness and fire safety services and facilities. These services will be provided in low- to moderate-income areas or to populations that are presumed to be low- to moderate-income.</p>
	Basis for Relative Priority	<p>Increasing police and fire services was rated as a high need by 39% of the citizens that responded to the needs survey. Job creation and retention was rated as a high need more than any other item in the public needs survey with 52%.</p>
9	Priority Need Name	Permanent Supportive Housing
	Priority Level	Low

Population	Extremely Low Low Moderate Large Families Families with Children Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
Geographic Areas Affected	
Associated Goals	Address the Needs of Homeless and At-Risk Persons
Description	Create permanent supportive housing options for non-homeless special needs populations in the County.
Basis for Relative Priority	Over 65,000 residents in Genesee County have a disability, 37% are over the age of 65 according to the collaborative effort of Genesys, Hurley, and McLaren Hospitals in Genesee County, a Community Health Needs Assessment Report that was completed in 2016. The report states that survey respondents identified addiction (alcohol, drugs, and tobacco) as the most important health problem in the community. The agencies consulted to determine the needs of the special needs populations were almost unanimous in that their clients need affordable housing, accessible housing, and many clients will need supportive services with the housing.

10	Priority Need Name	Emergency Shelters
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Geographic Areas Affected	
	Associated Goals	Address the Needs of Homeless and At-Risk Persons Address Needs related to COVID-19 Response
	Description	Assist the homeless population by providing emergency shelter opportunities.

	Basis for Relative Priority	Based on conversations with members of the Continuum of Care, emergency shelters are often at capacity and additional beds at these shelters would help lessen the number of people that are turned away, especially in the cold winter months. The number of unsheltered homeless individuals in Flint and Genesee County is approximately 420 on any given night.
11	Priority Need Name	Accessibility/Barrier Free Improvements
	Priority Level	High
	Population	Extremely Low Low Moderate Elderly Frail Elderly Persons with Physical Disabilities Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	Improve Public Facilities and Infrastructure Increase Home Ownership Improve Housing Conditions for Homeowners/Renters Address the Needs of Homeless and At-Risk Persons
	Description	Make improvements at owner-occupied housing units, public facilities and public spaces in order to improve the accessibility of those places.

	Basis for Relative Priority	<p>Over 65,000 Genesee County residents have a disability, 36% of those are age 65 or over (this does not differentiate between physical, mental and developmental disabilities).</p> <p>In the consultations with local agencies, one of the needs that came up frequently was the availability of accessible housing or making renovations to allow older adults to age-in-place. Another high priority for persons with disabilities is making sidewalks accessible so that they are able to utilize public transportation with more ease.</p>
12	Priority Need Name	Supportive Services
	Priority Level	High
	Population	<p>Extremely Low</p> <p>Low</p> <p>Moderate</p> <p>Large Families</p> <p>Families with Children</p> <p>Elderly</p> <p>Rural</p> <p>Chronic Homelessness</p> <p>Individuals</p> <p>Families with Children</p> <p>Mentally Ill</p> <p>Chronic Substance Abuse</p> <p>veterans</p> <p>Persons with HIV/AIDS</p> <p>Victims of Domestic Violence</p> <p>Unaccompanied Youth</p>
	Geographic Areas Affected	

	Associated Goals	Promote Access to Public Services and Resources Address the Needs of Homeless and At-Risk Persons Address Needs related to COVID-19 Response
	Description	Provide supportive services to homeless and non-homeless special needs populations.
	Basis for Relative Priority	Over 65,000 residents in Genesee County have a disability, 36% are over the age of 65. Based on conversations with members of the Continuum of Care, emergency shelters are often at capacity and additional beds at these shelters would help lessen the number of people that are turned away, especially in the cold winter months. The number of unsheltered homeless families in Flint and Genesee County is approximately 82 on any given night.
13	Priority Need Name	Fair Housing
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	Geographic Areas Affected	
	Associated Goals	Increase Home Ownership Promote Access to Public Services and Resources Address the Needs of Homeless and At-Risk Persons
	Description	Promote access to housing for all Genesee County residents.
	Basis for Relative Priority	The consultations with agencies serving low-income and non-homeless special needs populations emphasized the importance of affordable housing to their clients. Access to housing in general can be more difficult for low- to moderate-income households and special needs populations. Fair housing services help promote access to housing for all residents of Genesee County.
14	Priority Need Name	Economic Development
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Non-housing Community Development
	Geographic Areas Affected	
	Associated Goals	Promote Access to Public Services and Resources Address Needs related to COVID-19 Response
	Description	Enhance economic development activities and provide job training opportunities.

	Basis for Relative Priority	According to ALICE data (described earlier in this Plan) 46% of households are struggling to afford basic needs. There is also data that shows that there is a shortage of talent in Genesee County and that the highest percentage of unemployed are those that do not have a high school diploma or equivalency. Providing enhanced job training activities and other economic development activities will assist individuals with finding a job, or enabling them to get a better job. The public participation community needs survey results showed that over 50% of respondents rated job creation/retention as a high need; it was rated as a high need more than any other item besides bringing in new businesses.
15	Priority Need Name	Production of New Units
	Priority Level	Low
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	Geographic Areas Affected	
	Associated Goals	Increase Home Ownership

Description	Build new construction housing units to meet the needs of individuals and families in need of affordable, accessible and/or supportive housing.
Basis for Relative Priority	Low- to moderate-income households are often paying too much of their income on housing (over 30%) and/or they are paying for housing that does not meet the needs of their household. According to ALICE data, 46% of households are struggling to afford basic needs. The consultations with agencies serving low-income and non-homeless special needs populations emphasized the importance of safe, affordable and accessible housing to their clients.

Narrative (Optional)

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Public Facilities and Infrastructure	2020	2024	Non-Housing Community Development		Street, Sidewalk, and Broadband Improvements Parks, Recreation and Community Facilities Public Facilities and Services Accessibility/Barrier Free Improvements	CDBG: \$2,991,200	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 50000 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Increase Home Ownership	2020	2024	Affordable Housing		Housing Rehabilitation Down Payment Assistance Energy Efficiency Improvements to Housing Accessibility/Barrier Free Improvements Fair Housing Production of New Units	HOME: \$1,825,000 CDBG: \$270,164	Homeowner Housing Added: 15 Household Housing Unit Direct Financial Assistance to Homebuyers: 40 Households Assisted
3	Improve Housing Conditions for Homeowners/Renters	2020	2024	Affordable Housing Non-Homeless Special Needs		Housing Rehabilitation Energy Efficiency Improvements to Housing Code Enforcement Demolition, Clearance and Remediation Accessibility/Barrier Free Improvements	CDBG: \$3,358,543 HOME: \$2,000,000	Homeowner Housing Rehabilitated: 150 Household Housing Unit Buildings Demolished: 20 Buildings Housing Code Enforcement/Foreclosed Property Care: 1000 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Promote Access to Public Services and Resources	2020	2024	Non-Homeless Special Needs Non-Housing Community Development		Public Facilities and Services Supportive Services Fair Housing Economic Development	CDBG: \$694,695	Public service activities other than Low/Moderate Income Housing Benefit: 50000 Persons Assisted
5	Address the Needs of Homeless and At-Risk Persons	2020	2024	Affordable Housing Homeless		Public Facilities and Services Permanent Supportive Housing Emergency Shelters Accessibility/Barrier Free Improvements Supportive Services Fair Housing	HOME: \$215,000 ESG: \$742,810	Tenant-based rental assistance / Rapid Rehousing: 35 Households Assisted Homeless Person Overnight Shelter: 1500 Persons Assisted Homelessness Prevention: 100 Persons Assisted

Table 7 – Goals Summary

Goal Descriptions

1	Goal Name	Improve Public Facilities and Infrastructure
	Goal Description	Public facilities and infrastructure will be improved through street, sidewalk, water/sewer and flood/drainage improvements, increasing access to broadband, and through improvements of parks, public spaces and other public buildings in low- to moderate-income areas.

2	Goal Name	Increase Home Ownership
	Goal Description	Increase homeownership opportunities through the Down Payment Assistance Program, funding to produce new or rehabilitate existing housing for low- to moderate-income households.
3	Goal Name	Improve Housing Conditions for Homeowners/Renters
	Goal Description	Housing conditions will be improved through homeowner rehabilitation, including energy efficiency improvements and improvements to increase accessibility, continued or increased code enforcement activities and demolition and clearance activities.
4	Goal Name	Promote Access to Public Services and Resources
	Goal Description	Provide access to public services and resources including senior and youth services, job training, safety resources and crime awareness.
5	Goal Name	Address the Needs of Homeless and At-Risk Persons
	Goal Description	Address the needs of the homeless and at-risk individuals and families primarily through support of the Continuum of Care and its members. Support may include funding for street outreach, emergency shelter, homeless prevention, rapid rehousing and homeless management information systems.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

It is estimated that Genesee County will provide 10 – 20 units of affordable housing for extremely low-, low- and moderate-income households over the next five years. The majority of this housing will be funded with HOME dollars to rehabilitate or construct new housing.

Expected Resources

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

Introduction

Genesee County anticipates resources primarily from Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) funds. These federal funds will leverage dollars and other resources from various sources. The funding amounts in the following table are based on actual funding amounts received for Program Year 2021.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,832,816	116,323.58	177,480		7,372,288	CDBG funds often leverage local dollars.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	839,891	60,000	0		3,339,712	HOME funds may leverage funds from other federal programs.
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	157,182	0	0	157,182	628,728	A 100% match is required for ESG funds, often fulfilled through non-cash contributions or local funds.

Table 8 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Community Development Block Grant (CDBG) funds will leverage dollars from participating local units of government on infrastructure and public facility projects. CDBG funds used to assist seniors (public services or facility improvement) are often used in concert with Genesee County Senior Services millage funds. The NPRR Program will leverage funds from program income generated and transferred to CDBG program income from the NSP grant, until NSP funds are completely drawn and closed out.

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

HOME funds require a 25% match. Beginning in 2005, GCMPC adopted a policy of providing the local match required for HOME assisted activities from the cumulative surplus match that was generated through Payment in-Lieu of Taxes (PILOT) from local units of government, and from donations from participating financial lending institutions prior to 2005. GCMPC continues to utilize the surplus amount of funds as match on HOME funded projects.

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

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

The Genesee County Metropolitan Planning Commission (GCMPC) has a good working relationship with the Genesee County Land Bank Authority (Land Bank). The Land Bank has an abundance of vacant single-family properties and vacant land that is likely available to potential HOME assisted developers at a reduced cost. Land Bank owned properties where Genesee County NSP funds were used to demolish a blighted structure are also available for affordable housing projects. The NPRR Program will also continue GCMPC's partnership with the Land Bank to acquire appropriate properties for rehabilitation and resale to low-to-moderate income households throughout Genesee County.

Discussion

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

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Public Facilities and Infrastructure	2020	2024	Non-Housing Community Development		Street, Sidewalk, and Broadband Improvements Parks, Recreation and Community Facilities Public Facilities and Services Accessibility/Barrier Free Improvements	CDBG: \$666,769	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 10000 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Increase Home Ownership	2020	2024	Affordable Housing		Housing Rehabilitation Down Payment Assistance Energy Efficiency Improvements to Housing Accessibility/Barrier Free Improvements Fair Housing Production of New Units	HOME: \$15,000 CDBG: \$200,000	Homeowner Housing Added: 2 Household Housing Unit Direct Financial Assistance to Homebuyers: 8 Households Assisted
3	Improve Housing Conditions for Homeowners/Renters	2020	2024	Affordable Housing Non-Homeless Special Needs		Housing Rehabilitation Energy Efficiency Improvements to Housing Code Enforcement Demolition, Clearance and Remediation Accessibility/Barrier Free Improvements	CDBG: \$689,731 HOME: \$667,562	Homeowner Housing Rehabilitated: 30 Household Housing Unit Buildings Demolished: 2 Buildings Housing Code Enforcement/Foreclosed Property Care: 200 Household Housing Unit
4	Promote Access to Public Services and Resources	2020	2024	Non-Homeless Special Needs Non-Housing Community Development		Public Facilities and Services Supportive Services Fair Housing Economic Development	CDBG: \$135,130	Public service activities other than Low/Moderate Income Housing Benefit: 10000 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Address the Needs of Homeless and At-Risk Persons	2020	2024	Affordable Housing Homeless		Public Facilities and Services Permanent Supportive Housing Emergency Shelters Accessibility/Barrier Free Improvements Supportive Services Fair Housing	HOME: \$73,340 ESG: \$157,182	Tenant-based rental assistance / Rapid Rehousing: 7 Households Assisted Homeless Person Overnight Shelter: 300 Persons Assisted Overnight/Emergency Shelter/Transitional Housing Beds added: 20 Beds

Table 9 – Goals Summary

Goal Descriptions

1	Goal Name	Improve Public Facilities and Infrastructure
	Goal Description	Public facilities and infrastructure will be improved through street, sidewalk, water/sewer and flood/drainage improvements, increasing access to broadband, and through improvements of parks, public spaces and other public buildings in low- to moderate-income areas.
2	Goal Name	Increase Home Ownership
	Goal Description	Increase homeownership opportunities through the Down Payment Assistance Program, funding to produce new or rehabilitate existing housing for low- to moderate-income households.
3	Goal Name	Improve Housing Conditions for Homeowners/Renters
	Goal Description	Housing conditions will be improved through homeowner rehabilitation, including energy efficiency improvements and improvements to increase accessibility, continued or increased code enforcement activities and demolition and clearance activities.

4	Goal Name	Promote Access to Public Services and Resources
	Goal Description	Provide access to public services and resources including senior and youth services, job training, safety resources and crime awareness.
5	Goal Name	Address the Needs of Homeless and At-Risk Persons
	Goal Description	Address the needs of the homeless and at-risk individuals and families primarily through support of the Continuum of Care and its members. Support may include funding for street outreach, emergency shelter, homeless prevention, rapid rehousing and homeless management information systems.

Projects

AP-35 Projects – 91.220(d)

Introduction

The following projects are intended to meet the needs identified in the Genesee County Consolidated Plan for Program Year 2021.

Projects

#	Project Name
1	Genesee County Community Development (Admin)
2	Genesee County Public Services
3	Genesee County Public Improvements
4	Genesee County HOME Planning and Administration
5	Genesee County HOME Home Improvement Program (HIP)
6	Genesee County Tenant Based Rental Assistance (TBRA)
7	Genesee County - Housing Activities
8	Genesee County CDBG Home Improvements Program (HIP)
9	Genesee County Emergency Solutions Grant (ESG)
10	Genesee County CDBG Neighborhood Purchase/Rehab/Resale (NPRR) Program

Table 10 - Project Information

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

Funding for Program Year 2021 is allocated to all participating local units of government, consistent with Genesee County’s three-year funding cycle. The communities, with assistance from GCMPC staff, identified activities based on public input, to address local needs and priorities that are consistent with the goals of this Plan. All funds in the following section are estimates based on funding received in 2020. Actual funding amounts will be updated once received from HUD. Projects will be adjusted to reflect the change as needed.

AP-38 Project Summary

Project Summary Information

1	Project Name	Genesee County Community Development (Admin)
	Target Area	
	Goals Supported	Improve Public Facilities and Infrastructure Improve Housing Conditions for Homeowners/Renters Promote Access to Public Services and Resources
	Needs Addressed	
	Funding	CDBG: \$366,563
	Description	Genesee County Metropolitan Planning Commission shall provide Community Development Grant funding for Planning and Administration of CDBG projects.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Throughout proposed activities, Genesee County estimates more than 30,000 people will benefit with more than 20,000 being low-and-moderate-income residents.
	Location Description	1101 Beach Street, Flint MI, 48502
	Planned Activities	Genesee County - 2021 CDBG Planning and Administration
2	Project Name	Genesee County Public Services
	Target Area	
	Goals Supported	Promote Access to Public Services and Resources
	Needs Addressed	Public Facilities and Services

Funding	CDBG: \$135,130
Description	Genesee County proposes to fund various public service projects for low-to-moderate income residents throughout the County.
Target Date	
Estimate the number and type of families that will benefit from the proposed activities	Through the proposed activities, Genesee County estimates that 25,000 individuals will benefit with more than 10,000 being low-and-moderate-income residents.

Location Description	
	Burton Senior Center - 3410 S. Grand Traverse, Burton, MI 48529
	Fenton Community Center - 150 S. Leroy, Fenton, MI 48430
	Grand Blanc Senior Center - 12632 Pagels Dr. Grand Blanc, MI 48439
	Loose Senior Center - 707 N. Bridge St. Linden, MI 48451
	Swartz Creek Area Senior Center - 8095 Civic Drive, Swartz Creek, MI 48473
	Atlas Township Hall - 7386 S. Gale Road, Grand Blanc, MI 48439
	Fenton Community Center: Southern Lakes Parks and Recreation - 150 S. Leroy, Fenton, MI 48430
	Flint Township Senior Center - 2071 S. Graham Rd. Flint, MI 48532
	Flint Township Police Department - 5200 Norko Dr. Flint, MI 48507
	Flushing Area Senior Center -106 Elm Street, Flushing, MI 48433
	Swartz Creek Area Senior Center - 8095 Civic Drive Swartz Creek, MI 48473
	Grand Blanc Senior Center - 12632 Pagels Drive, Grand Blanc, MI 48439
	Grand Blanc Fire Station #1 - 117 High St. Grand Blanc, MI 48439
	Legal Services of Eastern Michigan - 436 S. Saginaw Street, Flint, MI 48502
	Kraphol Senior Center - G-5473 Bicentennial Drive, Mt. Morris, MI 48458
	King Karate Youth Program - 5339 N. Saginaw Street, Flint, MI 48505
	Vocational Independence Program - 5069 Van Slyke Road, Flint, MI 48507
	Davison Area Senior Center - 10135 Lapeer Road, Davison, MI 48423
	Clio Area Senior Center - 2136 W. Vienna Road, Clio, MI 48420
	Clio Center for the Arts - 3370 W Vienna Rd, Clio, MI 48420
	Clio Area Senior Center - 2136 W. Vienna Road, Clio, MI 48420
	Swartz Creek Area Senior Center - 8095 Civic Drive, Swartz Creek, MI 48473

	Village of Goodrich Office - 7338 S. State Rd, Goodrich, MI 48438
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<p>Planned Activities</p>	<p>City of Burton - Senior Center Operations</p> <p>City of Fenton - Parks Programming for Seniors</p> <p>City of Grand Blanc - Senior Center Operations</p> <p>City of Linden - Senior Center Operations</p> <p>City of Swartz Creek - Senior Center Operations</p> <p>Atlas Township - Senior Programs</p> <p>Fenton Township - Parks & Recreation Programming</p> <p>Flint Charter Township - Senior Center Food Pantry</p> <p>Flint Charter Township - Crime Prevention Program</p> <p>Flushing Charter Township - Senior Center Operations</p> <p>Gaines Township - Senior Center Operations</p> <p>Grand Blanc Charter Township - Senior Center Operations</p> <p>Grand Blanc Charter Township - Safety Program</p> <p>Legal Services of Eastern Michigan - Fair Housing</p> <p>Mt. Morris Charter Township - Senior Center Operations</p> <p>Mt. Morris Charter Township - Youth Program Operations</p> <p>Mundy Charter Township - Vocational Independence Program</p> <p>Richfield Township - Senior Center Operations</p> <p>Vienna Charter Township - Senior Center Operations</p> <p>Vienna Charter Township - Arts Programming for Persons with Disabilities</p> <p>Vienna Charter Township - Safety Program</p> <p>Village of Gaines - Senior Center Operations</p>
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		Village of Goodrich - Senior Center Operations
3	Project Name	Genesee County Public Improvements
	Target Area	
	Goals Supported	Improve Public Facilities and Infrastructure
	Needs Addressed	Street, Sidewalk, and Broadband Improvements Parks, Recreation and Community Facilities Accessibility/Barrier Free Improvements
	Funding	CDBG: \$666,769
	Description	Genesee County proposes to fund various public improvement projects for low-to-moderate income residents throughout the County.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Through the proposed projects, Genesee County estimates that 10,000 low-to-moderate income individuals will benefit.
	Location Description	City of Burton – Scottwood Avenue, Bergin Avenue, Parkwood Avenue City of Flushing – Riverview Park (230 S. Cherry St, Flushing, MI 48433) and Eastview Park (1465 Coutant St, Flushing, MI 48433). Genesee Township – George Street Grand Blanc Senior Center – 12632 Pagels Dr. Grand Blanc, MI 48439 Vienna Township – W. Vienna Road Village of Otisville – S. State Road

	Planned Activities	<p>City of Burton – Infrastructure Improvements (Scottwood Avenue)</p> <p>City of Burton – Infrastructure Improvements (Bergin Avenue and Parkwood Avenue)</p> <p>City of Burton – Infrastructure Improvements (Sidewalks)</p> <p>City of Flushing – Removal of Architectural Barriers</p> <p>Genesee Township – Infrastructure Improvements (George Street)</p> <p>Grand Blanc Township – Public Facility Improvements (Roof)</p> <p>Grand Blanc Township – Public Facility Improvements (Lighting)</p> <p>Grand Blanc Township – Public Facility Improvements (Sidewalks)</p> <p>Vienna Township – Infrastructure Improvements (Sidewalks)</p> <p>Village of Otisville – Infrastructure Improvements (Sidewalks)</p>
4	Project Name	Genesee County HOME Planning and Administration
	Target Area	
	Goals Supported	<p>Increase Home Ownership</p> <p>Improve Housing Conditions for Homeowners/Renters</p>
	Needs Addressed	<p>Housing Rehabilitation</p> <p>Fair Housing</p> <p>Production of New Units</p>
	Funding	HOME: \$83,989
	Description	Genesee County shall provide funding for HOME Planning and Administration of HOME projects throughout Genesee County.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Through proposed projects, Genesee County estimates that 30 low-and-moderate-income families will benefit.
	Location Description	
	Planned Activities	Genesee County - HOME Planning and Administration
5	Project Name	Genesee County HOME Home Improvement Program (HIP)
	Target Area	
	Goals Supported	Improve Housing Conditions for Homeowners/Renters
	Needs Addressed	Housing Rehabilitation Energy Efficiency Improvements to Housing Accessibility/Barrier Free Improvements
	Funding	HOME: \$200,000
	Description	Genesee County shall provide funding for HOME HIP projects to benefit low-and-moderate-income residents throughout Genesee County.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Through proposed activities, Genesee County estimates that 20 low-and-moderate-income residents will benefit.
	Location Description	County-wide in participating jurisdictions.
	Planned Activities	Genesee County - Home Improvements Program
6	Project Name	Genesee County Tenant Based Rental Assistance (TBRA)
	Target Area	
	Goals Supported	Address the Needs of Homeless and At-Risk Persons

	Needs Addressed	Supportive Services Fair Housing
	Funding	HOME: \$73,340
	Description	Genesee County shall provide funding for HOME TBRA activities to benefit low-and-moderate-income residents throughout Genesee County.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Through proposed projects, Genesee County estimates that ten individuals will benefit.
	Location Description	County-wide in participating jurisdictions.
	Planned Activities	Genesee County - HOME Tenant Based Rental Assistance (TBRA)
7	Project Name	Genesee County - Housing Activities
	Target Area	
	Goals Supported	Increase Home Ownership Improve Housing Conditions for Homeowners/Renters
	Needs Addressed	Housing Rehabilitation Down Payment Assistance Energy Efficiency Improvements to Housing Accessibility/Barrier Free Improvements
	Funding	HOME: \$482,562
	Description	Genesee County shall provide funding for Housing activities to benefit low-and-moderate-income residents throughout Genesee County.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Through proposed projects, Genesee County estimates that 5-10 households will benefit.
	Location Description	County-wide in participating jurisdictions.
	Planned Activities	Genesee County - Housing Activities Genesee County – Down Payment Assistance
8	Project Name	Genesee County CDBG Home Improvements Program (HIP)
	Target Area	
	Goals Supported	Improve Housing Conditions for Homeowners/Renters
	Needs Addressed	Housing Rehabilitation Energy Efficiency Improvements to Housing Accessibility/Barrier Free Improvements
	Funding	CDBG: \$689,731
	Description	Genesee County shall provide funding for the Community Development Block Grant Home Improvement Program throughout Genesee County.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Through the proposed activities, Genesee County estimates that 20 low-and-moderate-income residents will benefit.
	Location Description	County-wide for participating jurisdictions.
	Planned Activities	Genesee County - CDBG Home Improvements Program (HIP)

9	Project Name	Genesee County Emergency Solutions Grant (ESG)
	Target Area	
	Goals Supported	
	Needs Addressed	Public Facilities and Services Permanent Supportive Housing Emergency Shelters Supportive Services Fair Housing
	Funding	ESG: \$157,182
	Description	Genesee County shall provide funding for ESG activities to benefit low-and-moderate-income residents throughout Genesee County.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Through proposed projects, Genesee County estimates that over 5,000 low-and-moderate-income families will benefit.
	Location Description	REACH Shelter / Genesee County Youth Corporation - 914 Church Street, Flint, MI 48502 My Brother's Keeper - 101 N. Grand Traverse Street, Flint, MI 48503 Shelter of Flint - 924 Cedar Street, Flint, MI 48503 YWCA SafeHouse - 801 S. Saginaw Street, Flint, MI 48502 GCCARD - 601 Saginaw St #1b, Flint, MI 48502 MADE Institute – 503 Garland Street, Flint, MI 48503 Metro Community Development – 1174 Robert T. Longway Blvd, Flint, MI 48503

	Planned Activities	<p>Genesee County - 2021 Emergency Solutions Grant Planning and Administration</p> <p>GCCARD - Homelessness Prevention</p> <p>Genesee County Youth Corporation - Emergency Shelter</p> <p>Genesee County Youth Corporation - Rapid Rehousing</p> <p>MADE Institute – Emergency Shelter</p> <p>Metro Community Development - HMIS</p> <p>My Brother's Keeper - Emergency Shelter</p> <p>Shelter of Flint - Emergency Shelter</p> <p>YWCA - Emergency Shelter</p>
10	Project Name	Genesee County CDBG Neighborhood Purchase/Rehab/Resale (NPRR) Program
	Target Area	
	Goals Supported	Increase Homeownership
	Needs Addressed	<p>Housing Rehabilitation</p> <p>Energy Efficiency Improvements to Housing</p> <p>Accessibility/Barrier Free Improvements</p>
	Funding	CDBG: \$200,000
	Description	Genesee County shall provide funding for the Community Development Block Grant Neighborhood Purchase/Rehab/Resale Program to provide safe, affordable housing to low-to-moderate income households throughout Genesee County.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Through the proposed activities, Genesee County estimates that 4 low-and-moderate-income households will benefit.
	Location Description	County-wide for participating jurisdictions.
	Planned Activities	Genesee County – CDBG Neighborhood Purchase/Rehab/Resale (NPRR) Program

AP-50 Geographic Distribution – 91.220(f)

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

Genesee County’s policy regarding geographic distribution for CDBG funds states that all participating local units of government locally decide on the projects to be funded in their community. Communities that decide to utilize a portion of their allocation for public services will receive an equal amount each year of the three-year cycle. The allocation amounts for local units of government are determined by a formula which considers population, poverty, and overcrowded housing, so those communities with a larger low-income population will receive more funding than communities without low/mod areas.

Program Year 2021 will allocate funds to: City of Burton, City of Flushing, Genesee Township, Grand Blanc Township, Vienna Township and Village of Otisville for non-public service projects.

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

Geographic Distribution

Target Area	Percentage of Funds

Table 11 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

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

HOME funds are used to rehabilitate low-and moderate-income owner-occupied housing units throughout the County for seniors over age 62. Assistance of this type is not restricted to certain geographic areas; it is based on household income. The location of HOME funds utilized to create new housing opportunities is based on the application details of the Community Housing Development Organization (CHDO) that is awarded funding.

Discussion

Genesee County has taken the stance that each local unit of government knows their community best

and therefore is better suited to make decisions regarding high priority projects and needs in their area. The local units of government are required to hold a public needs hearing, where the public is able to comment on project ideas, give feedback and suggestions, and voice their opinions on previous projects. GCMPC staff is available to assist and provide guidance on potential projects and project areas. Projects are deemed eligible by GCMPC Community Development staff after review of application and environmental requirements.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

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

One Year Goals for the Number of Households to be Supported	
Homeless	1,100
Non-Homeless	52
Special-Needs	10
Total	1,162

Table 12 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	55
The Production of New Units	2
Rehab of Existing Units	18
Acquisition of Existing Units	6
Total	81

Table 13 - One Year Goals for Affordable Housing by Support Type

Discussion

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

Genesee County will also provide affordable housing through its CDBG NPRR Program. Utilizing CDBG funds, staff is able to purchase, rehabilitate, and sell homes to low-to-moderate income households in Genesee County.

AP-60 Public Housing – 91.220(h)

Introduction

Genesee County does not administer a Public Housing Program. Please see the City of Flint’s Five-Year Consolidated Plan for information regarding public housing in the Genesee County area. The City of Flint Consolidated Plan can be found at: <https://www.cityofflint.com/wp-content/uploads/City-of-Flint-2017-2021-Consolidated-Plan-FINAL.pdf>

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

Genesee County has no actions planned.

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

Genesee County has no actions planned.

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

N/A

Discussion

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

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

Introduction

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

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

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

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

Addressing the emergency shelter and transitional housing needs of homeless persons

Emergency shelter and transitional housing programs in Genesee County that are endorsed by the Continuum of Care have skilled case managers who do individual assessments and housing case plans with each client. The case managers then work with the clients to achieve the goals set forth. A large portion of the Genesee County ESG funding is utilized to fund emergency shelter operations.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were

recently homeless from becoming homeless again

There are several programs tailored to the needs of helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living. Metro Community Development has a leasing assistance program for chronically homeless individuals and families. My Brother's Keeper and Transitional Treatment Innovation (TTI) both facilitate homeless programs for veterans and their families. Genesee County Youth Corporation and One Stop Genesee's ReMix program both address the needs of unaccompanied youth in Genesee County.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

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

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

Discussion

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

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

Introduction:

GCMPC will continue to administer programs that help low-and moderate-income individuals and families afford homes, through tenant based rental assistance (TBRA), low-income housing activities, or rehabilitation and new construction of affordable homes.

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

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

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

In order to further encourage the changing of policies and educate residents on affordable housing, Genesee County has recently created a County-wide combined plan called Genesee County: Our County, Our Future to address community development, transportation and solid waste needs across the County. This plan will serve as a tool for residents and local officials to use when participating in the decision-making process for their community. Topics such as affordable housing and zoning, as well as many others are included and discusses in the Genesee County: Our County, Our Future.

Discussion:

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

AP-85 Other Actions – 91.220(k)

Introduction:

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

Actions planned to address obstacles to meeting underserved needs

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

Actions planned to foster and maintain affordable housing

Affordable housing options are expanded each year utilizing Genesee County HOME funds to rehabilitate, construct or provide down payment assistance to eligible households. Moving forward, GCMPC will use the data and community input in this Plan to guide funding decisions over the next five years.

Other actions include utilizing down payment assistance to help eligible homebuyers with funds to purchase a home that is affordable to their household. The Home Improvement Program (HIP) provides necessary repairs to owner-occupied housing units, which allows homeowners to stay in their homes without increasing monthly housing costs. The HIP will also help keep seniors in their homes with installing ADA accessible ramps or improvements when necessary. Staying in a home is typically more affordable than going into a nursing home or assisted living facility. The CDBG funded Neighborhood Purchase/Rehab/Resale Program allows low-to-moderate income households to obtain affordable housing through the sale of rehabilitated homes.

Actions planned to reduce lead-based paint hazards

GCMPC incorporates lead-based paint hazard requirements into the HIP. A lead-based paint risk assessment is conducted prior to rehabilitation specifications being written, allowing rehab inspectors to include lead-based paint interim controls or abatement into the scope of work for each rehab property.

Actions planned to reduce the number of poverty-level families

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

specifically construction projects over \$100,000. Genesee County encourages solicitation of, and provides a preference for, contractors certified as Section 3 on all HUD funded projects.

Public service funds through CDBG provide assistance to senior centers, some of which have utilized the funds to help stock a food pantry for those in need. CDBG-CV funding will provide additional assistance to residents of senior housing and basic needs for local food pantries, which will assist poverty-level families.

GCMPC administers the Ride Share program which is a carpool or vanpool matching service that assists individuals and groups with their daily commute into or within Genesee and Lapeer counties. This service can dramatically reduce the travel costs of a poverty-level family that has work but may have a difficult time funding the travel required to get to and from work. GCMPC can specifically target some of their outreach for the Ride Share program to agencies that serve poverty-level families.

The HOME funded Tenant Based Rental Assistance (TBRA) program helps families in need with rental assistance for up to two years. This type of assistance can have a great impact on a poverty-level family. Rental and Mortgage Assistance provided through CDBG-CV and ESG-CV will also help reduce the number of families that reach poverty-level.

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

Actions planned to develop institutional structure

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

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

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

GCMPC participates in several County-wide events throughout the year that provide information to residents, but also provide an opportunity for agencies to engage each other. These conversations are

important as they help agencies to determine where services can be coordinated, where the gaps may be, and how funds can be combined to have a larger impact.

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

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

Discussion:

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

Program Specific Requirements

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

Introduction:

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

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	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.	85.00%

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:

No other forms of investment will be used beyond those identified in Section 92.205 (equity investments, interest-bearing loans or advances, non-interest-bearing loans or advances, interest subsidies, deferred payment loans or grants; guarantee loans made by lenders).

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

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

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

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

In order to qualify as affordable housing activities, Genesee County HOME funds are subject to a regulated Period of Affordability, depending on the type and dollar amount of assistance. The per

unit amount of HOME funds invested, and the respective affordability period they trigger are:

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

Owner Occupied Single Family Housing Rehab (Home Improvement Program)

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

Down Payment Assistance (DPA)

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

CFR 92.254 (a)(5)(ii).

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

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

No debt will be refinanced using HOME funds.

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

1. Include written standards for providing ESG assistance (may include as attachment)

Included as an attachment.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Continuum of Care (CoC) currently uses the SPDAT model. Emergency Solutions Grant programs have been using the SPDAT since October 1, 2014. SPDAT is the Service Prioritization Decision Assessment Tool. It is the tool used in Genesee County to determine program eligibility and prioritization. The tool uses a scoring system and considers a variety of circumstances such as the length of homelessness, mental health status, physical disabilities, veteran status, etc.

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

GCMPC staff sends out a yearly ESG application to the members of the Continuum of Care. Staff reviews and scores applications based on the criteria outlined in the application. Staff then determines recommended funding allocations for each agency and takes recommendations to the Continuum of Care Executive Committee. After the Executive Committee has approved the funding allocations, staff takes recommendations to the full Continuum of Care and through the County's Board approval process.

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

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

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

5. Describe performance standards for evaluating ESG.

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

