



FY 2017 Minneapolis
HUD CONSOLIDATED PLAN for Housing and Community
Development
One Year Action Plan

- ❖ Community Development Block Grant
- ❖ Emergency Solutions Grant
- ❖ Housing Opportunities for Persons with AIDS
- ❖ HOME Investment Partnerships



Executive Summary

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

1. Introduction

The 2017 Action Plan details how the City of Minneapolis will use the Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), Emergency Solutions Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) 2017 program year entitlement funding provided to it by the U.S. Department of Housing and Urban Development (HUD). The funding detail describes how the City of Minneapolis will continue to address the goals and strategies presented in the 2015 Five Year Consolidated Plan for the benefit of its low- and moderate-income residents.

The reader is directed to review the 2015 Five Year Consolidated Plan approved by HUD in June 2015 to add their understanding of the funding priorities and direction found in this 2017 Action Plan. The 2015 Five Year Consolidated Plan can be found at http://www.minneapolismn.gov/grants/grants_consolidated-plan or be made available by request to the staff contact listed below.

The Action Plan asserts the City's commitment to working with local partners to achieve ambitious goals, such as; eliminating chronic homelessness and lead-based paint hazards in the City, achieving a sustainable balance in the placing of affordable housing, and providing new economic opportunities for low- and moderate income youth and adults. Continual cuts in funding, at both the federal and state levels of government, have put a squeeze on the ability of the City of Minneapolis to meet the demand for public service programs. The vulnerability of low- and moderate income residents is especially great and the ability to meet community needs with federal funds is limited by shrinking federal budgets. The 2017 Consolidated Plan anticipated total funding is \$14.2 million, a \$5.6 million decrease from the \$19.8 million received in 2008.

The City of Minneapolis' 2017 Action Plan program year runs from June 1, 2017 through May 31, 2018. The City's lead agency responsible for the Plan's development is the Office of Grants & Special Projects, housed in the City of Minneapolis Intergovernmental Relations Department.

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 City of Minneapolis' Consolidated Plan seeks to address the following HUD objectives and outcomes for these HUD entitlement funds:

Objectives:

1. Creating suitable living environments
2. Providing decent housing, and
3. Expanding economic opportunities

Outcomes:

1. Availability/accessibility
2. Affordability, and
3. Sustainability

In pursuit of these HUD objectives and outcomes, the City will pursue the following goals with its HUD resources over the 2015-19 Consolidated Plan with opportunity and equity in mind:

Sustainable, Affordable Housing-- Work to maintain and increase the community's availability of decent, safe and sanitary affordable housing options for low- and moderate-income households in line with the city's goals of Living Well and One Minneapolis.

Community Economic Development-- Work to create economic growth opportunities accessible to low- and moderate-income residents and support workforce training options enabling residents to take advantage of those opportunities consistent with the city's goals of One Minneapolis and A Hub of Economic Activity and Innovation.

Safe, Equitable, Livable Environment-- Provide services and programming that support low income residents in realizing safe, equitable and livable communities promoting healthy lives consistent with the city's goals of Living Well, One Minneapolis, and Great Places.

3. Evaluation of past performance

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

The City continues to address its priority goals and strategies as it has done over the past several Consolidated Plan years. In summary, the City seeks to expand economic opportunities; preserve and create decent, affordable housing opportunities; and provide needed public services for its low- and moderate-income residents. The City addresses the needs faced by those who are homeless or are

threatened with homelessness, it provides accessible public services for vulnerable populations, affirmatively furthers fair housing, and leverages its federal HUD funding with other funds in order to make significant, sustainable change in the community.

HUD conducts an annual Consolidated Plan end-of-year review of the most recent year-end performance by the City of Minneapolis, and provides a report with the results for each review. Additionally, the HUD Secretary determines that the grant recipient is in compliance with the statutes and has the continuing capacity to implement and administer the programs for which assistance is received.

HUD has summarized the City of Minneapolis' accomplishments and achievements for the City's 2015 program year of June 1, 2015 through May 31, 2016, the most recent year-end report, based on Consolidated Plan objectives, as follows:

- The City spent 98.43% of funds on programs serving low and moderate-income persons
- The City complied with the CDBG public services and administration expenditure limits
- Vocational training opportunities were created, of which at least 450 adults were successful in obtaining private sector, permanent jobs
- Produced 95 new housing units
- CDBG funds were used to preserve and maintain affordable housing, through the rehabilitation of at least 155 housing units

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Throughout the development of the Consolidated Plan, citizen input is encouraged and sought. The City of Minneapolis provides its citizens several opportunities to provide input to decision-making process. Staff also attends relevant community meetings to help inform the Consolidated Plan. Citizens are encouraged to attend and participate in City Council committee meetings, neighborhood/community revitalization meetings, numerous boards and public hearings designed to solicit public comments. These community engagement practices are designed to meet the needs and requirements of various programs and planning processes.

Staff of the City of Minneapolis, Community Planning and Economic Development (CPED), and the Minneapolis Public Housing Authority (MPHA) have jointly developed a citizen participation plan designed specifically for the Consolidated Plan. Elements of the citizen participation plan are found throughout this document.

The full Consolidated Plan Citizen Participation Plan is found in the Appendix.

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.

Public Hearing November 30, 2016

This public hearing was held for the purpose of obtaining comment on the City of Minneapolis proposed 2017 City budget & tax levy, including the proposed 2017 Consolidated Plan Action Plan budget.

Comments are summarized as: No comments specific to the Consolidated Plan budget or its programming were presented by residents in this public hearing.

Public Hearing December 7, 2016

This public hearing was held with the City Council 2017 Budget Adoption for the purpose of obtaining comment on the 2017 City Budget, including the proposed 2017 Consolidated Plan Action Plan budget, City of Minneapolis Budget Schedule Four.

Comments are summarized as: No comments specific to the Consolidated Plan budget or its programming were presented by residents in this public hearing.

Public Hearing May 2, 2017

This public hearing was held at the Minneapolis City Council Community Development & Regulatory Services Committee to allow public verbal input pertaining to the Draft 2017 Consolidated Plan Action Plan.

Comments are summarized as: No comments specific to the Consolidated Plan budget or its programming were presented by residents in this public hearing.

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

All comments were received by the City Council for consideration.

7. Summary

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	MINNEAPOLIS	Intergovernmental Relations Department	
HOPWA Administrator	MINNEAPOLIS	Intergovernmental Relations Department	
HOME Administrator	MINNEAPOLIS	Community Planning & Economic Development Dept.	
ESG Administrator	MINNEAPOLIS	Community Planning & Economic Development Dept	

Table 1 – Responsible Agencies

Narrative (optional)

The City’s lead agency responsible for the plan’s development is the Office of Grants & Special Projects in the Department of Intergovernmental Relations, Office of the City Coordinator. Consolidated Plan policy items are under the general purview of the Minneapolis City Council's Community Development and Regulatory Services Committee.

Consolidated Plan Public Contact Information

Questions regarding the Consolidated Plan can be directed to Matt Bower of the Intergovernmental Relations Department, Office of Grants & Special Projects.

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

1. Introduction

Full discussion of community consultations and resulting goals and strategies developed are found in the 2015 Five Year Consolidated Plan at http://www.minneapolismn.gov/grants/grants_consolidated-plan . The following narratives summarize that discussion.

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(I))

City staff of the Grants and Special Projects office consulted internally with the Minneapolis Department of Community Planning and Economic Development (CPED), Department of Health, and other city departments as appropriate in drafting the Consolidated Plan Five-Year Strategy. Heading Home Hennepin staff in the Office to End Homelessness provide information and analyses on homelessness needs and priorities. The Minneapolis Public Housing Authority (MPHA) provide data and information on public housing. Various outside groups were consulted informally by staff. Outside efforts were reviewed for formally provided input to city programming priorities and strategies through means such as advisory committees, task groups and commissions. The most recent public documents of these efforts were reviewed for the Consolidated Plan. Full discussion of these consultations and resulting goals and strategies developed are found in the 2015 Five Year Consolidated Plan at http://www.minneapolismn.gov/grants/grants_consolidated-plan .

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

The City of Minneapolis is an active participant in the local Continuum of Care known as Heading Home Hennepin. The City provides support for the Office to End Homelessness which provides coordination activities for the implementation of goals and strategies of Heading Home Hennepin.

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

As noted above, the City provides support for the Office to End Homelessness (OEH) which provides coordination activities for the implementation of goals and strategies of Heading Home Hennepin. OEH advises, leads and staffs efforts to allocate funds, develop appropriate performance standards and

outcome evaluation, develop and implement Coordinated Assessment and HMIS priorities, protocols, procedures and management.

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	MINNEAPOLIS PUBLIC HOUSING AUTHORITY
	Agency/Group/Organization Type	PHA
	What section of the Plan was addressed by Consultation?	Public Housing Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings were held with PHA staff in developing the public housing narratives contained in the plan. Future coordination will involve city staff in presenting the city's Consolidated Plan goals and strategies to annual Agency Plan community meetings. It is also anticipated that future fair housing assessment process that the PHA will be subject to in the future will involve city staff.
2	Agency/Group/Organization	Minnesota HIV Housing Coalition
	Agency/Group/Organization Type	Regional organization Planning organization
	What section of the Plan was addressed by Consultation?	HOPWA Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Minnesota HIV Housing Coalition is the community planning and advisory group that assists with identifying the housing needs for persons living with HIV/AIDS in the EMSA served by the Minneapolis HOPWA grant.
3	Agency/Group/Organization	Heading Home Hennepin
	Agency/Group/Organization Type	Services - Housing Services-homeless Publicly Funded Institution/System of Care Other government - County Planning organization

	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 Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Office to End Homelessness is a joint City-County office providing coordination, planning, management and evaluation of Heading Home Hennepin strategies and priorities. The Office is consulted by the City on issues around homelessness needs and priorities.
4	Agency/Group/Organization	City of Minneapolis Advisory Boards
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Health Services-Education Health Agency Other government - Local Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-poverty Strategy Lead-based Paint Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City of Minneapolis City Council has several community advisory boards which provide input to the city decisionmaking process in areas around need identification, strategy development, priority-setting, and evaluation. Several documents and initiatives related to these boards in areas such as community public services around health, community livability, youth and senior living and other issues inform and contribute to the City's setting of priorities and strategies related to the Consolidated Plan and city budgeting priorities.
5	Agency/Group/Organization	HENNEPIN COUNTY
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless Service-Fair Housing Publicly Funded Institution/System of Care
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	City and Hennepin County staff consulted and collaborated on needs identification and analysis required for the Consolidated Plan, particularly in areas of special needs populations and homelessness.

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

City staff did not rule out any agency input into the Consolidated Plan that could be utilized. The City considers its consolidated planning process an open and fluid environment that can responsively react to new input over the course of the five-year plan.

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	Heading Home Hennepin	Goals of the Heading Home Hennepin Plan to End Homelessness are related to the Consolidated Plan goals of Sustainable, Affordable Housing and Safe, Equitable, Livable Environment.
2014 Regional Analysis of Impediments to Fair Hous	HousingLink under contract to Fair Housing Implementation Council	Affirmative fair housing actions listed in the Consolidated Plan are sourced from the findings in the Analysis of Impediments. The Analysis will be updated during the 2016 Program Year.
City Goals	Minneapolis City Council	In 2014, the Minneapolis City Council adopted the City's vision, values, goals and strategic directions that will guide the City's work for the next four years. City leaders set new goals every four years, resulting in clear priorities that provide long-term direction and clarify the core function of City government. The adoption of the goals followed a public comment period in February/March 2014, when residents were asked to give their feedback on the draft vision, values, goals and strategic directions. The Consolidated Plan goals reflect three of the strategic directions.
Minneapolis Plan for Sustainable Growth	Minneapolis CPED Planning	Strategic plan goals and strategies related to housing and community development sourced from comprehensive plan text regarding future development and redevelopment of the City of Minneapolis.
HIV Housing Coalition Status Report	Minnesota HIV Housing Coalition	HOPWA goals and priorities set by the HIV Housing Coalition.
2012-17 Strategic Plan	Minneapolis Public Housing Authority	Public housing discussion reflects priorities adopted by the MPHA in their strategic plan.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Thrive MSP 2040	Metropolitan Council	Priorities and goals expressed in the Thrive MSP 2040 are similar to Minneapolis priorities and goals and the forthcoming comprehensive plan update will reconsider the relationship of priorities of the two respective plans.
Local Unified Plan	Minneapolis Employment and Training	Annual workforce development strategy submitted to Minnesota Department of Employment and Economic Development. Reflects city priorities in economic development and workforce strategy implementation to take advantage of development.
Minneapolis Green Zones Planning Workgroup	Minneapolis Office of Sustainability	Green Zones are a policy initiative aimed at improving health and supporting economic development using environmentally conscious efforts in communities that face the cumulative effects of environmental pollution, as well as social, political and economic vulnerability. City staff held community focus groups where most common issues raised were; affordable housing, quality of housing and access to jobs. This planning process is still under development but feedback is used to guide and support Consolidated Plan work.
Minnesota HIV Housing Plan	Minnesota HIV Housing Coalition	The Minnesota HIV Housing Coalition is currently holding stakeholder focus groups and working to develop a cohesive housing plan for people living with HIV. Results of the focus groups helped inform this Consolidated Action plan. Results of the final product will inform future plans.
2014 Regional AI Addendum	Fair Housing Advisory Committee	Fair Housing Advisory Committee is an advisory group convened by HUD to assist the Fair Housing Implementation Council in completing a contractor Addendum document to its 2014 Regional Analysis of Impediments to Fair Housing.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

The above consultations and planning efforts were undertaken in preparation for the 2015 Five Year Consolidated Plan and include concurrent efforts during the course of the annual action plans. These consultations are continually reviewed during the course of implementing the five year strategy through formal processes such as the development of annual HUD performance reports, development of annual departmental

business planning efforts, and joint planning efforts undertaken across the community with other partners at the government and private sector levels; for example, planning around the update to the City's Comprehensive Plan, the Green Zones initiative, and the HIV Housing Plan.

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

Throughout the development of the Consolidated Plan, citizen input is encouraged and sought. City of Minneapolis staff has developed a citizen participation plan designed specifically for the Consolidated Plan. Generally, the City of Minneapolis provides its citizens in alternative forums many opportunities to provide input to the decision making process. Citizens are encouraged to attend and participate in City council committee meetings, neighborhood/community revitalization meetings, numerous boards and public hearings designed to solicit public comments. Throughout each year, city staff from the office of intergovernmental relations attends various and appropriate community meetings regarding issues covered under the plan. These avenues of engagement allow the City Council to sense the needs and views of city residents and factor them into decision-making actions. Community participation includes the broad resident involvement in neighborhood and community organizations, and supports clearly defined links between the City, City services and neighborhood and community organizations. The City encourages citizen participation to promote sustainable decisions by recognizing and communicating the needs and interests of all participants, including elected officials and decision-makers.

As a business planning strategy, City departments commit to a citizen engagement framework that encourages citizen participation for a shared vision. The City provides alternative means of public involvement through its community engagement framework, various community advisory groups, technical assistance, requests for proposals (RFPs) and through its extensive use of the internet communications and community surveys. The City actively meets its policy objectives by developing public service, employment and housing strategies, through a network of sustainable relationships. Participation from the local and regional stakeholders garners broad relationships, and through this network of relationships, resources are leveraged whenever possible with new and existing partnerships including federal, private and non-federal public sources.

City departments directly engage partner agencies and create program strategies that culminate with the Mayor's business planning process and annual budget that undergoes City Council input and deliberation. Additionally, the Consolidated Plan and its development is informed through the collection of performance data through sub-recipient relationships, which provide the necessary feedback for planning and budget-setting priorities. Nothing in the Consolidated Plan, however, shall be construed to restrict the City's responsibility and authority for the development of its application to the HUD and the execution of its Community Development 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)
1	Public Hearing	Non-targeted/broad community	Hearing on the 2015 Consolidated Annual Performance and Evaluation Report (CAPER).	One person spoke at the public hearing pertaining to the CAPER referencing that the city should make an effort to fund with CDBG neighborhood organizations to provide food incentives at meetings to increase participation.	Not Applicable.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Hearing	Non-targeted/broad community	Public Hearing November 30, 2016 for the purpose of obtaining comment on the City of Minneapolis proposed 2017 City budget & tax levy, including the proposed 2017 Consolidated Plan Action Plan budget.	No comments were received.	Not Applicable.	
3	Public Hearing	Non-targeted/broad community	Public Hearing December 7, 2016 held by the City Council on adoption of the 2016 Budget for the purpose of obtaining comment on the 2017 City Budget, including the proposed 2017 Consolidated Plan Action Plan budget.	No comments were received.	Not Applicable.	

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	Public Hearing	Non-targeted/broad community	Public Hearing May 2, 2017 held at the Minneapolis City Council Community Development & Regulatory Services Committee to allow public verbal input pertaining to the 2017 Consolidated Plan Action Plan.	No comments were received at the hearing. Written comments were received on the topic of using Emergency Solutions Grant funds to provide operating support for seasonal emergency shelters, allowing them to remain open in warm weather months.	The topic of funding emergency shelter operations was referred to the Continuum of Care planning process for review.	
5	Public Meeting	Non-targeted/broad community	Community meeting to receive comment on the draft Regional Fair Housing AI Addendum.	Comments were received on the desire that community investments be made in an equitable manner and cognizant of local needs.	Not applicable.	

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

The 2015 Consolidated Plan Five Year Strategy discussed the following in terms of what expected resources are to be. Anticipated resources are based on assumptions about future federal funding levels. Annual funding levels are dependent upon the annual Congressional appropriation process and changes in the number of formula recipients. The City should also factor in potential changes to one or more of the formulas that be may realized over the next five years.

Based on previous five years funding and anticipated future direction, city staff anticipated the following annual changes to respective funds:

CDBG annual 6% reduction

HOME annual 3% reduction

ESG annual 3% reduction

HOPWA annual 1.2% increase

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: \$		

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	10,243,144	1,216,653	0	11,459,797	15,407,607	annual 6% reduction for average annual amount of \$9,271,540
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	2,066,717	700,000	0	2,766,717	3,170,537	annual 3% reduction for average annual amount of \$1,839,320

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: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	1,202,248	0	0	1,202,248	22,590,031	annual 1.2% increase for average annual amount of \$1,081,702
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	922,657	0	0	922,657	1,662,898	annual 3% reduction for average annual amount of \$900,120

Table 5 - Expected Resources – Priority Table

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

The following describes how required Consolidated Plan formula matches will be obtained.

HOME: Matches to the program include, but are not limited to the following:

- Cash contributions (e.g. housing trust funds, foundation grants, and private donations)
- Proceeds from Housing Revenue Bonds with the automatic 4% Low Income Housing Tax Credit entitlement
- Cost of supportive services provided to the families residing in HOME-assisted units during the period of affordability.

Based on previous years' performance, HOME program income for 2017 is estimated to be _____.

ESG: A one-for-one match is required for the ESG grant. It is obtained by eligible match contributions received and expended by sub recipients during the program year that applies to the ESG funding. Match will only be counted if it is used by the sub recipient to support eligible ESG programming and activities.

Sources of match by sub recipients can be unrestricted federal, state, local or private sources; however, if any match is federal the laws governing a particular source of federal funds must not prohibit these funds from being used as match to ESG. Additionally, if the ESG funds are used to satisfy match requirements of another federal program, then funding from that program may not be used as match for ESG.

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

Minnesota State statute requires Hennepin County to dispose of tax-forfeited land through two approaches—sale to the City of Minneapolis or through an public auction process. The City typically acquires and treats those properties that are blighted (condemned and/or boarded and vacant) through either demolition or responsible rehabilitation.

Discussion

The amounts listed for projects listing were based on the estimated HUD budget approved by the Minneapolis City Council in December 2016. On June 15, 2017, HUD informed the City of it's 2017 entitlement allocations.

As the City's HUD program year starts June 1, 2017, prior to HUD's approval of the Plan, the City has incurred pre-award costs in all of the covered entitlement grants. Consistent with programming outlined in the 2017 Action Plan and the estimated budgets contained within, the City finds the need to incur these pre-award costs to allow and permit programs to operate without disturbance. These pre-award costs are within the estimated allocations and do not affect future program awards.

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	Sustainable, Affordable Housing	2015	2019	Affordable Housing Public Housing Non-Homeless Special Needs		Affordable Housing Special Needs: Homeless/HIV/AIDS Planning & Administration	CDBG: \$4,472,112 HOPWA: \$1,202,248 HOME: \$2,766,717 ESG: \$922,657	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 70 Households Assisted Rental units constructed: 95 Household Housing Unit Rental units rehabilitated: 155 Household Housing Unit Homeowner Housing Added: 15 Household Housing Unit Homeowner Housing Rehabilitated: 30 Household Housing Unit Tenant-based rental assistance / Rapid Rehousing: 270 Households Assisted Homeless Person Overnight Shelter: 5500 Persons Assisted HIV/AIDS Housing Operations: 36 Household Housing Unit Other: 100 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Community Economic Development	2015	2019	Non-Housing Community Development		Economic Development Public Services Planning & Administration	CDBG: \$1,958,038	Public service activities other than Low/Moderate Income Housing Benefit: 154 Persons Assisted Jobs created/retained: 394 Jobs Businesses assisted: 100 Businesses Assisted
3	Safe, Equitable, Livable Environment	2015	2019	Homeless Non-Homeless Special Needs Non-Housing Community Development Public Services		Public Services Special Needs: Homeless/HIV/AIDS Planning & Administration	CDBG: \$5,029,647	Public service activities other than Low/Moderate Income Housing Benefit: 229412 Persons Assisted Buildings Demolished: 20 Buildings

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Sustainable, Affordable Housing
	Goal Description	The City will work to maintain and increase the community's availability of decent, safe and sanitary affordable housing options for low- and moderate-income households in line with the city's goals of Living Well and One Minneapolis.
2	Goal Name	Community Economic Development
	Goal Description	The City will work to create economic growth opportunities accessible to low- and moderate-income residents and support workforce training options enabling residents to take advantage of those opportunities consistent with the city's goals of One Minneapolis and A Hub of Economic Activity and Innovation.

3	Goal Name	Safe, Equitable, Livable Environment
	Goal Description	The City will provide services and programming that support low income residents in realizing safe, equitable and livable communities promoting healthy lives consistent with the city's goals of Living Well, One Minneapolis, and Great Places.

Projects

AP-35 Projects – 91.220(d)

Introduction

Allocation of funds for 2017 are aligned with the high priority housing and community development needs identified in the needs assessment and housing market analysis. The budget received comment during the Minneapolis 2017 city budgeting process.

As the City's HUD program year starts June 1, 2017, prior to HUD's approval of the Plan, the City may need to incur pre-award costs in all of the covered entitlement grants. Consistent with programming outlined in the 2017 Action Plan and the estimated budgets contained within, the City finds the need to incur these pre-award costs to allow and permit programs to operate without disturbance. These pre-award costs will be within the estimated allocations and will not affect future program awards.

Projects

#	Project Name
1	Adult, Training, Placement and Retention
2	High Density Corridor Initiative
3	Multi-Family/Affordable Housing Trust Fund
4	NEDF/CEDF (Great Streets)
5	Vacant and Boarded Building Program
6	Lead Hazard Reduction
7	Youth Employment
8	Build Leaders
9	Community Crime Prevention Specialists (CPS)
10	Way to Grow
11	Juvenile Supervision Center
12	Domestic Abuse Project
13	Civil Rights/CDBG Compliance/Fair Housing
14	CPED Planning Department
15	Mid-Minnesota Legal Aid
16	Grant Administration- Health Department
17	Way To Grow Administration
18	Youth Violence Prevention
19	Finance Administration
20	Grants & Special Projects
21	Housing Discrimination Law Project

#	Project Name
22	Youth Coordinating Board
23	Access & Outreach
24	Problem Properties Strategy
25	HOME Program
26	Emergency Solutions Grants (ESG)
27	2017-2020 City of Minneapolis MNH17F001 (Mpls)
28	Home Ownership Support & Development
29	2017-2020 Minnesota AIDS Project MNH17F001 (MAP)
30	2017-2020 Metropolitan Council MNH17F001 (MetroHRA)

Table 7 - Project Information

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

The allocations for these projects were approved by the City Council after holding two public hearings on the 2017 city budget in December 2016. These allocations are updated and reflect actual HUD 2017 Consolidated Plan entitlement allocations as described in AP-15 Expected Resources.

The primary obstacle to addressing underserved needs is the reduction in HUD funding levels made available for these types of programming needs. Over the past decade the City has seen a cut in its CDBG grant of one-third. These reductions have not permitted the City to continue to fund past priority needs. The quality of life for thousands of residents have been improved because of this federal program's investment in infrastructure, facilities and services that serve low income people, most of who are youth, elderly or disabled residents of Minneapolis. Further cuts would be detrimental and disproportionately impact those with the highest needs.

AP-38 Project Summary
Project Summary Information

1	Project Name	Adult, Training, Placement and Retention
	Target Area	
	Goals Supported	Community Economic Development
	Needs Addressed	Economic Development
	Funding	CDBG: \$1,526,720
	Description	Employment services for adult low-income Minneapolis residents. Training provider agencies are located throughout the city. An updated list is available from Minneapolis Employment & Training by calling 673-5298 or by accessing our website. Project includes \$298,110 of program income.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Community-based organizations are contracted to provide low-income residents career counseling, job placement and job retention services. CDBG funded employment services are provided by organizations that compete for performance based contracts through a request for proposal process. The agencies are paid a contracted fixed dollar amount for assisting their participants in achieving employment outcomes. The employment goals are given in the agency's contract with Minneapolis Employment & Training. Agencies are monitored yearly to ensure program requirements and standards are being met.
2	Project Name	High Density Corridor Initiative
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Community Economic Development Safe, Equitable, Livable Environment
	Needs Addressed	Affordable Housing Economic Development Special Needs: Homeless/HIV/AIDS
	Funding	CDBG: \$462,730

	Description	Acquisition of sites for site assembly supporting mixed-income rental and ownership multifamily housing development on community commercial and transit corridors as defined in Minneapolis Plan.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Acquisition of sites for site assembly supporting mixed-income rental and ownership multifamily housing development on community commercial and transit corridors as defined in Minneapolis Plan. With these future development opportunities, at least 51% of the units will be affordable at <80%MMI, and at least 20% of the units will be affordable at <50% MMI.
3	Project Name	Multi-Family/Affordable Housing Trust Fund
	Target Area	
	Goals Supported	Sustainable, Affordable Housing
	Needs Addressed	Affordable Housing Special Needs: Homeless/HIV/AIDS Planning & Administration
	Funding	CDBG: \$3,202,122
	Description	Multifamily rental new construction and rehabilitation program.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	Gap financing loans provided to development companies, non-profit developers, community housing development corporations, limited partnerships, and joint ventures. Deferred payment loans typically with 30 year terms at 1% interest with principal and accrued interest due at term's end. Substantial changes to program criteria are subject to 45-day neighborhood review. Annual RFP anticipated to be announced in June of every year. Awards made approximately November. Eligible housing is both family and single adult rental units (including homeless youth). At least 20% of the units must be affordable at or <50% MMI. Program income can be realized through this program. Activities set up under this funding project may be revolving loan programs.
4	Project Name	NEDF/CEDF (Great Streets)
	Target Area	
	Goals Supported	Community Economic Development
	Needs Addressed	Economic Development
	Funding	CDBG: \$84,167
	Description	Acquisition, construction, demolition, rehabilitation of commercial/industrial structures through Great Streets program offering. Preservation of historic buildings. Financial assistance to businesses. Technical assistance to income-eligible microentrepreneurs.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	Applications from developers and businesses for real estate and equipment loans are accepted year-round by CPED; application form is available on the City's website. Funds are awarded using ranking/rating criteria by CPED to projects meeting CDBG guidelines. Program income can be realized through this program through revolving loans. Some redeveloped buildings are occupied by a single tenant and some have multiple tenants. Loans are made to developers and businesses. "Businesses" are the end users (occupants). Technical assistance contracts are awarded to qualified non-profit business consulting organizations, many of them designated CDFIs, through an annual competitive RFP process.
5	Project Name	Vacant and Boarded Building Program
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment
	Needs Addressed	Affordable Housing
	Funding	CDBG: \$1,488,462
	Description	Acquisition and disposition of vacant and substandard housing to eliminate blight. The parcels may later be packaged for redevelopment. Includes \$48,109 of program income.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Acquisition and disposition of vacant and substandard housing to eliminate blight. In cases where structures are demolished the vacant lots are marketed for development for the fair reuse value. This program also supports the property management expenses with holding the property until disposition occurs. Program income can be realized through this program.
6	Project Name	Lead Hazard Reduction
	Target Area	

	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment
	Needs Addressed	Affordable Housing
	Funding	CDBG: \$57,260
	Description	Support for lead hazard reduction activities of the City's Healthy Homes and Lead Hazard Control Program.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Work will include performing risk assessments, lead education, lead safe work practices education, clearance tests, swab cleanings for lead hazards, developing work specs for income eligible families housed in units with children with identified elevated blood lead levels. Qualified homeowners may be supplied with paint and brushes to assist in compliance with lead hazard reduction orders. Assisted units are those referred to city by reports of families with children with elevated blood lead levels. Used as match funds towards a HUD Lead Hazard Control Grant for eligible activities.
7	Project Name	Youth Employment
	Target Area	
	Goals Supported	Community Economic Development
	Needs Addressed	Public Services
	Funding	CDBG: \$247,151
	Description	Provision of summer employment training opportunities for income eligible city youth 14-21 years old. Includes \$13,210 program income.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	

	Location Description	
	Planned Activities	Services include Step-Up work experience, education, community service and leadership development. Community-based organizations and school program partners to operate the program.
8	Project Name	Build Leaders
	Target Area	
	Goals Supported	Community Economic Development
	Needs Addressed	Public Services
	Funding	CDBG: \$100,000
	Description	BUILD is a proven youth violence prevention model developed in Chicago in 1969, which focuses on violence prevention/intervention, youth development, and coalition building. In 2014 the City of Minneapolis Health Department adapted the curriculum for Minneapolis, developing the BUILD Leaders Program. It is an equity-focused, community-oriented intervention for disenfranchised 18-24 year old young adults. Participants receive paid training in facilitation, leadership, and job skills to deliver the BUILD youth violence prevention curriculum to youth 9-12 years old at various locations in group settings of 8-12.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	BUILD is a proven youth violence prevention model developed in Chicago in 1969, which focuses on violence prevention/intervention, youth development, and coalition building. In 2014 the City of Minneapolis Health Department adapted the curriculum for Minneapolis, developing the BUILD Leaders Program. It is an equity-focused, community-oriented intervention for disenfranchised 18-24 year old young adults. Participants receive paid training in facilitation, leadership, and job skills to deliver the BUILD youth violence prevention curriculum to youth 9-12 years old at various locations in group settings of 8-12.
9	Project Name	Community Crime Prevention Specialists (CPS)
	Target Area	

	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Public Services
	Funding	CDBG: \$826,864
	Description	Crime prevention public services delivered by the Minneapolis Police Department.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	<p>With CDBG emphasis on targeted neighborhoods that are at least 51% low- and moderate-income due to their inverse violent victimization rates based on household income Crime Prevention Specialists work with low- and moderate-income residents, neighborhood organizations and businesses to</p> <ul style="list-style-type: none"> • Recruit and train block club leaders to get block clubs started • Maintain block clubs • Present safety and neighborhood livability information to the public through multiple venues • Publish and distribute crime alerts • Promote National Night Out • Resolve complaints about problem properties • Respond to crime trends <p>Act as a liaison between the police and the community</p>
10	Project Name	Way to Grow
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Public Services
	Funding	CDBG: \$206,466

	Description	Community-based collaboration designed to promote family-friendly communities and the school readiness of its children. Informal and formal support systems for parents are provided to meet child's growth and development needs through age six.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Programming is open to all, but targets the Near North and Philips neighborhoods. CDBG support is provided to program sites serving low income areas.
11	Project Name	Juvenile Supervision Center
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Public Services
	Funding	CDBG: \$100,000
	Description	Juvenile Supervision Center (JSC); Operations, staffing and services provided by The Link for curfew and truancy activities as part of broader JSC operations.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	The JSC provides short-term supervision for youth under the age of 18 who are detained by law enforcement professionals for low level offenses (e.g. assault, theft, runaway, disorderly conduct, etc.), truancy, or violation of the Minneapolis curfew ordinance. The JSC assures that youth are safe until they can be returned to a safe and appropriate environment (i.e., school, home, or short-term shelter). While at the center, JSC staff complete a needs assessment with youth and offer additional services when applicable. Some youth who visit the JSC and who demonstrate increased needs are engaged in short-term case stabilization or long-term case management. JSC staff identify youth that are currently receiving County services and document communication with Case Manager, Probation Officer etc. regarding incident for possible follow up.
12	Project Name	Domestic Abuse Project
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Public Services
	Funding	CDBG: \$69,200
	Description	Domestic Abuse Project provides advocacy services for victims of domestic violence.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The Domestic Abuse Project works to ensure that each victim has information about how to protect him/herself and their children including developing a safety plan and information about her/his rights and options within the legal system, promoting self-sufficiency and reducing isolation by assisting with meeting victim's basic life needs, and referral for other community services through a city-wide case management system.
13	Project Name	Civil Rights/CDBG Compliance/Fair Housing
	Target Area	

	Goals Supported	Sustainable, Affordable Housing Community Economic Development Safe, Equitable, Livable Environment
	Needs Addressed	Economic Development Planning & Administration
	Funding	CDBG: \$321,347
	Description	Administration of city's contract compliance functions, enforcement of city's civil rights ordinance, fair housing education and enforcement, federal labor standards, Davis-Bacon Act and Section 3 wage monitoring and outreach.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Administration of city's contract compliance functions, enforcement of city's civil rights ordinance, fair housing education and enforcement, federal labor standards, Davis-Bacon Act and Section 3 wage monitoring and outreach.
14	Project Name	CPED Planning Department
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Community Economic Development Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$1,153,259
	Description	Administration of comprehensive planning activities Consolidated Plan strategies. Includes \$290,027 of program income.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Administration of comprehensive planning activities Consolidated Plan strategies.
15	Project Name	Mid-Minnesota Legal Aid
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment
	Needs Addressed	Affordable Housing Special Needs: Homeless/HIV/AIDS Planning & Administration
	Funding	CDBG: \$23,650
	Description	Contracted administrative function to provide advice and representation with special emphasis on housing and shelter-related issues to income eligible persons and groups in low and moderate income neighborhoods.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Assistance assures compliance of housing with city housing ordinances and codes. Emphasis on issues that will protect, promote, and provide fair housing opportunities for public assistance recipients.
16	Project Name	Grant Administration- Health Department
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$59,520

	Description	Grant development and program management for CDBG public service programs.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Grant development and program management for CDBG public service programs.
17	Project Name	Way To Grow Administration
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$14,388
	Description	General administration for Way to Grow program.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	General administration for Way to Grow program.
18	Project Name	Youth Violence Prevention
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$151,756
	Description	The Health Department leads and coordinates citywide efforts to implement the Youth Violence Blueprint for Action through policy, planning, community support, and programming.

	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Activities include: planning and service coordination with jurisdictional partners, technical assistance to community-based agencies, oversight of the Juvenile Supervision Center for curfew, truancy, and low-level offenders, and individualized case management and mentoring for youth at risk of involvement with violence.
19	Project Name	Finance Administration
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Community Economic Development Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$161,181
	Description	Financial administration and accountability for Consolidated Plan programs.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Financial administration and accountability for Consolidated Plan programs.
20	Project Name	Grants & Special Projects
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Community Economic Development Safe, Equitable, Livable Environment

	Needs Addressed	Special Needs: Homeless/HIV/AIDS Planning & Administration
	Funding	CDBG: \$167,818
	Description	Resource development and management for Consolidated Plan strategies; Part 58 environmental review process; overall city management of Consolidated Plan.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Resource development and management for Consolidated Plan strategies; Part 58 environmental review process; overall city management of Consolidated Plan. City staffing on HIV Housing Coalition, Fair Housing Implementation Council, Heading Home Hennepin Coordinated Assessment Leadership Committee.
21	Project Name	Housing Discrimination Law Project
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment
	Needs Addressed	Affordable Housing Special Needs: Homeless/HIV/AIDS Planning & Administration
	Funding	CDBG: \$38,432
	Description	City contracted administration project serving low-income clients with investigation of housing discrimination claims, negotiation, advice and referrals and representation in court and administrative actions.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	

	Location Description	
	Planned Activities	Services will include complaint intake, investigation, advocacy and litigation.
22	Project Name	Youth Coordinating Board
	Target Area	
	Goals Supported	Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$64,803
	Description	Advocate, catalyst and developer of comprehensive services and systems benefiting children, youth and families.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Dedicated to promoting the healthy, comprehensive development of Minneapolis children and youth ages 0-20 through collaborative action and policy alignment.
23	Project Name	Access & Outreach
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Community Economic Development Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$97,951
	Description	The Access and Outreach Team provides support for a broad range of engagement activities to cultural communities and under engaged groups in the City enterprise. It also manages various state and federally mandated programs that create equity in accessibility.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	<p>Access and outreach provides the logistical and office support for cultural engagement services and federally mandated programming. This includes the following services:</p> <ul style="list-style-type: none"> • Americans with Disabilities Act (ADA) compliance, • Continuation of Limited English Proficiency planning, interpretation and translation services, • Administration of the One Minneapolis Fund, the Hello Neighbor program among other activities. • Core infrastructure support to eliminating barriers to participation in neighborhood organizations, boards and commissions, and City programing.
24	Project Name	Problem Properties Strategy
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment
	Needs Addressed	Planning & Administration
	Funding	CDBG: \$84,550
	Description	The Problem Properties Unit is housed in the Housing Inspections Services division of Regulatory Services and is charged with identifying the City's worst properties and developing an action plan to resolve their issues. PPU includes staff from various City departments that work together to reduce the number and severity of problem properties in Minneapolis.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	The Problem Properties Unit identifies the city's worst properties in terms of meeting housing code standards and develops effective solutions to reduce or eliminate problems and establish long-lasting goals of quality housing. Solutions include mitigation steps up to securing buildings with boards, winterizing condemned properties, entering into restoration agreements to rehab vacant properties, or demolishing buildings under the provisions of Chapter 249 on the city's code of ordinances.
25	Project Name	HOME Program
	Target Area	
	Goals Supported	Sustainable, Affordable Housing
	Needs Addressed	Affordable Housing
	Funding	HOME: \$2,766,717
	Description	Administration of HOME program and funding for multifamily rental development and single family homeownership.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Administration of HOME program and funding for multifamily rental development and single family homeownership. Program income can be realized through this program and is estimated to be \$700,000. Funding is estimated to be allocated as follows: Homeownership Works (approximately 15 Housing Units) up to \$643,754, Affordable Housing Trust Fund (95 Housing Units) up to \$1,916,292 (inclusive of an estimated \$700,000 of program income), up to 10% for Administration (\$206,671) . Overall, a minimum of 15% of the grant (\$310,008) will be used to support CHDO-sponsored activities. The HOME funds will be used as development gap on new and rehabilitated ownership and rental projects and affordability gap assistance on ownership projects. Further details on delivery of HOME funds for multifamily rental development and single family homeownership is contained in the Appendix.
26	Project Name	Emergency Solutions Grants (ESG)
	Target Area	

	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment
	Needs Addressed	Affordable Housing Public Services Special Needs: Homeless/HIV/AIDS Planning & Administration
	Funding	ESG: \$922,657
	Description	Shelter Rehabilitation/Renovation, Street Outreach, Rapid Rehousing and Homelessness Prevention services.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	<p>Rehabilitation of emergency housing shelters serving homeless families and persons. Projects are selected through an annual request for proposal process (RFP). Awards will be made by end of year. Funding is also provided to St. Stephen's Human Services for street outreach programming.</p> <p>ESG Rapid Re-Housing, Homelessness Prevention funds: Minneapolis will renew ESG funding for eligible rapid re-housing and homelessness prevention programming to community providers.</p> <p>ESG Administration and HMIS: Funding of 7.5% of grant will be reserved for ESG administration and a potential amount no more than 2% of the grant may be used for HMIS administration costs.</p> <p>Proposed budget is Emergency Shelter rehab up to \$408,377; Street Outreach up to \$150,000; Rapid Rehousing up to \$278,273; HMIS administration up to \$16,808; ESG Administration up to \$69,199.</p>
27	Project Name	2017-2020 City of Minneapolis MNH17F001 (Mpls)
	Target Area	
	Goals Supported	Sustainable, Affordable Housing Safe, Equitable, Livable Environment

	Needs Addressed	Affordable Housing Special Needs: Homeless/HIV/AIDS Planning & Administration
	Funding	HOPWA: \$1,202,248
	Description	HOPWA programming to assist those living with HIV/AIDS at risk of homelessness, living across the 13-county Eligible Metropolitan Statistical area, achieve and maintain housing stability and improve health care access. The City is allowed 3% of program year HOPWA funding to administer the program, and Subrecipients are allowed 7% of their respective funding amount to administer their programs.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The City is allowed 3% of program year HOPWA funding to administer the program (\$36,067), and Subrecipients are allowed 7% of their respective funding amounts to administer their programs. HOPWA funds are advertised through an RFP process each year, and currently the grant is split between two Subrecipient tenant-based rent (TBRA) providers: (1) Minnesota AIDS Project (MAP) provides clients with intake, case management, and transitional housing assistance through a Transitional Housing Program - provision of 24 months for families and individuals; (2) Metropolitan Council Housing Redevelopment Authority (MetroHRA) serves clients through the Housing Assistance Program - clients who have exhausted time limits are referred here from the Transitional Housing Program run by MAP. The RFP is open to these existing tenant-based rental assistance programs as well as any other eligible HOPWA activity.
28	Project Name	Home Ownership Support & Development
	Target Area	
	Goals Supported	Sustainable, Affordable Housing
	Needs Addressed	Affordable Housing

	Funding	CDBG: \$750,000
	Description	Program for owner-occupied home repair and code abatement work. Funds provided to eligible homeowners as an interest free deferred loan of up to \$25,000 which is repaid when the homeowner no longer occupies or owns the home. Includes \$567,197 of program income.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Home repair and code abatement work for low-mod income residents.
29	Project Name	2017-2020 Minnesota AIDS Project MNH17F001 (MAP)
	Target Area	
	Goals Supported	Sustainable, Affordable Housing
	Needs Addressed	Special Needs: Homeless/HIV/AIDS
	Funding	:
	Description	HOPWA project sponsor program.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Tenant-based rental assistance for HOPWA eligible households. Up to 7% of funding award can be used for program administration (\$35,140).
30	Project Name	2017-2020 Metropolitan Council MNH17F001 (MetroHRA)
	Target Area	
	Goals Supported	Sustainable, Affordable Housing
	Needs Addressed	Special Needs: Homeless/HIV/AIDS
	Funding	:

Description	HOPWA project sponsor program.
Target Date	
Estimate the number and type of families that will benefit from the proposed activities	
Location Description	
Planned Activities	Tenant-based rental assistance for HOPWA eligible households. Up to 7% of funding award can be used for program administration (\$35,253).

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

CDBG will be directed on an area basis to census tracts in the city where, based on the American Census Survey, the majority of residents are of low- and moderate-income.

The City will continue to work with the MPHA for opportunities to develop its public housing programs throughout the City. The City will work with MPHA to site new units in areas of the City with low numbers of assisted units in order to assist in meeting deconcentration of publicly assisted housing in the city.

ESG funds will be expended for eligible activities within the City and Hennepin County for projects benefiting Minneapolis residents.

HOPWA will fund programs serving site-based initiatives and providing tenant rental assistance throughout the metropolitan area. Funding priorities are determined through the Minnesota HIV Housing Coalition.

HOME rehabilitation funds are spent throughout the City for income-eligible units.

The City's Affordable Housing Trust Fund multifamily rental housing program composed partially of CDBG and HOME funds, awards priority points for new housing construction in non-poverty-impacted areas of Minneapolis. If a new construction multifamily rental project receives HOME funds out this program, that project is sited in an area that is non-impacted by race or poverty. New affordable housing will be targeted for designated growth areas and commercial and transit corridors that can benefit from and support increased housing density.

Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The City will locate its funding priorities in line with approved city policies and priorities with respect to CDBG, ESG and HOME. The City has an interest in the comprehensive redevelopment and stabilization of its neighborhoods where a majority of residents are $\leq 80\%$ of median income. New affordable housing will be targeted for designated growth areas and commercial and transit corridors that can benefit from and support increased housing density.

CDBG funds will be provided predominately to areas of the city where at least 51% of the residents are low- and moderate-income. ESG funds will be expended for eligible activities within the City and Hennepin County for projects benefiting Minneapolis residents. HOPWA will fund programs serving site-based initiatives and providing tenant rental assistance throughout the metropolitan area. Funding priorities are determined with the Minnesota HIV/AIDS Housing Coalition.

HOME funds are spent throughout the City for income-eligible units. The City will site multifamily new construction rental projects assisted with HOME funds in geographic areas of the City that are not minority concentrated by City definition. Multifamily rental rehabilitation with HOME funds can be citywide. The rehabilitation of single family or duplex units or new construction of single family projects sold for homeownership purposes are limited to Targeted Communities as described in the Appendix.

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

This section sets forth Minneapolis' approach to meeting its Consolidated Plan goals of Sustainable, Affordable Housing and Safe, Equitable, Livable Environment in program year 2017. Full discussion of strategies supporting this action plan are found in the 2015 Five Year Consolidated Plan at http://www.minneapolismn.gov/grants/grants_consolidated-plan

One Year Goals for the Number of Households to be Supported	
Homeless	275
Non-Homeless	0
Special-Needs	153
Total	428

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	353
The Production of New Units	95
Rehab of Existing Units	155
Acquisition of Existing Units	20
Total	623

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

Discussion

The City will pursue the following strategies over the next year to assist rental housing.

- Preserve and improve the physical condition of existing subsidized housing, both publicly and privately owned.
- Support development of new three or more bedroom rental units for large families.
- A minimum of 20% of all HUD-assisted rental projects of 10+ units be affordable at 50%MFI.
- A minimum of 20% of all local-assisted, non-HUD-assisted rental projects of 10+ units will be affordable at 60% MFI.
- Create additional housing units with appropriate supportive services as an alternative to extended shelter use.
- Identify opportunities for placing new housing on transportation corridors to take advantage of transit opportunities and job markets.
- Encourage development of mixed-income housing serving a broad and continuous range of incomes.
- Emphasize new affordable housing development outside areas of concentrated poverty.
- Use the affordable housing trust fund to provide a sustained financial commitment toward the housing needs of those at the low-income level.
- Link housing programs to supportive service programs, income assistance programs and public housing initiatives to facilitate affordability.

Over the next year the City will provide financing and administer programs for the development and preservation of affordable ownership housing through:

- Preserve and improve the physical condition of existing ownership housing through home improvement offerings.
- Support in-fill development of new houses for large families through a combination of construction gap financing and affordability loans.
- A minimum of 20% of all HUD-assisted ownership projects of 10+ units be affordable at 50% AMI.
- Identify opportunities for placing new housing on transportation corridors to take advantage of transit opportunities and job markets.
- Promote and support first-time homeownership opportunities and outreach for traditionally underserved populations.
- Streamline City development review, permitting, and licensing for easier property development.
- Develop and foster close dialog with community participants about appropriate locations and design standards for new housing and growth.

- Promote the development of housing suitable for people and households in all life stages, adaptable to accommodate changing housing needs over time.
- Promote accessible housing designs to support persons with disabilities.

In the area of housing quality, the City will continue to work through its Regulatory Services and CPED departments to ensure that the City's market and affordable housing supply is safe in compliance with the housing code. The City's Problem Properties Unit (PPU) is a cross-departmental group that works with housing properties that consume many City resources in the areas of inspections and public safety. PPU responds to and develops strategies to monitor and resolve, or eliminate issues associated with nuisance and boarded and vacant properties. Solutions can include up to securing buildings with boards, entering into restoration agreements to ensure timely rehab of properties, or demolish buildings under the provisions of Chapter 249 of the City's code of ordinances. These activities will be pursued with recognition of the potential of displacement of protected class residents and the need to mitigate any displacement through appropriate actions.

Homelessness strategies are detailed in the following AP-65 pages.

AP-60 Public Housing – 91.220(h)

Introduction

The City recognizes the important role that public housing plays in the provision of affordable housing. In the past, the City has provided CDBG assistance to the MPHA to support their housing rehabilitation program as well as supporting their resident initiatives. Due to reduced CDBG funding levels, these activities are no longer budgeted. However, Minneapolis and MPHA continue to work with each other in the development of housing policies and strategies to implement a range of housing options in support of mutual goals of providing housing choice and opportunity to residents.

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

The City will continue to seek partnerships with MPHA in joint housing developments that need project-based housing vouchers to finance low-income units. A recent example of similar work is the City granting Exclusive Development Rights for the Minneapolis Public Housing Authority (MPHA) development of the Minnehaha Townhomes, where MPHA will construct sixteen Townhome units with assistance of city entitlement funds. All of the subject parcels included in the development site were purchased and assembled under the CDBG funded Higher Density Corridor Housing Program.

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

As noted above, prior to recent CDBG funding level reductions, the City did fund public housing resident participation initiatives. The City will work to support these efforts as it can through other means such as staff support.

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

The Minneapolis Public Housing Authority is not a troubled agency and is classified as a Moving to Work agency by HUD.

Discussion

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

Introduction

The following section outlines the City's strategies to addressing homeless and other special needs. Further details can also be found in the Strategic Plan and Market Analysis sections of the 2015 Consolidated Plan found at http://www.minneapolismn.gov/grants/grants_consolidated-plan

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

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

The City will fund the St. Stephen's Outreach Team with ESG. Street outreach services serve individuals meeting Category 1 and 4 definitions of homelessness with high barriers according to a VI-SPDAT assessment. Outreach services consist of engagement, case management, emergency and mental health services, transportation and unique services that work to connect users to housing opportunities and support services for which they are eligible.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City will continue its longstanding commitment to addressing the capital rehabilitation/renovation needs of the Continuum's emergency shelters. The City budgets the greater of its Hold Harmless amount (\$558,377) or 60 percent of the grant annually to shelter rehabilitation and street outreach activities. The City will issue an RFP for rehabilitation/renovation projects and anticipates assisting 1-2 shelters.

Projects must be located in the City or Hennepin County serving Minneapolis families and individuals. ESG funds may also be used for furniture, security systems and/or equipment in a new construction, positive conversion or renovation/rehabilitation project consistent with compliance with Minneapolis Consolidated Plan and applicable HUD regulations. The City does not fund any other operating costs as defined under §576.102(3).

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

The City prioritizes funding rapid re-housing over homeless prevention. Rapid re-housing serves

Minneapolis residents -- homeless families and single adults without children who reside in a Hennepin County sited homeless shelter (previous permanent address was within Minneapolis) as well as unaccompanied youth who are verifiably homeless according to the HUD definition found at 24 CFR §576.2.

Homelessness prevention must be last resort funds to keep a person/household at risk of homelessness in housing. Similar target populations noted under rapid re-housing are also served under homelessness prevention. A person/household at risk of homelessness is defined at 24 CFR §576.2. For purposes of this definition's paragraph (g), someone who lives in housing that has characteristics associated with instability and an increased risk of homelessness is defined as follows: a renter household with income at/or below 30% of median income adjusted for family size whose housing costs exceed 50% of their income and upon provider assessment is shown to be at imminent risk of losing existing housing.

Rapid Re-housing and homelessness prevention funds can be for short-term or medium-term rental assistance for no longer than to obtain permanent housing. The rental assistance can be tied to the recipient or consist of project-based assistance that can "float" within a development serving eligible recipients. Housing relocation and stabilization services can also be provided consisting of financial assistance or services. Financial assistance is rental application fees, security deposits, last months rent, utility deposits, utility payments and moving costs. Financial services can include housing search and placement, housing stability case management, landlord-tenant mediation, legal services, and credit repair.

The City is an active participant in supporting the capital housing strategies of the Heading Home Hennepin Plan for homelessness. This work includes providing capital funds to the creation of additional housing units to the supportive housing inventory or the creation of additional affordable housing units at the very low-income level.

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.

Minneapolis does have populations of people that are not homeless, but are in need of supportive services to allow them to remain in their current housing situations, or retain a sustainable living environment. While Hennepin County is the primary provider of most non-housing social services, the City does provide for some of these needs through use of its CDBG funds devoted to public services, workforce development and early childhood programming. As well, the City works to assist low-income individuals and families avoid becoming homeless through the homelessness prevention delivery of services described above.

Discussion

AP-70 HOPWA Goals– 91.220 (I)(3)

One year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	0
Tenant-based rental assistance	153
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	0
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
Total	153

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

Introduction:

Minneapolis is sensitive to the effects that public policies have on the cost of housing, or serve to dissuade development, maintenance or improvement of affordable housing. Although some of the barriers to the cost of producing affordable housing are beyond the control of local government, it is hoped that city policies do not create more barriers. The city works to establish positive marketing strategies and program criteria increasing housing choices for households with limited incomes, to provide geographical choice in assisted housing units, and to improve the physical quality of existing affordable housing units. It has adopted and implemented policies to provide lifecycle housing throughout the City, providing all residents with safe, quality and affordable housing, as a priority, in cooperation with public and private partners.

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

As described in SP-55 in the 2015 Consolidated Plan, the City continually pursues a variety of policy work aimed at reducing barriers to affordable housing. As an example, with recent budgets, the City increased its funding commitment to the Affordable Housing Trust Fund. Several zoning changes have been completed over the past year and increased policy work continues on that front. Additionally, on March 24, 2017, the Minneapolis City Council voted unanimously in favor of amending the Minneapolis Civil Rights Ordinance to prohibit discrimination against Housing Choice Vouchers (also known as “Section 8”) as a form of income for tenants seeking housing in the city. The change will take effect on May 1, 2018. The City will continue to work with its governmental and non-governmental partners to increase affordable housing funding and regulatory and policy approaches that promise to increase the availability of affordable housing.

Discussion:

AP-85 Other Actions – 91.220(k)

Introduction:

Most of the actions that follow in this section are discussed more fully in previous sections of the plan. Please refer to those sections as appropriate.

Actions planned to address obstacles to meeting underserved needs

In order to address obstacles to meeting underserved needs, the City will continue to commit its full Consolidated Plan resources to addressing priority needs identified in its goals of 1) Sustainable Affordable Housing; 2) Community Economic Development; and 3) Safe, Equitable, Livable Environment. The City will also seek additional funding for both its entitlement resources and complementary funding efforts.

Actions planned to foster and maintain affordable housing

The City will pursue the following strategies over the next year to assist rental housing.

- Preserve and improve the physical condition of existing subsidized housing, both publicly and privately owned.
- Support development of new three or more bedroom rental units for large families.
- A minimum of 20% of all HUD-assisted rental projects of 10+ units be affordable at 50%MFI.
- A minimum of 20% of all local-assisted, non-HUD-assisted rental projects of 10+ units will be affordable at 60% MFI.
- Create additional housing units with appropriate supportive services as an alternative to extended shelter use.
- Identify opportunities for placing new housing on transportation corridors to take advantage of transit opportunities and job markets.
- Encourage development of mixed-income housing serving a broad and continuous range of incomes.
- Emphasize new affordable housing development outside areas of concentrated poverty.
- Use the affordable housing trust fund to provide a sustained financial commitment toward the housing needs of those at the low-income level.
- Link housing programs to supportive service programs, income assistance programs and public housing initiatives to facilitate affordability.

Over the next year the City will provide financing and administer programs for the development and preservation of affordable ownership housing through:

- Preserve and improve the physical condition of existing ownership housing through home improvement offerings.

- Support in-fill development of new houses for large families through a combination of construction gap financing and affordability loans.
- A minimum of 20% of all HUD-assisted ownership projects of 10+ units be affordable at 50% AMI.
- Identify opportunities for placing new housing on transportation corridors to take advantage of transit opportunities and job markets.
- Promote and support first-time homeownership opportunities and outreach for traditionally underserved populations.
- Streamline City development review, permitting, and licensing for easier property development.
- Develop and foster close dialog with community participants about appropriate locations and design standards for new housing and growth.
- Promote the development of housing suitable for people and households in all life stages, adaptable to accommodate changing housing needs over time.
- Promote accessible housing designs to support persons with disabilities.

In the area of housing quality, the City will continue to work through its Regulatory Services and CPED departments to ensure that the City's market and affordable housing supply is safe in compliance with the housing code. The City's Problem Properties Unit (PPU) is a cross-departmental group that works with housing properties that consume many City resources in the areas of inspections and public safety. PPU responds to and develops strategies to monitor and resolve, or eliminate issues associated with nuisance and boarded and vacant properties. Solutions can include up to securing buildings with boards, entering into restoration agreements to ensure timely rehab of properties, or demolish buildings under the provisions of Chapter 249 of the City's code of ordinances. These activities will be pursued with recognition of the potential of displacement of protected class residents and the need to mitigate any displacement through appropriate actions.

Homelessness strategies are detailed in the following AP-65 pages.

Actions planned to reduce lead-based paint hazards

The City works with county and community partners to address lead-based paint problems to preserve existing housing. The City is committed to working with local partners to achieve lead-based paint hazard mitigation goals, to achieve a sustainable balance in the quality of affordable housing, and to provide economic opportunities.

The goal of the City of Minneapolis is to end lead poisoning within the City of Minneapolis through continued lead hazard reduction and education activities using available city, CDBG, HUD and other funding. The City will continue to undertake the following strategies to treat lead-based paint hazards in City housing stock.

- Risk assessments, lead education, lead safe work practices education, clearance tests, swab cleanings

for lead hazards, developing work specs for income eligible families housed in units with children with identified elevated blood lead levels.

- Identification and removal of lead hazards from units occupied by children with elevated blood lead levels, including offering a free lead dust cleaning to reduce lead hazards.
- Implement a mandatory inspection trigger of a blood lead level of ≥ 5 micrograms per deciliter of blood as permitted by state law.

The City implements policies that support primary prevention without reduction in the efforts for secondary prevention response.

- The City will continue to identify and reduce lead hazards through the efforts of City departments, including the Healthy Homes and Lead Hazard Control program, and Community Planning and Economic Development, and through agencies such as Minneapolis Public Housing Authority. Federal Title X (Section 1012/1013 and 1018) rules are incorporated into their policies and procedures.
- The City's housing inspections process continues to emphasize paint condition during rental license inspections and requires property owners issued interior corrective orders on paint condition to take the Renovation, Remodeling and Painting rule.
- CPED requests lead risk assessments in assisted properties and has incorporated lead safe hazard reduction practices into properties undergoing rehabilitation.
- MPHA is continuing to work on policies and procedures to integrate grant resources for lead hazard reduction and lead safe work practices training for properties enrolled in the non-project based Section 8 programs.

Actions planned to reduce the number of poverty-level families

The city focuses resources and efforts on developing a skilled and employable resident workforce capable of receiving living wage jobs. The city also works to develop infrastructure to support industries that can pay a living wage. It is important to raise incomes of residents to lower their housing costs and to increase their housing options.

The city mandates businesses that receive financial assistance from city agencies in excess of \$100,000 hire city residents at livable wage levels. The city defines a living wage as a worker earning 110% of the federal poverty level for a position with health benefits, 130% of federal poverty level for positions not offering health benefits.

The Department of Community Planning and Economic Development (CPED) works to assist local businesses in navigating financing and regulatory issues while seeking or expanding a site in the city.

CPED pursues Brownfield redevelopment initiatives from federal, state and local levels to clean up old industrial sites to prepare them for business investment. These efforts seek to broaden the availability of business opportunities providing jobs to the city's low and moderate-income residents. Annually the city expects to address contaminated sites with cleanup funds.

The city supports the work of various community-based employment training, human development and social service agencies. The city also reaches out to agencies that represent the city's new foreign-born populations to assure that no segment of the city's population lacks accessibility to culturally appropriate human development strategies. The Neighborhood and Community Relations Department leads this effort. The department has in place culturally specific outreach staff to serve the community.

Minneapolis continues to review issues of concentrated poverty, housing choice and the needs of its low and moderate-income residents when designing its housing and economic development programs. The city work to deconcentrate poverty, increase the variety of housing options and support residential displacement and relocation policies through project selection criteria in funding solicitations. As a HUD recipient, the city offers Section 3 assistance through project notification procedures, bid requirements, and monitoring applicable projects. The Section 3 promotion and enforcement monitoring is delivered through the Civil Rights Department.

Actions planned to develop institutional structure

Please refer to SP-40 in the 2015 Consolidated Plan at http://www.minneapolismn.gov/grants/grants_consolidated-plan for full discussion of the institutional structure supporting housing and community development work.

The institutional structure through which the city carries out its housing and community development plan consists of public, private and nonprofit partners. The primary public entities are the city of Minneapolis, the Minneapolis Public Housing Authority, Hennepin County, and the Minnesota Housing. Nonprofit organizations include nonprofit developers and community housing development organizations, the Family Housing Fund, and the Funder's Council. Private sector partners include local financial institutions, for-profit developers and the foundation community.

These partnerships have allowed the city to realize progress on its housing and community development work. However, much remains to be done especially in the area of delivering the benefits of progress equitably throughout the community. Communities of color and very low-income continue to realize unequal outcomes in housing and service delivery compared with the broader community. How institutional actors work to address these gaps will be a focus of the city over this five year planning cycle.

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

Please refer to SP-40 in the 2015 Consolidated Plan at http://www.minneapolismn.gov/grants/grants_consolidated-plan for full discussion of the institutional structure supporting housing and community development work.

Discussion:

Affirmatively Furthering Fair Housing-

With the 2017 Action Plan submittal, Minneapolis is required to certify to HUD that it will affirmatively further fair housing, which includes completing an Analysis of Impediments (AI) to Fair Housing Choice. Minneapolis participates, along with twelve other entitlement jurisdictions, in the Fair Housing Implementation Council (FHIC) to complete a regional AI. In the summer of 2015, the FHIC agreed that the current AI, the "2014 Analysis of Impediments to Fair Housing Choice: Twin Cities", needed to be updated to better reflect fair housing issues affecting the region and to be responsive to a Voluntary Compliance Agreement that the City is a party to in a fair housing complaint issued to HUD. The City and FHIC have contracted for the completion of the updated AI, the "Addendum" with a completion date of June 15, 2017. The draft Addendum was made available for public comment during the month of March 2017. The final Addendum containing a set of fair housing impediments and recommendations to address those impediments will be presented to the Minneapolis City Council for any specific city staff direction on prioritizing recommended actions. Additionally, on March 24, 2017, the Minneapolis City Council voted unanimously in favor of amending the Minneapolis Civil Rights Ordinance to prohibit discrimination against Housing Choice Vouchers (also known as "Section 8") as a form of income for tenants seeking housing in the city. The change will take effect on May 1, 2018. The City will continue to work with its governmental and non-governmental partners to increase affordable housing funding and regulatory and policy approaches that promise to increase the availability of affordable housing.

Program Specific Requirements

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

Introduction:

Fuller discussion of how the ESG and HOME programs operate are found in the appendix.

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	1,200,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	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:	1,200,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	80.00%

HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The City of Minneapolis does not use HOME dollars for other forms of investment beyond those identified in Section 92.205.

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:

Recapture- It is likely the majority of purchasers buying properties with HOME funds will receive direct buyer assistance. In instances where purchasers receive direct assistance a note and mortgage will be placed against the property with repayment due at the time of sale or maturity of the 1st mortgage. No resale provision will apply. Affordability period will be based on the amount of direct assistance received by the buyer.

Resale-resale will ensure the initial purchaser with fair return on their initial investment. Details are found in the Appendix. Resale terms would be spelled out in a promissory note and mortgage and filed against the property along with a Declaration of Restrictive Covenants.

The only instances where the City will use a resale provision will be when properties are sold through a developer who already has mechanisms in place to ensure long term affordability for target buyers as part of their program such as a land trust. In cases where a lower income purchase needs additional financial assistance to ensure affordability the land trust will provide direct assistance.

With the land trust model, the homebuyer only purchases the improvements. The land trust retains fee title to the land. The homeowner can recover its purchase price for the improvements and share of market value appreciation. At resale, the home is made affordable to income qualified homebuyers because the new homebuyer only has to finance the improvements and the sale price is restricted by the terms of the ground lease. At resale, the purchase price must be affordable to a reasonable range of low-income homebuyers defined as a 70-80% AMI Qualified Buyer whose housing-related debt ratio cannot exceed 33% and total combined debt ratio cannot exceed 50%. They are households who are either trying to purchase a home, but are having trouble qualifying for a mortgage or locating a decent home in their price range. These requirements are spelled out in a Declaration of Restrictive Covenants and all necessary documents related to the developer's program. In consideration for the title to land, the Land Trust provides an affordability investment that makes the home affordable for low-moderate income households in perpetuity. In most cases they provide anywhere from 2-3 times the value of the land as the mechanism ensuring long-term affordability.

Property market value will be based on an independent appraisal or broker price opinion from a qualified party done for the seller at the time the property is listed plus the original cash investment and improvement completed during ownership. The value of improvements will be based on building permitted work value only. Properties sold during the affordability period must be affordable to a reasonable range of low-income homebuyers as defined above. The resale of any eligible property will not exceed 95 percent of the area median purchase price or after-rehabilitation price for single family housing, as determined by HUD.

If the purchaser does not owner occupy the property for the required period of affordability, the entire amount of the HOME funds invested in the property is due and payable to the City of Minneapolis.

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:

HOME funds are typically only used for the acquisition of single family properties intended for homeownership. See the response for number 2 above. In instances where HOME is used as an acquisition source for a multifamily project, the response to number 4 below would apply.

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:

There are currently no plans to use HOME funds to refinance existing debt secured by multifamily housing. While the City of Minneapolis often provides HOME loans through their Affordable Housing Trust Fund (AHTF) and will refinance existing loans in a subordination effort when a project refinance their first mortgage through another lender, the City of Minneapolis does not use HOME funds to refinance existing debt as described under 24 CFR 92.206(b).

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

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

The ESG Written Standards for Assistance are presented in the Appendix and provide a guide to how the City will implement the homelessness prevention and rapid re-housing services aspects of the ESG grant as well as outline the standards used in local emergency shelter and street outreach supported efforts. These Standards are reviewed as an RFPs for ESG funding are developed to reflect prioritized standards as of the issuance of the RFP. This will assure that Minneapolis can implement ESG programming to effective national and local best practices. Changes to the standards outlined in any resultant RFP will not be considered a substantial change to the Consolidated Plan.

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

Since 2013, Minneapolis and Hennepin County, through the Office to End Homelessness, have been developing and implementing a system of coordinated access and referral to cover all homeless serving agencies. This Coordinated Entry System (CES) is now live for both shelter seeking adults and

families. The system takes a population specific approach, with different access points and assessments for unique populations. Families and individuals seeking shelter access through a central access point, they are assessed for diversion or shelter, and assigned shelter when appropriate. Single adults and youth take on more of a no wrong door approach, with standardization taking place in the assessment and referral process. Each agency enters all client data, including VI-SPDAT assessment into HMIS. All housing vacancies are filled by a centralized housing coordinator assess all clients in shelter for the most appropriate match with each particular vacant unit. Particular attention is given to domestic violence providers and veterans, where specific arrangements can be made to accommodate special needs and unique funding streams.

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).

The process for making sub-awards is detailed in the appendix.

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 Emergency Solutions Grant coordinates with the local Continuum of Care planning process that is countywide including Minneapolis. The Heading Home Hennepin (HHH) initiative is the local Continuum of Care and is the local 10 year Plan for Ending Homelessness. It is under the direction of the Heading Home Hennepin Executive Committee and staffed by the City-County Office to End Homelessness. The HHH Executive Committee includes homeless/formerly homeless members in its makeup and its planning committees and subcommittees include homeless/formerly homeless individuals. The role of the Executive Committee is to provide overall policy direction and oversight to the implementation of the Heading Home Hennepin plan.

As described above with the description of the HHH Executive Committee composition and the committees and subcommittees that serve under it, the City meets the requirements of 24 CFR§576.405 (b).

Sub recipients of ESG funds will be required to involve those who are homeless or formerly homeless in the development and delivery of ESG-funded projects and activities to the maximum extent practicable.

5. Describe performance standards for evaluating ESG.

Performance standards are described in the appendix.

Further information on administration of HOME and ESG grants are found in the appendix.

HOPWA Project Sponsor Selection Criteria

The City of Minneapolis issues an annual competitive solicitation for its entitlement Housing Opportunities for Persons with HIV/AIDS (HOPWA) funding. Allocated from HUD to the City of Minneapolis, HOPWA funds provide housing options to persons with Acquired Immune Deficiency Syndrome (AIDS). Eligible applicants include non-profit organizations or governmental housing agencies that can contract with the City of Minneapolis, in compliance with Federal regulations and have capacity to carry out eligible activities serving the 13-county Eligible Metropolitan Statistical area (EMSA).

The Minnesota HIV Housing Coalition is the community planning and advisory group that assists with identifying the housing needs for persons living with HIV/AIDS in the EMSA served by the Minneapolis HOPWA grant. Based on its recommendation, renewals for existing programs, providing continuum of care strategies, are a HOPWA funding priority, and if funds appropriated exceed the amount necessary to continue those programs at comparable levels funds should be made available for any eligible HOPWA activity.

Attachments

Grantee Unique Appendices

Appendix Order of Contents

Maps

HOME Program Description

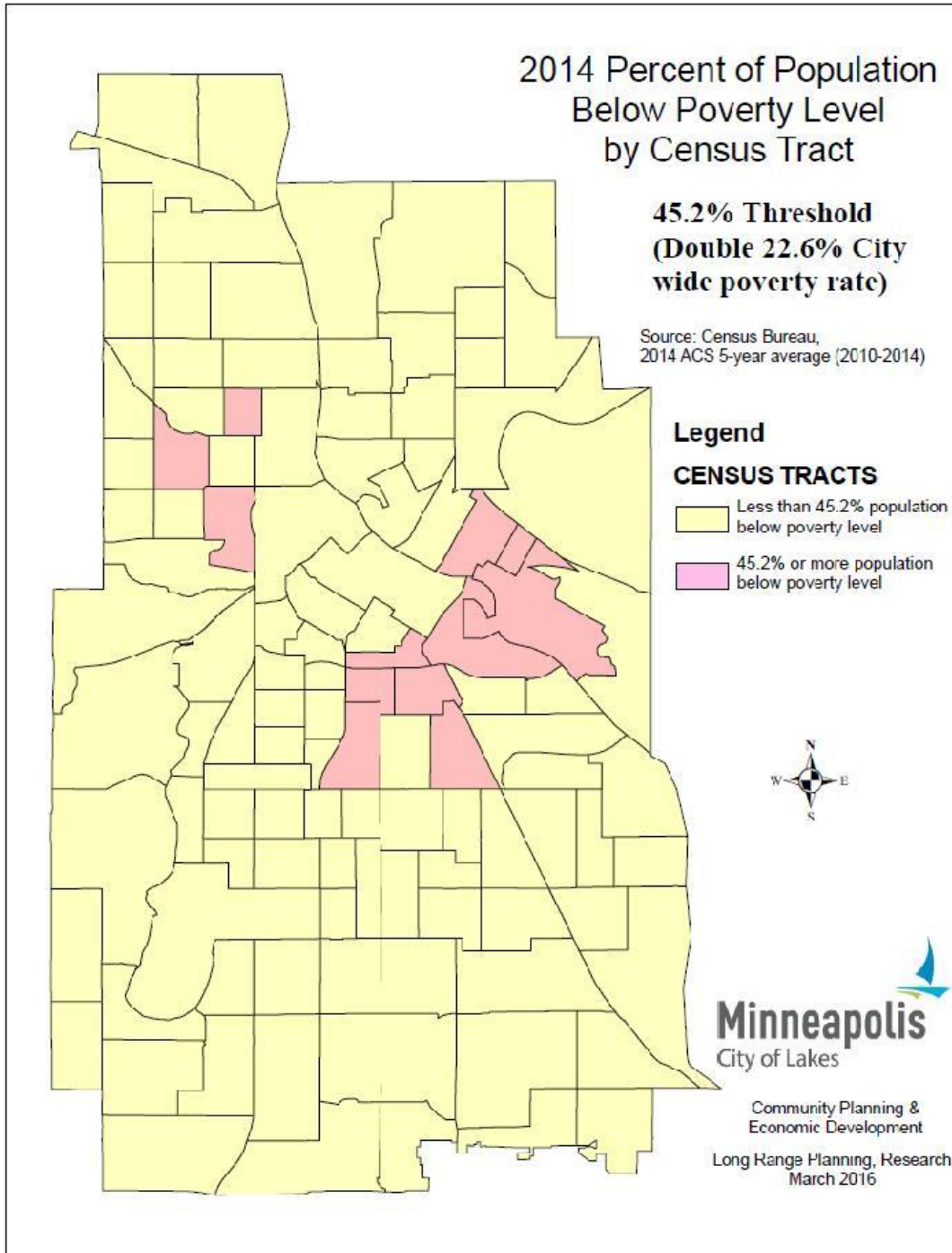
Citizen Participation Plan

Emergency Solutions Grant Description

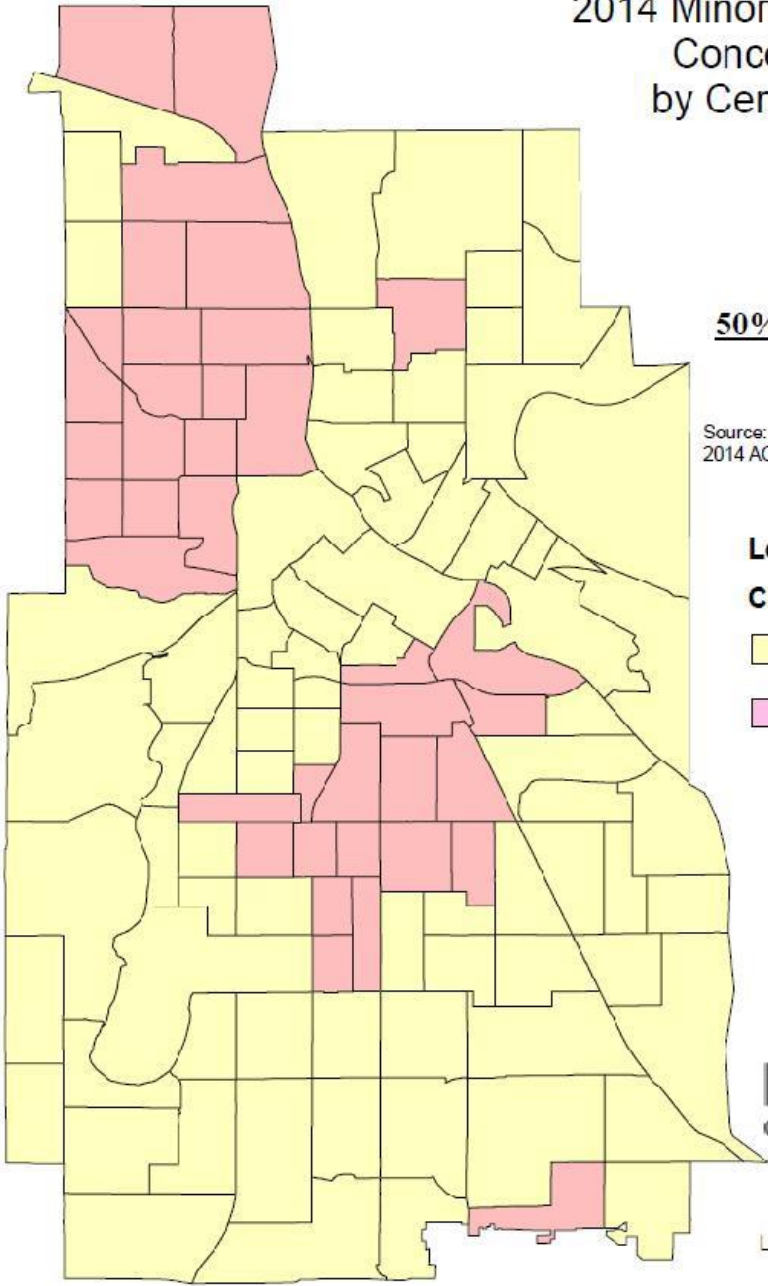
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Minneapolis Poverty Concentration Map- 2017

Minneapolis Minority Concentration Map-2017



2014 Minority Population Concentration by Census Tract



50% Threshold

Source: Census Bureau, 2014 ACS 5-year average (2010-2014)

Legend

CENSUS TRACTS

- Less than 50% concentration
- 50% or more concentration



Community Planning & Economic Development
 Long Range Planning, Research
 March 2016

Order of Contents: HOME Information

Minneapolis HOME Single-Family and Multi-Family Program Description

Minneapolis Communities Targeted for HOME Single-Family Program Participation
(Map)

HOME Single Family Program

HOME funds will be available for the renovation or new construction and sale of single-family dwellings, under the Home Ownership Works (HOW) program. HOME funds may be used for any of the following activities: acquisition, demolition, renovation/repairs or new construction.

Home Ownership Works (HOW)

Home Ownership Works (HOW) is designed to address the goal of providing home ownership opportunities for households who otherwise would have difficulty in attaining home ownership. It is also designed to address the problem of abandoned and foreclosed houses through either rehabilitation or demolition and new construction. The Program serves the following objectives:

- 1) Provides decent, long term affordable home ownership opportunities for households who would normally experience challenges in achieving home ownership.
- 2) Addresses the problem of vacant and deteriorated structures
- 3) Helps the City maintain a base of owner occupants and provides housing opportunities to households who find that it is increasingly difficult to qualify for a mortgage.
- 4) Helps combat the impacts of the foreclosure crisis

Properties will be treated by the HOW Program through one of the following methods:

- Properties will be owned by the City of Minneapolis during the renovation/construction period. All properties will meet the HOW Program Standards which exceed the minimum City code requirements. Non-profit housing development construction managers will complete scope of work, and construction monitoring. Private licensed general contractors will be selected through a sealed bid process conducted by the City to complete the required renovation/repairs or new construction. Non-HOME funds will be used to provide interim financing when possible.
- Non-profit developers will identify properties to acquire and develop under the HOW program. They will provide the City with a scope of work and pro-forma to either rehabilitate the home or construct a new home on the site. All properties will meet the HOW Program Standards which exceed the minimum City code requirements. City staff will inspect the property, review the scope and the pro forma and make a determination on program eligibility and the estimated amount of subsidy necessary to complete the project. City will provide a per unit subsidy,

not to exceed \$50,000, to the developer. City staff will monitor construction on all approved projects.

Funding for buyer assistance programs such as closing costs and down payments may be provided by CPED and other organizations.

Target Buyers

The homes will be affordable to a reasonable range of low-income homebuyers which is defined as 70 – 80% AMI, Qualified Buyer housing-related debt ratio cannot exceed 33% and total combined debt ratio cannot exceed 50%. They are households who are either trying to purchase a home, but are having trouble qualifying for a mortgage or locating a decent home in their price range. All purchasers will be required to attend homebuyer counseling and housing maintenance seminars prior to closing. If more than one offer is received from qualified buyers, preference will be given to first-time homebuyers or buyers who are being displaced due to public action. If there are equal offers after applying the preference described above, a lottery will be held.

Target Houses

It is anticipated that a large number of properties will be FHA foreclosures or REO properties in need of moderate to substantial rehabilitation. Moderate rehab properties selected would be single family or duplex homes. Duplexes will be converted to single-family dwellings, where appropriate. The program will operate within the targeted communities identified in the map following this HOME section.

Development Assistance

Recapture

It is anticipated that the majority of purchasers buying properties assisted with HOME funds will receive direct buyer assistance. In instances where purchasers receive direct assistance a note and mortgage will be placed against the property with repayment of the entire amount of direct buyer assistance due from the Net Proceeds of sale at the time of sale or maturity of the 1st mortgage. . If there are not sufficient Net Proceeds to repay the entire amount of the City's direct buyer assistance, the balance of direct buyer assistance will be forgiven. Remaining Net Proceeds of sale may be retained by the original occupant of the HOME unit. Net Proceeds is defined as any and all consideration of any kind whatsoever, whether direct or indirect, that is received by the Borrower for, or in connection with, any sale, assignment, conveyance, transfer, lien or encumbrance of the property less any senior debt secured against the property and customary closing costs as defined on the HUD 1 settlement statement. If there is no transfer of 100% of the original occupant's interests in the property at the time of default or maturity or if the transfer is not an arms-length transaction, Net Proceeds means the fair market value of the property less outstanding senior debt. No resale provision will apply.

Affordability period in recapture will be based on the amount of direct HOME subsidy received by the buyer, however the maturity date of the homebuyer assistance loan will be a 30-year term. The period of affordability in recapture is based on the amount of direct subsidy received by the homebuyer in accordance with the following table:

Per unit amount of HOME funds	Minimum Period of Affordability
Under \$15,000	5 Years
\$15,000 - \$40,000	10 Years
Over \$40,000	15 Years

If the purchaser does not transfer 100% of the purchaser's interest in the Property and fails to maintain the property as their principal residence during the affordability period, the full direct buyer assistance amount plus any development subsidy amount shall be immediately due and payable regardless of Net Proceeds of sale.

Resale

The only instance where the City will use a resale provision will be when properties are sold through the City of Lakes Community Land Trust, who already has mechanisms in place to ensure long term affordability for target buyers as part of their program. The Land Trust has as their mission the conveyance of decent housing at affordable prices to low and moderate income families. In cases where a lower income purchase needs additional financial assistance to ensure that the home is affordable the Land Trust will provide direct assistance.

Under the land trust model, the homebuyer only purchases the improvements. The land trust retains fee title to the land. The homeowner can recover its purchase price for the improvements and its share of market value appreciation. At resale, the home is made affordable to substitute income qualified homebuyers because the new homebuyer only has to finance the improvements and the sale price is restricted by the terms of the ground lease. At resale, the purchase price must be affordable to a reasonable range of low-income homebuyers defined in the Target Buyers paragraph above. These requirements are spelled out in a Declaration of Restrictive Covenants and all necessary documents related to the developer's program (i.e. land trust Ground Lease and Housing Subsidy Covenant.) In consideration for the title of the land, the Land Trust provides an affordability investment that makes the home affordable for low-moderate income households in perpetuity. In most cases they provide anywhere from 2-3 times the value of the land (for example, land value may only be \$15,000, but they are providing \$50,000 in affordability assistance to the home). They are using the land as the mechanism to ensure the long-term affordability.

The proposed resale restriction will comply with federal requirements, ensuring the initial purchaser with a fair return on their initial investment. To determine a fair return on investment the Land Trust will calculate a fair return on investment using the following methodology:

- 1) A calculation of Market Value Appreciation will be performed. An independent 3rd party appraiser will establish the Current Appraised Value of the property, and the Initial Appraised Value of the property will be subtracted to establish the Increase in Market Value Appreciation.
- 2) A 25% Shared Appreciation Factor will be applied to the Increase in Market Value Appreciation to determine the initial purchaser's Share of Market Value Appreciation.
- 3) Fair Return on Investment will be calculated by adding the Share of Market Value Appreciation, plus downpayment costs, plus principal paid on Qualified Capital Improvements. Qualified Capital Improvements means those certain improvements made to the Improvements on the Premises at initial purchaser's expense which add significant value to the Improvements and which are capital in nature. Improvements which would qualify as Qualified Capital Improvements include, without limitation: the construction of additions, rooms, garages, bathrooms and kitchen remodeling. However, expenditures for maintenance, such as roof replacement, and the updating or replacement of appliances such as furnaces, water heaters and kitchen appliances, would not qualify as Qualified Capital Improvements herein.

See Exhibit A for an example of a sample calculation for resale of a CLCLT assisted unit.

The resale of any eligible property will not exceed 95 percent of the area median purchase price or after-rehabilitation price for single family housing, as determined by the HUD Secretary.

All purchasers will be required to maintain the property as their principal residence for the period of affordability as shown below. If the purchaser does not owner occupy the property for the required time period the entire amount of the HOME funds invested in the property will be due and payable to the City of Minneapolis.

The affordability period(s) for resale is based on the total amount of HOME funding in the project in accordance with the following table:

Per unit amount of HOME funds	Minimum Period of Affordability
Under \$15,000	5 Years
\$15,000 - \$40,000	10 Years
Over \$40,000	15 Years

**EXHIBIT A
SAMPLE CALCULATION OF FORMULA PRICE
UNDER THE GROUND LEASE**

The "Initial Appraised Value" is \$187,000.00.

"Land Lessee's Purchase Price" is \$125,500.00.

Based on the above information the following table can be used to calculate the Land Lessee's share of Market Value Appreciation and Seller's Income.

a) Calculation of Shared Market Value Appreciation: Market Value Appreciation shall be determined by subtracting from the Current Appraised Value the Initial Appraised Value and deducting appraised value attributable to Capital Improvements made by the Land Lessee. Following is a table for calculating Shared Market Value Appreciation:

Current Appraised Value (at time of sale)	<u>\$197,000</u>
Minus Initial Appraised Value (at date of Ground Lease)	<u>— \$187,000</u>
Equals Increase in Market Value Appreciation	<u>= \$ 10,000</u>
Minus Capital Improvements Appraised Value	<u>- \$ 8,400</u>
Equals Shared Market Value Appreciation	<u>= \$1,600</u>

b) Calculation of Land Lessee's Share of Increases in Market Value: Land Lessee's Share of Market Value Appreciation shall be determined by multiplying the Shared Market Value Appreciation by twenty-five percent (25%) and then adding the principal paid on Capital Improvements by the Land Lessee. Following is a table for calculating Land Lessee's Share of Increase in Market Value of the Improvements:

Shared Market Value Appreciation	<u>\$ 1,600</u>
multiplied by Shared Appreciation Factor	<u>x 25%</u>
equals the Land Lessee's Share of Market Value Appreciation	<u>= \$400</u>
Plus principal paid on Capital Improvements	<u>+ \$8,400</u>
Equals the Land Lessee's Share of Market Value Appreciation	<u>= \$8,800</u>

c) Land Lessee Seller's Income: This amount establishes the estimated amount that the Land Lessee seller will receive upon sale. This figure includes the Land Lessee's Share of Market Value Appreciation, *applicable down payment costs*, and *earned principal paid on the first mortgage*.

Land Lessee's Share of Market Value Appreciation	<u>\$ 8,800</u>
plus applicable down payment costs	<u>+ _____</u>
plus principal paid on first mortgage	<u>+ \$5,000</u>
less recapture down payment assistance	<u>- _____</u>
equals approximate Land Lessee's Seller's Income	<u>= \$13,800</u>

Buyer Financing

First Mortgage Lending

Under the Home Ownership Works program, eligible households may be able to apply for a mortgage loan through one of the City's participating lenders, where interest rates are typically below market rates for a 30-year mortgage. If needed, down payment and closing cost loans will be available through various lenders and non-profit organizations. Purchasers will need a minimum of a 1% down payment or \$1,000 whichever is greater, plus an estimated 3% for closing costs and pre-pays.

Affordability – Direct Buyer Assistance

Most of the Home Ownership Works buyers are only able to purchase with direct buyer assistance in the form of a second mortgage provided by the City using HOME funds. The use of these HOW second mortgages will continue and are needed to keep the properties affordable to low and moderate-income households. A deferred second mortgage up to a maximum amount of \$14,999 may be available to households, through this HOME funded program, on an as-needed basis. The recapture provision will be enforced through a second mortgage. The term of the second mortgage is tied to the term of the first mortgage. The entire amount of the direct buyer assistance will be repaid from the net sales proceeds, if any, at the time of sale or refinance. The net proceeds are the sales price minus superior loan repayment (other than HOME funds) and any closing costs. Any repayments received upon sale will be placed into the Minneapolis HOME account for future production or as direct buyer assistance for affordability. Failure to occupy the property as the principal residence would require an immediate repayment of the full amount of HOME funds invested in the property

Non-profit Participation

The developer or their agent will perform property selection, buyer outreach, marketing, rehabilitation, construction and counseling. However, in instances where the properties will be owned by City during the development process, the City will contract with a local non-profit entity to perform construction management services and marketing. The non-profit entity will also be required to provide homebuyer counseling.

Property Selection and Purchase

The City and/or a Developer will identify a property for inclusion in the HOW Program. Once a property is identified, the City will review the estimated proforma and, when appropriate, authorize the purchase of the property and the use of HOME funds for the development.

Citizen Participation

The City will follow the approved process for neighborhood notification for all properties acquired and disposed by the City through this program.

Council Approval

The City Council has approved the HOW Program Guidelines which mirror the Consolidated Plan language.

Rehabilitation

Rehabilitation standards would include the housing maintenance standards, HOW Renovation Standards, energy efficiency, lead abatement, and ease of maintenance and long term maintenance issues. While the homes will be rehabilitated to be an asset to the neighborhood and to avoid high maintenance costs, some economies will be made to avoid excessive rehabilitation costs. For example, newer roofs, furnaces, water heaters, etc., which are functioning properly and with an expected 7 to 10 year usable life expectancy, may not be replaced. The general rule will be to ensure that the owner does not experience major replacement costs for a minimum of the first seven years of ownership, and that the home will be eligible for FHA financing.

New Construction

Due to the increased costs of acquiring and renovating sub-standard housing, new construction is allowed in the HOW Program. Provided homeowners do the required general and annual maintenance, these newly constructed homes should assure homeowners minimal mechanical and structural problems for over twenty years. Homeowner occupancy requirements for new construction will be 15 years. Any sale or transfer of the property from its original owner within the affordability period will comply with the affordability requirements specified above under "Program Mechanics." Any repayments received will be placed into the Minneapolis HOME account for future production or as buyer affordability assistance.

Marketing

HOW properties will be affirmatively marketed and advertised after renovation/construction through newspapers and MLS. Marketing will be established on a pay per performance basis and will be performed by realtors' active in and familiar with the Minneapolis market. The marketing for resale of any eligible property will be affordable to households at or below 80% of AMI and will not exceed 95 percent of the area median purchase price or after-rehabilitation price for single family housing, as determined by the HUD Secretary.

Development Subsidy Layering Guidelines

City programs will not invest any more HOME funds, in conjunction with other governmental (federal, state, and local sources), than is necessary to provide affordable housing as defined by the HOME regulations. The subsidy amount is determined by subtracting the sales price from the cost of development (sum of acquisition, construction and soft costs). The maximum HOME funding included in any single family housing project will not exceed the Twin Cities Area Maximum HOME Subsidy Limits [Metro Area 221(d)(3)(ii) limits] established by HUD.

Direct Assistance to the Purchaser Subsidy Layering Guideline

Single family programs may provide direct assistance for affordability and closing costs to buyers of a single family home. Affordability assistance will be used to bridge the gap between the buyer's maximum affordable first mortgage amount as determined by the mortgage lender underwriting process and the sale price. In addition, direct assistance can be provided to cover the buyers' eligible closing costs. The City has set a maximum housing debt ratio of 33% and a total monthly debt to income ratio of 50% as the standard for determining if it is appropriate to provide direct subsidy to the purchaser. The City will not invest any more HOME funds, than is necessary to make the single family housing project affordable to an income eligible household as defined by the HOME regulations. The maximum HOME funding included in any single family housing project will not exceed the Twin Cities Area Maximum HOME subsidy Limits [Metro Area 221(d)(3)(ii) limits] established by HUD.

Borrower Debt to Income Ratios

Qualified Buyer whose annual income is at or below 80% Area Median Income to render an Improved Property affordable, i.e. housing-related debt ratio not to exceed 33% and total combined debt ratio not to exceed 50%.

Evaluating the development and fiscal capacity of developers

All eligible developers have been vetted through a request for qualifications process and approved by the Minneapolis City Council. However, before any new developer is added, they will be vetted by City staff based on their experience on successfully taking on similar projects, experience with the Minneapolis Plan Review process, experience with the Minneapolis Department of Civil Rights and familiarity with the use of public funds. This process will be evaluated by a team of City's Housing Division staff—a project coordinator, a senior project coordinator and the unit's manager. Based on the decision rendered, the senior project coordinator will present a recommendation for acceptance as an eligible developer to the Minneapolis City Council.

Regarding the fiscal capacity of the developer, on an annual basis, each eligible developer will submit their audited financials for review. Upon receipt, a representative from Minneapolis Finance Department will review and provide recommendations related to the soundness of the entity. Should there be any significant red flags, the developer will be required to provide a satisfactory response to enable the City to continue to contract with them under the HOW program.

Ensuring there is adequate need for projects based on neighborhood market conditions

City has determined that for the purposes of this section, we will limit this program to the "Targeted Communities" within its borders (see attached map). Embedded in the resulting area is a geography that has lost housing units due to abandonment, foreclosure and demolition so there continues to be a need for redeveloping (rehabilitation or new construction) single family units in these areas. The criteria in designating the target communities are based on Minnesota Statutes, Section 469.202, subdivisions 2 and 3:

- Census tracts in the City where the unemployment rate for the tract as determined by the 2010 Federal Decennial Census exceeds twice the unemployment rate for the Minneapolis and Saint Paul Standard Metropolitan Statistical Area;
- Census tracts in the City where the median household income in the tract is no more than 80 percent of the median household income for the Minneapolis and Saint Paul Standard Metropolitan Statistical Area;

- Census tracts in the City where 70 percent or more of the residential dwelling units in the area were built before 1960;
- Neighborhoods in the City that have a disproportionate number of vacant residential buildings and mortgage foreclosures as evidenced by a foreclosure rate of at least 1.5% in 2008.

The City has layered the aforementioned designated areas to create a map that identifies the portions of the City that meet at least three of the four criteria (the “Core Area”). In addition, Minnesota Statutes, Section 469.202, subdivision 3, permits the City to add to the qualifying area, an additional area extending up to four contiguous city blocks in all directions from the Core Area.

HOME/CDBG Multifamily Guidelines

Affordable Housing Trust Fund

Administrative Guidelines

The primary sources of funds for this program are HOME and CDBG monies. This program provides funds to affordable rental projects that need gap financing assistance to cover the difference between total development costs and the amount that can be secured from other sources. Applications for program funds will be solicited through a Request for Proposals scheduled to be advertised in June annually. CPED staff evaluates the projects against pre-determined application review and underwriting criteria further described in the Request for Proposals, and make recommendations for funding commitments to the City Council.

Program Goals

The primary purpose of the Affordable Housing Trust Fund Program is to assist in the financing of the production and preservation/stabilization of affordable and mixed-income rental housing projects in Minneapolis. The Affordable Housing Trust Fund Program is designed to assist with the implementation of the Unified City of Minneapolis Housing Policy, the Consolidated Plan, and the housing goals in the Minneapolis Plan for Sustainable Growth. Program funds are available on a competitive basis to projects

that need gap financing to cover the difference between total development costs and the amount that can be secured from other sources. All rental housing projects of 10 units or more funded by the Affordable Housing Trust Fund Program funds of CDBG or HOME shall have at least 20% of the units affordable to households at or below 50% of Metropolitan Area Median Income (AMI) for the term of the loan.

Minimum affordability Periods are as follows:

Per unit dollar-amount of HOME funds for Rehab or Acquisition of Existing Housing	Minimum Period of Affordability
Under \$15,000	5 Years
\$15,000 - \$40,000	10 Years
Over \$40,000	15 Years
New Construction or Acquisition or newly constructed housing	20 Years

Compliance with Policies and Regulations

Further details can be found at <http://www.minneapolismn.gov/ahtf> on how the program complies with federal policies and regulations as well as project selection criteria used by CPED, or can be obtained through request to CPED. For more information, please contact Jon Clevenger at 612-673-2495.

Eligible Uses of Funds

CDBG funds may be used for the following eligible activities: acquisition, clearance, site improvements, rehabilitation, and related soft costs, if necessary and if done in conjunction with rehabilitation. Typically, CDBG funds may not be

used for new construction, however, in certain instances CDBG regulations permit funds to be used for new construction (for example, if the activity is undertaken by a neighborhood-based non-profit entity meeting HUD definitions).

HOME funds may be used for new construction in geographic areas that are not minority concentrated, and for rehabilitation of existing units provided no bedrooms are added to those units. Proposed sites for new construction must be approved by CPED for meeting HUD regulations relative to site and neighborhood standards (including the City's definition of minority concentration areas). HOME funds may be used for the following eligible project activities: development hard costs, acquisition costs, related soft costs and relocation costs. No disbursement of funds under this program is made until total project financing is in place and project closing has occurred.

Administration

The administration of the Affordable Housing Trust Fund Program is the responsibility of CPED's Residential Finance Division following established policies and procedures that are publicly advertised along with the annual Request for Proposals public application solicitation.

Procedure

The City Council annually allocates funding from the Affordable Housing Trust Fund to eligible projects that have been reviewed and underwritten. Staff reviews proposals against the established program goals, objectives, underwriting criteria, and related performance standards and present recommendations for funding to the City Council. Developers are required to submit their proposals to the appropriate neighborhood group for review and comment prior to the City Council approving a funding award. Reallocated funds from prior proposals that were unable to demonstrate project viability are also advertised.

Repayment of Program Funds

The repayment of program funds is structured on a project-by-project basis. Repayment may take the form of an amortized loan, distribution from annual project cash flows, repayment at time of sale, refinancing or conversion, or other acceptable forms of repayment such as a shared loan. Repayment of program funds is required of all developers, both profit and non-profit, who use the Affordable Housing Trust Fund, however, if later in a project's history the affordability of units becomes an issue, the payback of the program funds may be restructured to maintain that affordability.

HOME Other Forms of Assistance (Match)

There are no other forms of investment in the City's HOME Program as described in 24 CFR92.205 (b.). Matches to the program include, but are not limited to the following:

- ◆ Cash contributions (e.g. housing trust funds, foundation grants, and private donations)
- ◆ Proceeds from Housing Revenue Bonds with the automatic 4% Low Income Housing Tax Credit entitlement
- ◆ Cost of supportive services provided to the families residing in HOME-assisted units during the period of affordability.

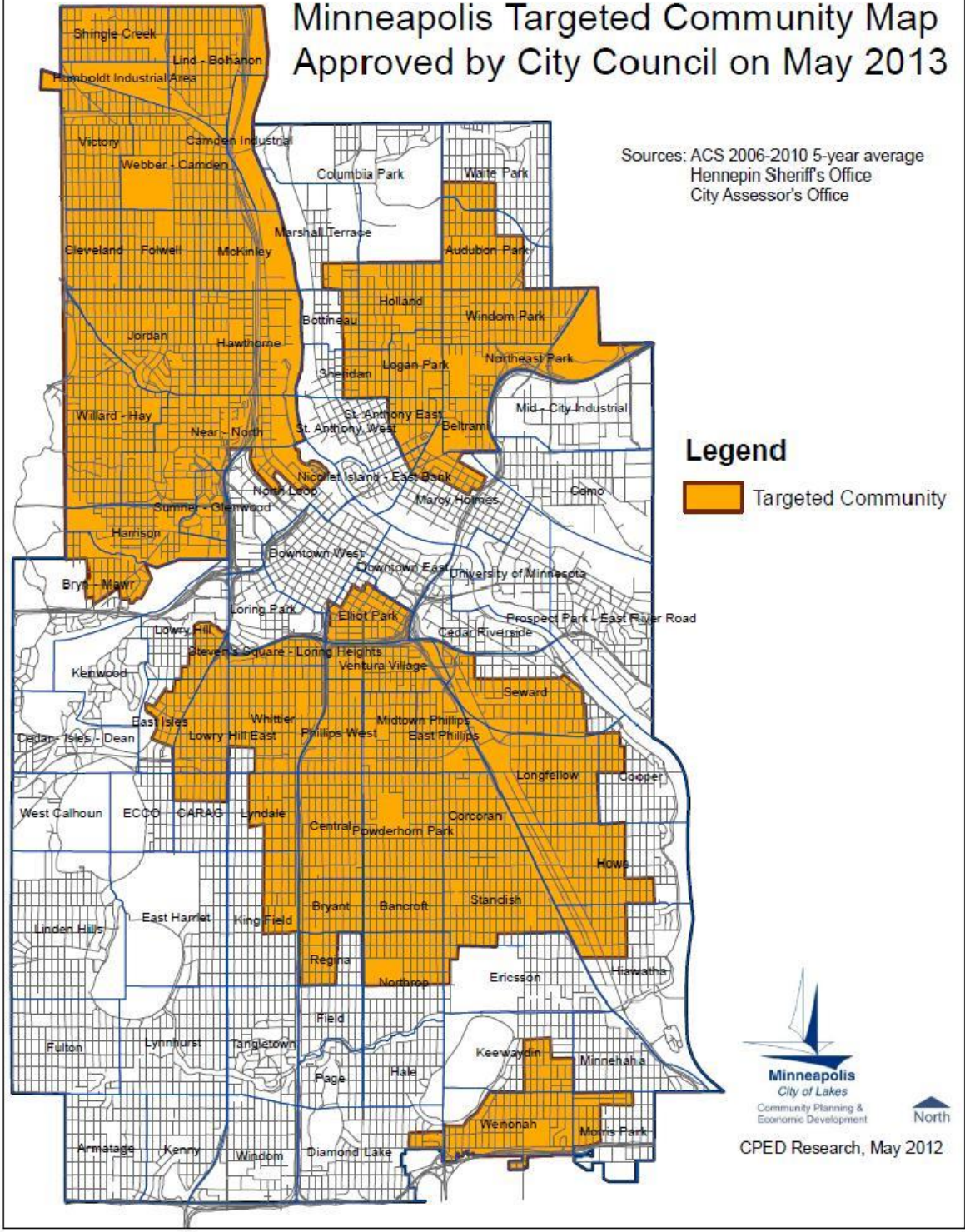
HOME Affirmative Marketing Program plus Minority and Women Business Outreach

The City's HOME Affirmative Marketing Program is described in project selection criteria. Outreach to minority- and women-owned businesses is conducted through the City's Small and Underutilized Business Program. It is the policy of the City of Minneapolis and its departments and offices, including CPED, to

provide small businesses, including women or minority owned businesses, with access to City business opportunities – including the procurement of goods, materials and services, and construction and economic development projects. Solicitation efforts include invitations to certified small businesses, and encouraging subcontractor recruitment through Request for Proposal instructions.

Minneapolis Targeted Community Map Approved by City Council on May 2013

Sources: ACS 2006-2010 5-year average
Hennepin Sheriff's Office
City Assessor's Office



Legend
 Targeted Community



Order of Contents: Citizen Participation Plan

Minneapolis Citizen Participation Plan

Citizen Participation Plan

1. Background

Throughout the development of the Consolidated Plan, citizen input is encouraged. City of Minneapolis staff has developed a citizen participation plan designed specifically for the Consolidated Plan. Generally, the City of Minneapolis provides its citizens many opportunities to provide input to the decision making process. Citizens are encouraged to attend and participate in City council committee meetings, neighborhood/community revitalization meetings, numerous boards and public hearings designed to solicit public comments. These community engagement practices are designed to meet the needs and requirements of various programs and planning processes. Community participation includes the broad resident involvement in neighborhood and community organizations, and supports clearly defined links between the City, City services and neighborhood and community organizations. The City encourages citizen participation to promote sustainable decisions by recognizing and communicating the needs and interests of all participants, including elected officials and decision-makers.

As a business planning strategy, City departments commit to a citizen engagement framework that encourages citizen participation for a shared vision. The City provides alternative means of public involvement through its community engagement framework, various community advisory groups, technical assistance, requests for proposals (RFPs) and through its extensive use of the internet communications and community surveys. The City actively meets its national objectives by developing public service, employment and housing strategies, through a network of sustainable relationships. Participation from the local and regional stakeholders garners broad relationships, and through its broad network of relationships, resources are leveraged whenever possible with new and existing partnerships including federal, private and non-federal public sources.

The federal government and the state are key funding sources for rental and ownership housing projects. Local funds are available for housing and non-housing activities. Primary public entities are the City of Minneapolis department of Community Planning and Economic Development (CPED), the Minneapolis Public Housing Authority (MPHA), Hennepin County, and Minnesota Housing. Nonprofit organizations include developers and community housing development organizations, and advocacy and policy groups including the Family Housing Fund and the Funder's Council. Private sector partners such as local financial institutions, for-profit developers, faith-based organizations and the foundation community continue to be valuable in assisting Minneapolis meet its housing and community development goals and strategies.

City departments directly engage partner agencies and create program strategies that culminate with the Mayor's business planning process and annual budget in coordination with City Council input and deliberation. Additionally, the City informs the Consolidated Plan and its development, ongoing, through the collection of performance data through Subrecipient relationships, which provide the necessary feedback for planning and budget-setting priorities. Nothing in the Consolidated Plan, however, shall

be construed to restrict the City's responsibility and authority for the development of its application to the HUD and the execution of its Community Development Plan.

A Citizen Participation Schedule is developed for each year's Consolidated Plan at the beginning of the Citizen Participation process and is continually updated.

2. Schedule

FY 2017 Consolidated Plan Action Plan Development Schedule	
November 30, 2016	Public Hearing on City 2017 Proposed Budget & Levy
December 7, 2016	2017 Council-Adopted Budget & Public Hearing
April 6 – May 8, 2017	Public Comment period 2017 Consolidated Plan Action Plan public comment draft
May 2, 2017	Public Hearing on 2017 Consolidated Plan Action Plan
May 9, 2017	Anticipated submission of 2017 Consolidated Plan Action Plan to HUD
June 1, 2017	Start of 2017 Consolidated Plan Program Year
August 2017	Public Comment Period and Public Hearing on 2016 Consolidated Annual Performance Report (CAPER)

3. Public Hearings

The City's citizen participation plan encourages the inclusion of all City residents during the Consolidated Plan development process – especially low-income residents who are the primary clients for HUD programs, organizations advocating for and serving low-income residents and other interested parties. Public meetings and public hearings have been and continue to be the foundation of the citizen participation plan. At least three public hearings are held each year to address housing and community development needs and development of proposed activities, approval of the annual Consolidated Plan and its budget and review of program performance.

The City's Community Development and Regulatory Services Committee holds the public hearings for the Consolidated Plan and the Consolidated Annual Performance Report (CAPER), and the full City Council holds the public hearing and receives comments on the proposed budget during the annual Truth-in-Taxation hearing.

4. Notification and Access to Hearings

To assist in obtaining broad-based participation, a Consolidated Plan mailing distribution list of approximately 230 names is used. The list includes public, private and social service agencies and individuals that request notices of meetings and hearings. Information on meetings and hearings is sent using the Consolidated Plan mailing list. Public notices for both public meetings and hearings are published in

Finance and Commerce, in accordance with City notification practices. Electronic copies are also available on the City's website at http://www.minneapolismn.gov/grants/grants_consolidated-plan.

Printed notices list locations where copies of the Consolidated Plan are available and invite persons to speak at the public meetings and hearings and/or submit written comments. Public meetings and hearings are accessible and sign language interpretation is available for public hearings and meetings. To have a name placed on a speakers list for a public hearing, call (612) 673-2219, or for sign language interpreting, TTY (612) 673-2626.

The City can provide all Consolidated Plan materials in alternative formats upon request. If you need this material in an alternative format, or if you need disability related accommodations, please contact Matt Bower at (612) 673-2188 or email Matthew.Bower@minneapolismn.gov. Deaf and hard-of-hearing persons may use a relay service to call 311 agents at (612) 673-3000. TTY users may call (612) 673-2157 or (612) 673-2626.

Para asistencia 612-673-2700

Rau kev pab 612-673-2800

Hadii aad Caawimaad u baahantahay 612-673-3500

5. Technical Assistance

A wide range of assistance is available to all groups needing help in understanding the Consolidated Plan application process and development of proposals. This service, as well as referrals to appropriate community agencies, is available from the Office of Grants and Special Projects in City Hall. For technical assistance, call (612) 673-2188.

In the event that a significant number of non-English speaking residents wish to participate in an aspect of the Consolidated Plan citizen participation process, a request for assistance should be made to the City Clerk's Office, or the Office of Grants and Special Projects.

6. Proposed Funding Processes

The City's method for allocating Consolidated Plan funds varies according to the funding source. Further information on funding opportunities can be obtained from the following staff, and is discussed in various sections of this plan (for instance, within project descriptions for programs that have funding solicitations):

Fund

City Awards Funds to:

For Further Information Call:

CDBG	Various Agencies	Matt Bower, IGR – Grants & Special Projects (612) 673-2188
HOME	Project Developers	Elfric Porte, CPED (612) 673-5145
ESG	Shelter Rehabilitation Projects & Homelessness Prevention and Rapid Re-housing Services	Tiffany Glasper, CPED (612) 673-5221
HOPWA	Minnesota AIDS Project (MAP); Metropolitan Council HRA	Matt Bower, IGR – Grants & Special Projects (612) 673-2188

7. Comments/Complaints

If somebody is unable to attend Public Meetings or Hearings for the Consolidated Plan, written comments or relevant data such as articles, reports, studies, or surveys that should be considered in the Consolidated Plan can be sent to the Office of Grants & Special Projects. It is City policy to respond to written comments or complaints pertaining to the Consolidated Plan within 15 days of receipt. All written comments and the City's response and action taken are included in the Appendix of the subsequent Consolidated Plan/Annual Performance Report.

8. Anti-Displacement and Relocation Plan

The City of Minneapolis considers existing policies designed to minimize displacement in the CDBG program as the Consolidated Plan is developed. For example, CPED adheres to ongoing administrative policies to limit displacement when implementing CDBG-funded activities. These policies limit displacement by using land inventories, available vacant land and substandard vacant structures. Where displacement does occur, the City provides a full range of relocation benefits and services to those displaced according to its relocation policy. The Consolidated Plan complies with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, and implementing regulations at 49 CFR 24. The City follows a residential anti-displacement and relocation assistance plan required under section 104(d) of the Housing and Community Development Act of 1974, as amended, in connection with any activity assisted with funding under the CDBG or HOME programs. The City will provide public notification of specific replacement plans for the demolition of any affected low and moderate income housing units to the Minneapolis HUD CPD office. This notification will be done through the course of submitting project proposals to the City Council for their approval with a copy of the petition provided to the local HUD CPD office.

9. Substantial Change Process and Amendments

The City of Minneapolis outlines the following policy regarding formal amendments to its Consolidated Plan.

For purposes of definition, the City of Minneapolis defines "activity" as described in 24 CFR 91.505 as the equivalent of a "program/project" as described in the City's annual Consolidated Plan budget documents.

The Consolidated Plan will be amended, formally, upon the occurrence of one of the following:

1. A Consolidated Plan activity described in the Consolidated Plan, as amended, is cancelled;
2. A new Consolidated Plan activity not previously described in the Consolidated Plan, as amended, is added; or
3. There is a substantial change to the current Consolidated Plan, as amended. Substantial change is defined as:
 - a) A change in Consolidated Plan priorities
 - b) A change in a program/project description of such a degree that it may be reasonably concluded that a significant change in projected program purpose, scope, location, fund allocation or intended beneficiaries would ensue; or
 - c) A reprogramming of more than 25% of an original CDBG amount budgeted for a major functional Consolidated Plan budget category: Housing, Economic Development, Community Development, Public Services, and Administration.

Formal amendments to the Consolidated Plan trigger the Consolidated Plan citizen participation plan (i.e., need for public hearing before Community Development Committee, 30-day public comment period). Changes to the Consolidated Plan not rising to the level of formal amendment will be treated through existing City review and approval processes. These informal changes will be included in the annual performance report to HUD and the public for the subject Consolidated Plan year.

10. Access to Records

Current Consolidated Plans are available for review at the Minneapolis Grants and Special Projects Office (Room 307M City Hall, enter at the door for Room 301M), all Public Libraries in Minneapolis, and at the Legal Aid Society of Minneapolis. A limited number of copies of the Consolidated Plan will be available for pickup.

Consolidated Plan information is also placed on the following website link for review http://www.minneapolismn.gov/grants/grants_consolidated-plan. Requests for other records related to the Consolidated Plan can be made by calling the Grants & Special Projects Office. Staff of the Grants & Special Projects Office can also meet with groups

or individuals to discuss the Plan. Please call (612) 673-2043 to request information, or to arrange an appointment.

Orders for copies of the Consolidated Plan, comments on the Consolidated Plan process, requests for technical assistance and additions/changes to the mailing list should be sent to Matt Bower, Office of Grants and Special Projects, Room 307M City Hall, 350 South Fifth Street, Minneapolis, MN 55415, or call (612) 673-2188 or fax (612) 673-3724.

Order of Contents: Emergency Solutions Grant

Description of Emergency Solutions Grant

Emergency Solutions Grant (ESG)

The ESG program is designed to identify sheltered and unsheltered homeless persons, as well as those at risk of homelessness, and provide the services necessary to help those persons quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness. Assistance can be provided to emergency shelters. Minneapolis ESG funds will be made available for shelter rehabilitation, street outreach and homelessness prevention and rapid rehousing through the City's Community Planning and Economic Development Department (CPED). Eligible sub recipients under ESG can be local government agencies or private nonprofit organizations.

Further discussion of the needs of and strategies for persons experiencing homelessness and those threatened with homelessness are covered in respective sections of the 2015-19 Consolidated Plan.

1. ESG Consultation Process

The Emergency Solutions Grant coordinates with the local Continuum of Care planning process that is countywide including Minneapolis. The Heading Home Hennepin (HHH) initiative is the local Continuum of Care and is the local 10 year Plan for Ending Homelessness. It is under the direction of the Heading Home Hennepin Executive Committee and staffed by the City-County Office to End Homelessness. The HHH Executive Committee includes homeless/formerly homeless members in its makeup and its planning committees and subcommittees include homeless/formerly homeless individuals. The role of the Executive Committee is to provide overall policy direction and oversight to the implementation of the Heading Home Hennepin plan. The Executive Committee works through various committees to implement Continuum policies, strategies, programming, evaluation and public reporting.

Initial consultations on the Emergency Solutions Grant began in December 2010 with discussions with the City-County Office to End Homelessness, Hennepin County and the State of Minnesota on what the new HEARTH Act requirements would mean for local programming. These discussions have continued after the publication of HUD interim regulatory guidance pertaining to the Emergency Solutions Grant. On February 3, 2012, the Heading Home Hennepin Executive Committee approved the concept and description of ESG use among eligible activities as outlined below.

Consultation on the implementation of the ESG grant continues with Heading Home Hennepin Executive Committee and its respective committees during the life of the grant.

2. Summary of Citizen Participation

The City uses its Consolidated Plan citizen participation process for receipt of any comments on its ESG programming. Minneapolis relies on the Heading Home Hennepin structure and its community engagement processes to inform itself of the needs and strategies of the local Continuum of Care.

3. Proposed Activities

The city budgets ESG resources to the renovation/rehabilitation of emergency and transitional shelters in the city, and providing funding for homelessness prevention, rapid re-housing and street outreach services. Between rapid re-housing and homelessness prevention services preference is given to rapid re-housing services.

Under ESG, the City will seek to budget the greater of its Hold Harmless amount (\$558,377) or 60 percent of the grant annually to shelter rehabilitation and street

outreach activities. Funds outside of this amount will be budgeted to administrative activities (7.5% of grant amount) and to homelessness prevention and rapid re-housing activities. 2% of the City's ESG funds are reserved for HMIS costs that the City incurs in participation in ESG activities. The board charged with managing HMIS has agreed on a funding model for the MN HMIS:

- A. COCs will fund the anticipated base budget through a contribution equal to 2% of the HUD grant for each COC.
- B. State agencies, with Minnesota Housing and the Department of Human Services serving as leads, will contribute to the HMIS Budget.
 - State funding may be secured through a direct ask to the state Legislature and/or through contributions from individual state agencies. If the latter, the HMIS Governing Board and the Interagency Council on Homelessness will be instrumental in soliciting these funds. Contributors could include DOC, DEED, DOE, DVA, DOT, DOH, DPS, and others.
- C. Grantees/Sub-grantees receiving direct Federal funds from programs required to participate in HMIS (e.g. ESG, SSVF, RHY, HOPWA) will also provide HMIS funding equal to 2% of the grant amount, similar to the CoC funding allocation approach.
- D. HMIS users will pay a user fee which will be determined annually. A long-term goal will be to reduce user fees to encourage use of the system and improve data quality. All agencies, including complex agencies, cost for use of the system are covered through user fees.

Some occasional funding may be reserved for any HMIS costs that the City may incur in participation in ESG.

Homelessness Prevention and Rapid Re-housing activities will be determined from project solicitations received from periodic Request for Proposals. Projects funded under these eligible activities may provide housing relocation and stabilization financial assistance/services and/or rental assistance. Street outreach funds were awarded through an RFP issued for those services and are subject to annual renewal.

The activities addressed with the City's ESG funds will be consistent with the needs addressed in the Heading Home Hennepin strategic plan.

Projects and activities will need to be selected and funds obligated to these projects/activities within 180 days of a signed HUD grant agreement. Projects/activities have up to 24 months after the date of the signed HUD grant agreement to expend ESG funds.

ESG projects and activities will address the following HUD objectives and outcomes:

Shelter Renovation/Rehab	
Performance Objective	Create Suitable Living Environment
Performance Outcome	Availability/Accessibility
Homeless Prevention	
Performance Objective	Provide Decent Affordable Housing
Performance Outcome	Affordability
Rapid Re-housing	
Performance Objective	Provide Decent Affordable Housing
Performance Outcome	Affordability

4. ESG Match

A one-for-one match is required for the ESG grant. It is obtained by eligible match contributions received and expended by sub recipients during the program year that applies to the ESG funding. Match will only be counted if it is used by the sub recipient to support eligible ESG programming and activities. The city will consider meeting its one-for-one match requirement through the totality of the ESG activities that it will fund and the matches that the sub recipients provide.

Sources of match by sub recipients can be unrestricted federal, state, local or private sources; however, if any match is federal the laws governing a particular source of federal funds must not prohibit these funds from being used as match to ESG. Additionally, if the ESG funds are used to satisfy match requirements of

another federal program, then funding from that program may not be used as match for ESG (no reciprocal federal matching). There cannot be any restrictions on proposed match that would preclude it from being used for eligible ESG activities.

5. ESG Funding Priorities

Shelter Rehabilitation/Renovation

The City has traditionally used its ESG awards to provide rehabilitation and renovation assistance to shelters in the city, or to positively convert buildings for use as emergency shelter. Neither property acquisition nor new construction is an eligible use of these funds. Historically, the City has received ESG funding requests in excess of available funding, demonstrating a high demand for this program. A shelter's physical condition has a shorter life span than similar structures and necessitates frequent rehabilitation to keep shelters in safe and sanitary condition and current with code.

Assisted rehabilitation/renovation/conversion properties must be located in the City of Minneapolis or Hennepin County serving Minneapolis families and individuals. Awards are through an annual Request for Proposal (RFP) process issued through the Minneapolis Community Planning and Economic Development department. Matches to the program award are required, and can be in the form of operating costs funds provided by other entities to recipient projects. Other match sources for projects can include rehabilitation-specific contributions from Minnesota Housing, foundations, and private sources. ESG program funds may also be used for furniture, security systems and/or equipment in either a new construction, positive conversion or renovation/rehabilitation project. Proposals requesting ESG funding for furnishings, security systems and equipment will be thoroughly analyzed for compliance with City of Minneapolis Consolidated Plan and applicable HUD regulations. The RFP is not intended to solicit proposals for any other operating costs as defined under §576.102 (3).

Representatives from Minnesota Housing Finance Agency, Hennepin County, Family Housing Fund, and CPED will review information submitted by applicants and may conduct interviews with the applicants. In addition, CPED staff will conduct a physical inspection of the property. Staff will make recommendations to the City Council for their funding decisions.

Required qualifications of proposals are:

- ◆ Shelter must be owned by a private non-profit corporation or a government entity.
- ◆ Applicant must provide evidence that the property is properly zoned with necessary conditional-use permits in place. If a zoning change or a conditional-use permit is needed, proposer must obtain a letter from CPED Planning describing what must be done and the timetable for obtaining the approvals and submit with the funding application.
- ◆ Projects assisted with ESG emergency shelter funds cannot require occupants to enter into lease or occupancy agreements of any kind unless it is a project that was funded with FY 2010 ESG funds.
- ◆ Applicant must demonstrate sufficient knowledge, experience and capacity to undertake and complete the development project.
- ◆ Applicant must demonstrate the ability to enter into ESG contracts with the City of Minneapolis within sixty days of City Council approval.
- ◆ The grant-eligible work items must be completed and funds spent no later than the applicable 24-month expenditure deadline.
- ◆ The building must be maintained as an emergency shelter for homeless people for a period consistent with HUD minimum standards for shelters receiving rehabilitation funds as outlined in § 576.102 (c) Minimum Period of Use.
- ◆ Recipients of ESG funds must participate in a Homeless Management Information System (HMIS) and will be required to collect data on all universal elements as defined in HMIS.
- ◆ Applicant must provide the organization's most recent audited financial statements.
- ◆ Applicant must provide evidence of sufficient amount of revenue/income to operate the project.
- ◆ Shelters assisted must at minimum meet the shelter and housing standards as outlined in 24 CFR 576.403, as well as state and local government safety and sanitation standards, as applicable, including the requirements for lead-based paint and energy-efficient appliances.
- ◆ Competitive bidding must occur in accordance with the City's bidding instructions, which are included in the RFP materials.

- ◆ All development funding sources, in addition to the ESG funds, must be secured before a closing can occur.
- ◆ Matches to the program award are required, and can be in the form of operating costs funds provided by other entities to recipient projects. Other match sources for projects can include rehabilitation-specific contributions from Minnesota Housing, foundations, and private sources.
- ◆ Environmental testing, including lead-based paint risk assessment and remediation, will be required, in most projects funded with ESG.
- ◆ Federal relocation regulations and local relocation rules apply to all projects funded through the Affordable Housing Trust Fund and the ESG Program.

Projects that leverage additional funding sources to help cover the estimated development costs and projects incorporating green/sustainable elements consistent with the "Minnesota Overlay to the Green Communities Criteria" and/or National Green Communities Criteria will receive priority consideration for ESG funding.

Street Outreach

ESG funding will be provided for street outreach services made available to individuals meeting the Category 1 and 4 definitions of homelessness. The work will be done through a contract with St. Stephens Human Services. Outreach services provided will consist of engagement, case management, emergency health services, emergency mental health services, transportation and unique services for special populations that seek to connect users to housing opportunities and support services for which they are eligible.

Rapid Re-housing

Hennepin County will periodically issue Request for Proposals (RFP) for projects/activities that can service the eligible rapid re-housing portion of Minneapolis ESG allocations. This RFP will also request homeless prevention services as well but as noted above, the City will prefer funding rapid re-housing over homeless prevention services. This preference is in line with HUD analysis

of what worked under the Homelessness Prevention and Rapid Re-housing Program grant.

Rapid re-housing will serve Minneapolis residents -- homeless families and single adults without children who reside in a Hennepin County sited homeless shelter (previous permanent address was within Minneapolis) as well as unaccompanied youth who are verifiably homeless according to the HUD definition found below. These clients must have an annual income at or below thirty (30%) of HUD area median family income. Specifically homeless is defined by HUD in 24 CFR §576.2 as:

(1) An individual or family who lacks a fixed, regular, and adequate nighttime residence, meaning:

(i) An individual or family with a primary nighttime residence that is a public or private place not designed for or ordinarily used as a regular sleeping accommodation for human beings, including a car, park, abandoned building, bus or train station, airport, or camping ground;

(ii) An individual or family living in a supervised publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state, or local government programs for low income individuals); or

(iii) An individual who is exiting an institution where he or she resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution;

(2) An individual or family who will imminently lose their primary nighttime residence, provided that:

(i) The primary nighttime residence will be lost within 14 days of the date of application for homeless assistance;

(ii) No subsequent residence has been identified; and

(iii) The individual or family lacks the resources or support networks, e.g., family, friends, faith-based or other social networks, needed to obtain other permanent housing;

(3) Unaccompanied youth under 25 years of age, or families with

children and youth, who do not otherwise qualify as homeless under this definition, but who:

(i) Are defined as homeless under section 387 of the Runaway and Homeless Youth Act (42 U.S.C. 5732a), section 637 of the Head Start Act (42 U.S.C. 9832), section 41403 of the Violence Against Women Act of 1994 (42 U.S.C. 14043e–2), section 330(h) of the Public Health Service Act (42 U.S.C. 254b(h)), section 3 of the Food and Nutrition Act of 2008 (7 U.S.C. 2012), section 17(b) of the Child Nutrition Act of 1966 (42 U.S.C. 1786(b)), or section 725 of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11434a);

(ii) Have not had a lease, ownership interest, or occupancy agreement in permanent housing at any time during the 60 days immediately preceding the date of application for homeless assistance;

(iii) Have experienced persistent instability as measured by two moves or more during the 60-day period immediately preceding the date of applying for homeless assistance; and

(iv) Can be expected to continue in such status for an extended period of time because of chronic disabilities, chronic physical health or mental health conditions, substance addiction, histories of domestic violence or childhood abuse (including neglect), the presence of a child or youth with a disability, or two or more barriers to employment, which include the lack of a high school degree or General Education Development (GED), illiteracy, low English proficiency, a history of incarceration or detention or criminal activity, and a history of unstable employment; or

(4) Any individual or family who:

(i) Is fleeing, or is attempting to flee, domestic violence, dating violence, sexual assault, stalking, or other dangerous or life-threatening conditions that relate to violence against the individual or a family member, including a child, that has either taken place within the individual's or family's primary nighttime residence or has

made the individual or family afraid to return to their primary nighttime residence;

(ii) Has no other residence; and

(iii) Lacks the resources or support networks, e.g., family, friends, and faithbased or other social networks, to obtain other permanent housing.

Use of funds under the Rapid Re-housing eligible activity can be for short-term or medium-term rental assistance to achieve permanent housing and stability. This rental assistance should be for no longer than necessary for the recipient to obtain permanent housing. The rental assistance can either be tied to the recipient or consist of project-based assistance that can “float” within a development serving eligible recipients.

Housing relocation and stabilization services can also be provided under Rapid Re-housing. These services can consist of financial assistance or services. Financial assistance is provision of rental application fees, security deposits, last months rent, utility deposits, utility payments and moving costs. Financial services can include housing search and placement, housing stability case management, landlord-tenant mediation, legal services, and credit repair.

Homelessness Prevention

As described above, Hennepin County will periodically issue Request for Proposals (RFP) for projects/activities that can also provide Minneapolis funded ESG allocations for eligible homelessness prevention services to Minneapolis resident renters. Homelessness prevention services will be a secondary consideration to rapid re-housing in making project/activity awards. Prospective applicant agencies can offer to provide both eligible uses in their applications. Funding provided to clients under homelessness prevention must be last resort funds required to keep in housing a person/household at risk of homelessness. Similar target populations noted under rapid re-housing are also sought to be served under homelessness prevention. A person/household at risk of homelessness is defined as:

(1) An individual or family who:

- (i) Has an annual income below 30 percent of median family income for the area, as determined by HUD;
- (ii) Does not have sufficient resources or support networks, e.g., family, friends, faith-based or other social networks, immediately available to prevent them from moving to an emergency shelter or another place described in paragraph (1) of the "Homeless" definition in this section; and
- (iii) Meets one of the following conditions:
 - a. Has moved because of economic reasons two or more times during the 60 days immediately preceding the application for homelessness prevention assistance;
 - b. Is living in the home of another because of economic hardship;
 - c. Has been notified in writing that their right to occupy their current housing or living situation will be terminated within 21 days after the date of application for assistance;
 - d. Lives in a hotel or motel and the cost of the hotel or motel stay is not paid by charitable organizations or by federal, State, or local government programs for low-income individuals;
 - e. Lives in a single-room occupancy or efficiency apartment unit in which there reside more than two persons or lives in a larger housing unit in which there reside more than 1.5 people per room, as defined by the U.S. Census Bureau;
 - f. Is exiting a publicly funded institution, or system of care (such as a health-care facility, a mental health facility, foster care or other youth facility, or correction program or institution); or
 - g. Otherwise lives in housing that has characteristics associated with instability and an increased risk of homelessness, as identified in the recipient's approved consolidated plan;

(2) A child or youth who does not qualify as "homeless" under this section, but qualifies as "homeless" under section 387 of the Runaway and Homeless Youth Act (42 U.S.C. 5732a(3)), section 637(11) of the Head Start Act (42 U.S.C. 9832(11)), section 41403(6) of the Violence Against Women Act of 1994 (42 U.S.C. 14043e-2(6)), section 330(h)(5)(A) of the Public Health Service Act (42 U.S.C. 254b(h)(5)(A)), section 3(m) of the Food and Nutrition Act of 2008 (7 U.S.C. 2012(m)), or section 17(b)(15) of the Child Nutrition Act of 1966 (42 U.S.C. 1786(b)(15)); or

(3) A child or youth who does not qualify as "homeless" under this section, but qualifies as "homeless" under section 725(2) of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11434a(2)), and the parent(s) or guardian(s) of that child or youth if living with her or him.

For purposes of the above definition's paragraph (g), someone who lives in housing that has characteristics associated with instability and an increased risk of homelessness is defined as follows. A renter household with income at/or below 30% of median income adjusted for family size and whose housing costs exceed 50% of their income and upon provider assessment is shown to be at imminent risk of losing existing housing. Use of funds under the Homelessness Prevention eligible activity can be for similar uses as under Rapid Re-housing. Projects can be for short-term or medium-term rental assistance to retain permanent housing and stability. This rental assistance should be for no longer than necessary for the program participant to be stabilized in existing housing.

Housing relocation and stabilization services can also be provided under Homelessness Prevention. These services can consist of financial assistance or services. Financial assistance is provision of rental application fees, security deposits, last month's rent, utility deposits, utility payments and moving costs. Financial services can include housing search and placement, housing stability case management, landlord-tenant mediation, legal services, and credit repair.

6. ESG Written Standards for Assistance

The following ESG Written Standards for Assistance are presented in outline form and intended to provide a guide to how the City will implement the homelessness prevention and rapid re-housing services aspects of the ESG grant as well as outline the standards used in local emergency shelter and street outreach supported efforts. Italicized text is the HUD guidance on what the respective written standards should address as outlined in the 24 CFR 576 amended regulations. These Standards will be reviewed periodically as an RFP for HP/RR services is developed and that RFP will reflect prioritized standards as of the issuance of the RFP and that are consistent with Continuum of Care standards. Changes to the standards outlined below in any resultant RFP will not be considered a substantial change to the Consolidated Plan.

Policies and procedures for establishing eligibility for assistance

Standard policies and procedures for evaluating individuals' and families' eligibility for assistance under Emergency Solutions Grant (ESG);

- ◆ Street Outreach: Services are provided to individuals who meet the Category 1 and 4 definitions of homelessness. The individuals must be living on the streets (or other places not meant for human habitation) and be unwilling or unable to access services in emergency shelters.
- ◆ Rapid re-housing: Minneapolis resident homeless families and single adults without children including unaccompanied youth who reside in a Hennepin County sited homeless shelter (whose previous permanent address within 3 months of entering shelter was within Minneapolis). These clients must have an annual income at or below thirty (30%) of HUD area median family income and meet the definition of homeless as set out in 24 CFR §576.2
- ◆ Homelessness Prevention: Minneapolis resident renters who are established as at-risk of homelessness as set forth in 24 CFR §576.2 as described above.
- ◆ Required documentation of the above will be made by providers by first attempting to get third-party verification of homelessness status. Other acceptable documentation options in secondary order of rank is 1) case manager verification of eligibility; and 2) self-report verification of eligibility combined with justification of efforts made and reasons for a lack of success in obtaining third-party or case manager verification of status.
- ◆ Applicant's level of need will be established through provider verification of resources available to the applicant household, financial and otherwise.

Standards for targeting and providing essential services related to street outreach

ESG funding will be provided for street outreach services made available to individuals meeting the Category 1 and 4 definitions of homelessness. The individuals must be living on the streets (or other places not meant for human habitation) and be unwilling or unable to access services in emergency shelters.

Outreach services provided will consist of engagement, case management, emergency health services, emergency mental health services, transportation and unique services for special populations that seek to connect users to housing opportunities and support services for which they are eligible. A community services team will perform outreach work in coordination with community stakeholders, public safety personnel and businesses and residents to identify and connect with homeless individuals in targeted areas in and around downtown Minneapolis as identified by public safety officers. Outreach will also be made to frequent users of emergency services as identified by program partners. Once contact is made, the outreach staff will triage a participant's housing and other needs and eligibility for referral to appropriate housing and support services options.

Policies and procedures for admission, diversion, referral, and discharge by emergency shelters assisted under ESG

Standards regarding length of stay, if any, and safeguards to meet the safety and shelter needs of special populations, e.g., victims of domestic violence, dating violence, sexual assault, and stalking; and individuals and families who have the highest barriers to housing and are likely to be homeless the longest;

Emergency shelters potentially served by Minneapolis ESG funds fall under Hennepin County emergency shelter policies. Users of these emergency shelter services all meet the four respective categories of homelessness under the HEARTH definition of homelessness. Specific populations served by these shelters are:

Families with children or individuals who are pregnant—the County contracts with family shelters to provide emergency shelter to Hennepin County families who are without resources to meet their housing needs. No families are turned away and all are given vouchers after meeting with a county Shelter Team staff. As long as families are working on their case plan, they are eligible for renewed vouchers. There is no maximum length of stay. Once stable housing is identified for them, families are provided with assistance for damage deposits, prorated rental assistance, arrear payments for utilities primarily through emergency assistance funds. Non-County residents are referred to emergency shelter assistance resources in their county of residence. Families who wish to relocate

are provided with assistance to do so only if there is verified employment or housing at the relocation site.

Young Adults—ages 18-21 are identified as special needs and eligible for emergency homeless sheltering through the County. The County contracts with several shelter and safe waiting facilities. An intake assessment and action plan with a County caseworker is developed.

Single Adults—the County contracts with several shelters and safe waiting spaces for sheltering single adults. Shelter beds are available to those who receive federal disability benefits, are qualified for state cash benefits, are an active county social service case, or are a special need (fleeing domestic abuse, have a mental/physical impairment/disability or are ill). Those who cannot qualify or cannot be served by a shelter program are provided with safe waiting space. There are no maximum lengths of stay, clients are provided with access and referrals to county health case management services. As with families, an individual wishing to relocate may be provided with assistance to do so if there is verified employment or housing at the relocation site.

Single Adults can opt to participate in a weekly shelter lottery provided by three private emergency shelters. Two of the shelters are for sober users, one permits non-sobriety. Beds obtained in the lottery can be used up to 28 days with renewals permitted if there is a housing plan in place. If no progress is made evident on the housing plan, a renewal may not be allowed.

All intake assessments for the above populations triage the respective client housing situations and availability. Where resources are available or found, rapid exit into non-shelter housing is made first. Those with the highest barriers to finding housing are provided with shelter while a stabilization and housing plan is developed with a caseworker.

Policies and procedures for coordination among providers and mainstream providers

Policies and procedures for coordination among emergency shelter providers, essential services providers, homelessness prevention, and rapid re-housing assistance providers; other homeless assistance providers; and mainstream service and housing providers (see § 576.400(b) and (c) for a list of programs with which ESG-funded activities must be coordinated and integrated to the maximum extent practicable);

- ◆ Heading Home Hennepin has several committee workplans demonstrating coordination of services among providers. These will inform on framework elements to be considered in allowing for ESG to address existing gaps in continuum services or supplement other continuum efforts.
- ◆ Service providers will identify other appropriate and available services (employment, training, education, income supports, etc.) to assist the participant to achieve stable, permanent housing as part of a Housing Stability Plan to be developed with the clients.
- ◆ Further development of coordinated entry is occurring as the city and county implements ESG programming and as HUD establishes requirements for such coordinated entry systems. Any victim service providers funded under the city's ESG program will not need to participate in HMIS but may use an equivalent intake and assessment system as described in 24 CFR §576.400.

Policies and procedures for prioritizing and determining whether HP or RR

Policies and procedures for determining and prioritizing which eligible families and individuals will receive homelessness prevention assistance and which eligible families and individuals will receive rapid re-housing assistance;

Households must be assessed to determine whether or not the members are eligible to receive ESG-funded services prior to the actual delivery of those services. This assessment must consider whether homelessness prevention or rapid re-housing is the appropriate form of assistance for each eligible household that has been determined.

The initial assessment by providers must determine 24 CFR §576.2 and income eligibility and level of need (including analysis of sufficient resources or support

networks) as described above in determining eligibility for assistance. Households that are judged to have the highest level of barriers to stable housing will be given priority for rapid re-housing. For homelessness prevention assistance, those households that are at most imminent threat of losing stable housing, as measured through a combination of housing costs in arrears, household size, barriers to stable housing, and projected re-housing costs, will be given priority.

Households that have sought assistance during the prior twelve months will be given lower priority than those households that have not received assistance during the prior twelve months.

Standards for any rent and utility costs share required of participants

Standards for determining what percentage or amount of rent and utilities costs each program participant must pay while receiving homelessness prevention or rapid re-housing assistance

- ◆ Households should receive minimum level of assistance, for shortest time necessary, to stabilize housing
- ◆ Assistance prioritized to those for whom stable housing is not possible without assistance
- ◆ Flat subsidies act as an incentive for selecting lower cost housing and allow household to know exactly how much additional income is needed to be secured before the subsidy ends
- ◆ Shallow rent subsidies avoid the "cliff effect" where households cannot increase their income sufficiently to maintain housing situation when subsidy ends

Standards for determining length of rental assistance and whether adjustments allowed and how

Standards for determining how long a particular program participant will be provided with rental assistance and whether and how the amount of that assistance will be adjusted over time

- ◆ Project-based assistance must be for a lease term of a minimum of 12 months.
- ◆ Under ESG regulations, the maximum term of short term rental assistance is three months, for medium term rental assistance the maximum period is 24 months- in both instances within a three year timeframe. Assistance limit terms within these maximum limits to be determined. Evaluation and reevaluation of participant to be done by provider.
- ◆ Rental assistance cannot exceed actual rental cost plus utilities (if utilities expected to be paid by tenant), and be in compliance with HUD reasonable rental standards which will be determined through local rent survey analysis and local HUD Fair Market Rates
- ◆ Rental assistance should be flat and tied to maximum rental subsidies consistent with HUD Fair Market Rates
 - ◆ Past due rental arrears count toward rental assistance time limits and may not exceed six months of rent arrears, including any late fees on those arrears
 - ◆ Termination of assistance by the provider to be done consistent with 24 CFR §576.402
 - ◆ Late payments. The sub recipient provider must make timely payments to each owner in accordance with the rental assistance agreement. The rental assistance agreement must contain the same payment due date, grace period, and late payment penalty requirements as the program participant's lease. The sub recipient is solely responsible for paying late payment penalties that it incurs with non-ESG funds.
 - ◆ Rental assistance may not be provided to a program participant who has been provided with replacement housing payments under the URA during the period of time covered by the URA payments. In addition, with exception for one-time payment of rental arrears on tenant's portion of rental payment, a program participant household who is receiving either tenant-based or project-based rental assistance through other public sources is not eligible for ESG rental assistance.
 - ◆ Legally-binding, written leases required between participant and Owner unless assistance is solely for rental arrears whereby an oral agreement is permitted if such oral agreement provides the program participant an enforceable leasehold interest under state law and the agreement and rent owed are sufficiently documented by owner's financial records, rent ledgers, or canceled checks.
 - ◆ Rental assistance payments are only made to owners by the subrecipient provider under terms set forth in a rental assistance agreement. The rental assistance agreement must provide that during the agreement's term, the owner must provide the subrecipient provider copy of any notice to the program participant to vacate the housing unit, or any complaint used under state or local law to

commence an eviction action against the program participant. These rental assistance agreements terminate and no further payments made under such agreement if

- Program participant moves out of housing unit covered by participant's housing lease;
 - The lease terminates and is not renewed; or
 - The program participant becomes ineligible to receive ESG rental assistance
-
- ◆ No rental assistance use allowed outside of Hennepin County
 - ◆ Subrecipient providers will be responsible for adherence to the tenant-based rental and project-based rental stipulations found in 24 CFR §576.106 (h) and (i)
 - ◆ Adjustment allowances likely to be permitted subject to determination following an initial stabilization period and monthly thereafter. As income increases, an equal percentage of support will decrease across time. Six months prior to the end of the maximum support window, financial assistance decrease in 1/6ths increments. If an eligible household still requires assistance beyond ESG time limits, providers will refer such households to permanent supportive housing options.

Standards for determining type, amount, and duration of housing stabilization/relocation services including maximum length, amount of assistance and maximum number of times for assistance

Standards for determining the type, amount, and duration of housing stabilization and/or relocation services to provide to a program participant, including the limits, if any, on the homelessness prevention or rapid re-housing assistance that each program participant may receive, such as the maximum amount of assistance, maximum number of months the program participant receive assistance; or the maximum number of times the program participant may receive assistance

All households deemed eligible for ESG-funded homelessness prevention or rapid re-housing assistance will be provided three months of housing stabilization and/or relocation financial assistance services as a means to develop housing stability. Assisted household and Subrecipient provider can agree that three months of such assistance is not necessary. However, housing stability case management services cannot exceed 30 days during the period the program participant is seeking permanent

housing and cannot exceed 24 months during the period the program participant is living in permanent housing.

At minimum, monthly housing stability case management meetings with participants are required after initial assessment and through the length of provided ESG assistance. The purpose for such meetings is to evaluate and review the participant's housing plan. These meetings should also seek to further the participant's ability to retain permanent housing after the end of ESG assistance considering the participant's current and expected income and expenses; other public and private assistance for which the participant may be eligible and likely to receive; and matching those considerations against the relative affordability of available housing suitable for the participant.

Component services and activities of housing stability case management consist of:

- ◆ Using an available centralized or coordinated assessment system as required under 24 CFR §576.400(d), to evaluate individuals and families applying for or receiving assistance;
- ◆ Conducting initial evaluation required under 24 CFR §576.401(a), including verifying and documenting eligibility for applying for homelessness prevention or rapid re-housing assistance;
- ◆ Counseling;
- ◆ Developing, securing, and coordinating services and obtaining federal, state and local benefits;
- ◆ Monitoring and evaluating program participant progress;
- ◆ Providing information and referrals to other providers;
- ◆ Developing an individualized housing and service plan including planning a path to permanent housing stability solutions; and
- ◆ Conduction reevaluations required under 24 CFR §576.401(b)

The activities named above fall under the housing stability case management limits for duration of services.

Expenses paid under financial assistance costs, as part of housing relocation and stabilization services are subject to the following limitations:

Subject to the general conditions under 24 CFR §576.103 and 24 CFR §576.104, ESG funds may be used to pay housing owners, utility companies, and other third parties for the following costs:

- ◆ *Rental Application Fees*: ESG funds may pay for the rental housing application fee that is charged by the owner to all applicants.
- ◆ *Security Deposits*: ESG funds may pay for a security deposit that is equal to no more than two months rent.
- ◆ *Last Month's Rent*: if necessary, to obtain housing for a participant, the last month's rent may be paid from ESG funds to the owner of that housing at the time the owner has paid the security deposit and the first month's rent. This assistance must not exceed one month's rent and must be included in calculating program participant's total rental assistance, which cannot exceed 24 months during any three-year period.
- ◆ *Utility Deposit*: ESG funds may pay for a standard utility deposit required by the utility company for all customers for the utilities listed in the utility payments section below.
- ◆ *Utility Payments*: ESG funds may pay for up to 24 months of utility payments per program participant, per service, including up to six months of utility payments in arrears, per service. A partial payment of a utility bill counts as one month. This assistance may only be provided if the program participant or a member of the same household has an account in his or her name with a utility company or proof of responsibility to make utility payments. Eligible utility services are gas, electric, water, and sewage. No program participants shall receive more than 24 months of utility assistance within any three-year period.
- ◆ *Moving Costs*: ESG funds may pay for moving costs such as truck rental or hiring a moving company. This assistance may include payment of temporary storage fees for up to 3 months, provided that the fees are accrued after the date the program participant begins receiving assistance and before the program participant moves into permanent housing. Payment of temporary storage fees in arrears is not eligible.
- ◆ *Services Cost*: subject to general restrictions under 24 CFR §576.103 and 24 CFR §576.104, ESG funds may be used to pay the costs of providing the following services:
 - *Housing Search and Placement*: service or activities necessary to assist program participants in locating, obtaining, and retaining suitable permanent housing, include the following:
 - Assessment of housing barriers, needs, and preferences;
 - Development of an action plan for locating housing;
 - Housing search;
 - Outreach to and negotiation with owners;
 - Assistance with submitting rental applications and understanding leases;

- Assessment of housing for compliance with ESG requirements for habitability, lead-based paint, and rent reasonableness;
- Assistance with obtaining utilities and making moving arrangements; and
- Tenant counseling.

ESG-funded homelessness prevention and rapid re-housing services will be administered with a focus on helping households transition from housing instability towards stability. This will be accomplished by subrecipient providers assessing barrier levels and assets of participants to assemble a plan for housing stability that uses eligible ESG-funded services in amounts and for durations that can lead to housing stability within ESG program limits. Following the end of a three month stabilization period, housing stability reassessment will occur monthly.

7. ESG Sub-award Process

The City of Minneapolis will periodically issue Request for Proposals (RFP) for Rapid Re-housing and Homelessness Prevention services as well as for shelter rehabilitation and street outreach. The RFPs will be consistent with the priorities and standards listed above. The City will distribute the RFPs to agencies servicing Minneapolis and post on the city of Minneapolis website. A committee of City representatives with invited County staff, and other knowledgeable community representatives including to the extent possible, a person who is/was homeless will review proposals and recommend project selections. Recommendations will be communicated to the HHH Executive Committee. The City's Community Planning and Economic Development Department will present funding determinations to the Minneapolis City Council for final approval. The Request for Proposal process has been used extensively by the City of Minneapolis to select contractors. Applicants will be judged on the experience and capacity of their agency, and on the feasibility and appropriateness of their proposal and demonstration to meet federal and local mandates, including their ability to service ESG funds to those at or below 30 percent of metro median income. Additional qualifying criteria will include but not be restricted to ability to assist the City in providing one-for-one qualifying funding match for the ESG award.

The RFPs will be designed to select applicants who can work within a broad network of homelessness prevention and rapid re-housing resources that address ESG guidelines and local priorities supporting the strategic goals of Heading Home Hennepin plan. Awards made under the grant will be enforced through a contract outlining ESG program requirements.

8. Homeless Participation Requirements

As described above with the description of the HHH Executive Committee composition and the committees and subcommittees that serve under it, the City meets the requirements of 24 CFR §576.405 (b).

Sub recipients of ESG funds will be required to involve those who are homeless or formerly homeless in the development and delivery of ESG-funded projects and activities to the maximum extent practicable.

9. ESG Performance Standards

The following ESG performance standards for evaluation were developed in consultation with Continuum of Care and will be reviewed and revisited with the Continuum of Care periodically.

Rapid Re-housing Outcomes
<ul style="list-style-type: none">• Participants will be re-housed into stable housing within 30 days of eligibility determination for services• Participants receiving Rapid Re-housing will not become homeless during services or within six months of case closing

Homelessness Prevention Outcomes
<ul style="list-style-type: none">• Eligible renter households will not become homeless• At Risk of Homelessness Families, Adults and Youth will retain stable, permanent housing• Households receiving services will not become homeless during the six

months following case closing

Emergency Shelter Outcomes

- | |
|---|
| <ul style="list-style-type: none">• The building must be maintained as an emergency shelter for homeless people for a period of either 3 or 10 years depending on the degree of renovation and the value of the building |
| <ul style="list-style-type: none">• Shelters assisted must at minimum meet the shelter and housing standards as outlined in 24 CFR 576.403, as well as state and local government safety and sanitation standards, as applicable, including the requirements for lead-based paint and energy-efficient appliances |

Street Outreach Outcomes

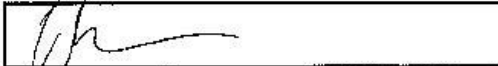
- | |
|--|
| <ul style="list-style-type: none">• Connect unsheltered individuals to housing, health care and services |
| <ul style="list-style-type: none">• Identify high frequency uses of emergency services |
| <ul style="list-style-type: none">• Reduce livability crimes |

Grantee SF-424's and Certification(s)

OMB Number: 4540-0034
Expiration Date: 10/31/2019

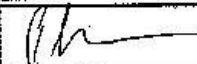
Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision
* If Revision, select appropriate letter(s): <input type="text"/>		
* Other (Specify): <input type="text"/>		
* 3. Date Received: 11/06/2017		* 4. Applicant Identifier: 41-8003315
5a. Federal Entity Identifier: <input type="text"/>		5b. Federal Award Identifier: <input type="text"/>
State Use Only:		
6. Date Received by State: <input type="text"/>		7. State Application Identifier: <input type="text"/>
5. APPLICANT INFORMATION:		
* a. Legal Name: City of Minneapolis		
* b. Employer/Taxpayer Identification Number (EIN/TIN): 41-6065315		* c. Organizational DJNS: 066330410903
d. Address:		
* Street1:	307 W City Hall	
* Street2:	150 South Fifth Street	
* City:	Minneapolis	
* County/Parish:	Hennepin	
* State:	MN: Minnesota	
* Province:	<input type="text"/>	
* Country:	USA: UNITED STATES	
* Zip / Postal Code:	55415-1916	
e. Organizational Unit:		
Department Name: Intergovernmental Relations		Division Name: Grants and Special Projects
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix:	Mr.	* First Name: MALL
Middle Name:	<input type="text"/>	
* Last Name:	Bower	
Suffix:	<input type="text"/>	
Title:	Manager Resource Coordination	
Organizational Affiliation: <input type="text"/>		
* Telephone Number:	612-673-2188	Fax Number: 612-673-3250
* Email:	matthew.bower@minneapolismn.gov	

Application for Federal Assistance SF-424	
* 8. Type of Applicant 1: Select Applicant Type: <input type="text" value="City or Township Government"/>	
Type of Applicant 2: Select Applicant Type: <input type="text"/>	
Type of Applicant 3: Select Applicant Type: <input type="text"/>	
* Other (specify): <input type="text"/>	
* 10. Name of Federal Agency: <input type="text" value="U.S. Department of Housing and Urban Development"/>	
11. Catalog of Federal Domestic Assistance Number: <input type="text" value="14.218"/> CFDA Title: <input type="text" value="Community Development Block Grant Program"/>	
* 12. Funding Opportunity Number: <input type="text" value="Consolidated Plan Settlement Program"/> Title: <input type="text" value="One Year Consolidated Action Plan Replenishment Program"/> <input type="text" value="CDBG: CFDA 14.218"/>	
13. Competition Identification Number: <input type="text"/> Title: <input type="text"/>	
14. Areas Affected by Project (Cities, Counties, States, etc.): <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
* 15. Descriptive Title of Applicant's Project: <input type="text" value="City of Minneapolis FY19 Consolidated Plan Community Development Block Grant"/>	
Attach supporting documents as specified in agency instructions. <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/>	

Application for Federal Assistance SF-424	
16. Congressional Districts Of:	
* a. Applicant	005
* b. Program/Project	005
Attach an additional list of Program/Project Congressional Districts if needed	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
17. Proposed Project:	
* a. Start Date:	06/01/2017
* b. End Date:	03/31/2018
18. Estimated Funding (\$):	
* a. Federal	10,243,146.00
* b. Applicant	0.00
* c. State	0.00
* d. Local	0.00
* e. Other	0.00
* f. Program Income	1,310,653.00
* g. TOTAL	11,453,797.00
* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?	
<input type="checkbox"/> a. This application was made available in the State under the Executive Order 12372 Process for review on <input type="text"/>	
<input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.	
<input checked="" type="checkbox"/> c. Program is not covered by E.O. 12372.	
* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If "Yes", provide explanation and attach	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001)	
<input checked="" type="checkbox"/> ** I AGREE	
<small>** The List of certifications and assurances, or an Internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
Authorized Representative:	
Prefix:	<input type="text"/>
* First Name:	Spencer
Middle Name:	<input type="text"/>
* Last Name:	Crook
Suffix:	<input type="text"/>
* Title:	City Coordinator
* Telephone Number:	612-593-5992
Fax Number:	<input type="text"/>
* Email:	spencer.crook@minneapolis.gov
* Signature of Authorized Representative:	
* Date Signed:	07/08/2017


Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision
		* If Revision, select appropriate letter(s) <input type="text"/> * Other (Specify) <input type="text"/>
* 3. Date Received: 07/05/2017	4. Applicant Identifier: 21-6005375	
5a. Federal Entity Identifier: <input type="text"/>		5b. Federal Award Identifier: <input type="text"/>
State Use Only:		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
8. APPLICANT INFORMATION:		
* a. Legal Name: City of Minneapolis		
* b. Employer/Expayer Identification Number (EIN/TIN): 61-6005375	* c. Organizations' DUNS: 0665294110000	
d. Address:		
* Street1:	301N City Hall	
Street2:	350 South Fifth Street	
* City:	Minneapolis	
County/Parish:	Hennepin	
* State:	MN; Minnesota	
Province:	<input type="text"/>	
* Country:	USA; UNITED STATES	
* Zip / Postal Code:	55415-1316	
e. Organizational Unit:		
Department Name: Intergovernmental Relations		Division Name: Grants and Special Projects
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix:	Mr.	* First Name: Matt
Middle Name:	<input type="text"/>	
* Last Name:	Bower	
Suffix:	<input type="text"/>	
Title: Manager Resource Coordination		
Organizational Affiliation: <input type="text"/>		
* Telephone Number:	612-673-2198	Fax Number: <input type="text"/>
* Email:	matt.bower@minneapolis.gov	

Application for Federal Assistance SF-424	
* 8. Type of Applicant 1: Select Applicant Type: <input type="text" value="C: City or Township Government"/> Type of Applicant 2: Select Applicant Type <input type="text"/> Type of Applicant 3: Select Applicant Type <input type="text"/> * Other: (specify): <input type="text"/>	
* 10. Name of Federal Agency: <input type="text" value="U.S. Department of Housing and Urban Development"/>	
11. Catalog of Federal Domestic Assistance Number: <input type="text" value="14.239"/> CFDA Title: <input type="text" value="HOME Investment Partnerships Program Entitlement Community"/>	
* 12. Funding Opportunity Number: <input type="text" value="Consolidated Plan Entitlement Program"/> * Title: <input type="text" value="One Year Consolidated Action Plan Entitlement Program"/> FORM: CODA 14.239	
13. Competition Identification Number: <input type="text"/> Title: <input type="text"/>	
14. Areas Affected by Project (Cities, Counties, States, etc.): <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
* 15. Descriptive Title of Applicant's Project: <input type="text" value="City of Minneapolis FY19 Consolidated HOME Investments Partnerships Program Grant"/>	
Attach supporting documents as specified in agency instructions. <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/>	

Application for Federal Assistance SF-424	
16. Congressional Districts Of:	
* a. Applicant: <input type="text" value="005"/>	* b. Program/Project: <input type="text" value="005"/>
Attach an additional list of Program/Project Congressional Districts if needed	
<input type="text"/>	<input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>
17. Proposed Project:	
* a. Start Date: <input type="text" value="06/01/2017"/>	* b. End Date: <input type="text" value="05/31/2022"/>
18. Estimated Funding (\$):	
* a. Federal	<input type="text" value="2,066,717.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="1,928,109.00"/>
* g. TOTAL	<input type="text" value="3,994,826.00"/>
* 19. Is Application Subject to Review By State Under Executive Order 12372 Process? <input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/> <input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review. <input checked="" type="checkbox"/> c. Program is not covered by E.O. 12372.	
* 20. Is the Applicant Delinquent On Any Federal Debt? (if "Yes," provide explanation in attachment.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If "Yes", provide explanation and attach <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
21. By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001) <input checked="" type="checkbox"/> I AGREE <small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
Authorized Representative:	
Prefix: <input type="text"/>	* First Name: <input type="text" value="Spencer"/>
Middle Name: <input type="text"/>	
* Last Name: <input type="text" value="Cronk"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="city coordinator"/>	
* Telephone Number: <input type="text" value="612-670-3992"/>	Fax Number: <input type="text"/>
* Email: <input type="text" value="spencer.cronk@missouri.gov"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="07/06/2017"/>

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Freapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* 3. If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
* 3. Date Received: 07/26/2017	4. Applicant Identifier: <input type="text"/>	
5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: 41-6003375	
State Use Only:		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
8. APPLICANT INFORMATION:		
* a. Legal Name: City of Minneapolis		
* b. Employer/Exempter Identification Number (EIN/TIN): 41-6003375	* c. Organizational DUNS: 0885304110000	
d. Address:		
* Street1: 301a City Hall	Street2: 350 South Fifth Street	
* City: Minneapolis	County/Parish: Hennepin	
* State: MN; Minnesota	Province: <input type="text"/>	
* Country: USA; UNITED STATES	* Zip/Postal Code: 55415-1316	
e. Organizational Unit:		
Department Name: Intergovernmental Relations	Division Name: Grants and Special Projects	
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: <input type="text"/>	* First Name: Matt	Middle Name: <input type="text"/>
* Last Name: Tower	Suffix: <input type="text"/>	
Title: Manager Resource Coordination		
Organizational Affiliation: <input type="text"/>		
* Telephone Number: 612-673-2138	* Fax Number: 612-673-3250	
* Email: matthew.bower@minneapolismn.gov		

Application for Federal Assistance SF-424		
* 9. Type of Applicant 1: Select Applicant Type:		
C: City or Township Government		
Type of Applicant 2: Select Applicant Type:		
Type of Applicant 3: Select Applicant Type:		
* Other (specify):		
* 10. Name of Federal Agency:		
U.S. Department of Housing and Urban Development		
11. Catalog of Federal Domestic Assistance Number:		
14.231		
CFDA title:		
Emergency Solutions Grant Entitlement Community		
* 12. Funding Opportunity Number:		
Consolidated Plan Entitlement Program		
* Title:		
One Year Consolidated Plan Entitlement Program		
F88: CFDB 14.231		
13. Competition Identification Number:		
Title:		
14. Areas Affected by Project (Cities, Counties, States, etc.):		
	Add Attachment	Delete Attachment
* 15. Descriptive Title of Applicant's Project:		
City of Minneapolis FY17 Consolidated Plan Emergency Solutions Grant		
Attach supporting documents as specified in agency instructions.		
Add Attachments	Delete Attachments	View Attachments

Application for Federal Assistance SF-424	
16. Congressional Districts Of:	
* a. Applicant: <input type="text" value="005"/>	* b. Program/Project: <input type="text" value="005"/>
Attach an additional list of Program/Project Congressional Districts if needed.	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
17. Proposed Project:	
* a. Start Date: <input type="text" value="06/01/2017"/>	* b. End Date: <input type="text" value="05/31/2019"/>
18. Estimated Funding (\$):	
* a. Federal	<input type="text" value="922,651.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="922,651.00"/>
* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?	
<input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/>	
<input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.	
<input checked="" type="checkbox"/> c. Program is not covered by E.O. 12372.	
* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
If "Yes", provide explanation and attach	
<input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)	
<input checked="" type="checkbox"/> ** AGREE	
<small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>	
Authorized Representative:	
Prefix: <input type="text"/>	* First Name: <input type="text" value="Suzanne"/>
Middle Name: <input type="text"/>	
* Last Name: <input type="text" value="COPPA"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="City Coordinator"/>	
* Telephone Number: <input type="text" value="612-673-3992"/>	Fax Number: <input type="text"/>
* Email: <input type="text" value="suzanne.coppa@incapoli.com.gov"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="07/06/2017"/>

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input type="text"/> * Other (Specify): <input type="text"/>
* 3. Date Received: 07/06/2017	4. Applicant Identifier: <input type="text"/>	
5a. Federal Entity Identifier: <input type="text"/>	5b. Federal Award Identifier: 41-6005375	
State Use Only:		
6. Date Received by State: <input type="text"/>	7. State Application Identifier: <input type="text"/>	
8. APPLICANT INFORMATION:		
* a. Legal Name: City of Minneapolis		
* b. Employer / Taxpayer Identification Number (EIN/TIN): 41-6005375	* c. Organizational DUNS: 0685304110000	
d. Address:		
* Street1: 301W City Hall	Street2: 350 South Fifth Street	
* City: Minneapolis	County/Parish: Hennepin	
* State: MN; Minnesota	Province: <input type="text"/>	
* Country: USA; UNITED STATES	* Zip / Postal Code: 55403-1316	
e. Organizational Unit:		
Department Name: Intergovernmental Relations	Division Name: Grants and Special Projects	
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: <input type="text"/>	* First Name: Matt	
Middle Name: <input type="text"/>	* Last Name: Davis	
Suffix: <input type="text"/>	Title: <input type="text"/>	
Organizational Affiliation: <input type="text"/>		
* Telephone Number: 612 673 2188	Fax Number: 612 673-3230	
* Email: matt.davis@minneapolismn.gov		

Application for Federal Assistance SF-424	
* 8. Type of Applicant 1: Select Applicant Type: <input type="text" value="City or Township Government"/> Type of Applicant 2: Select Applicant Type: <input type="text"/> Type of Applicant 3: Select Applicant Type: <input type="text"/> * Other (specify): <input type="text"/>	
* 10. Name of Federal Agency: <input type="text" value="U.S. Department of Urban Development"/>	
11. Catalog of Federal Domestic Assistance Number: <input type="text" value="14.241"/> CFDA Title: <input type="text" value="Housing Opportunities for Persons with AIDS (HOPWA) Grant Entitlement Community"/>	
* 12. Funding Opportunity Number: <input type="text" value="Consolidated Plan Entitlement Program"/> * Title: <input type="text" value="One Year Consolidated Action Plan Entitlement Program"/> HOPWA: CFDA 14.241	
13. Competition Identification Number: <input type="text"/> Title: <input type="text"/>	
14. Areas Affected by Project (Cities, Counties, States, etc.): <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
* 15. Descriptive Title of Applicant's Project: <input type="text" value="City of Minneapolis FY19 Consolidated Plan, Housing Opportunities for Persons with AIDS (HOPWA)"/>	
Attach supporting documents as specified in agency instructions. <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/>	

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant: * b. Program/Project:

Attach an additional list of Program/Project Congressional Districts if needed.

17. Proposed Project:

* a. Start Date: * b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="1,202,248.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="1,202,248.00"/>

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

a. This application was made available to the State under the Executive Order 12372 Process for review on

b. Program is subject to E.O. 12372 but has not been selected by the State for review.

c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

Yes No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001)**

** I AGREE

** The list of certifications and assurances, or an Internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:


* Last Name:

Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative:  * Date Signed:

CERTIFICATIONS

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

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

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

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

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

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

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

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

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.



Signature of Authorized Official

7/16/17

Date



Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

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

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

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

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

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

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

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

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

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

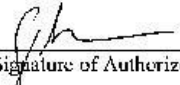
Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

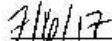
Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

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

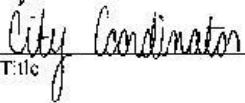
Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official



Date




Title

OPTIONAL Community Development Block Grant Certification

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

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



Signature of Authorized Official

7/6/17

Date

City Coordinator

Title

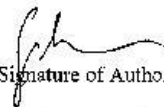
Specific HOME Certifications

The HOME participating jurisdiction certifies that:

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

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

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



Signature of Authorized Official

10/7/17
Date

City Coordinator
Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

Major rehabilitation/conversion/renovation – If an emergency shelter's rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

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

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

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

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

Supportive Services – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

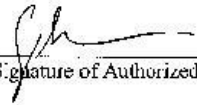
Matching Funds – The recipient will obtain matching amounts required under 24 CFR 576.201.

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

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

Consolidated Plan – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.



Signature of Authorized Official

7/6/17
Date

City Coordinator

Title

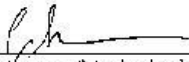
Housing Opportunities for Persons With AIDS Certifications

The HOPWA grantee certifies that:

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

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

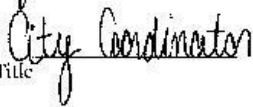
1. For a period of not less than 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For a period of not less than 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.



Signature of Authorized Official

7/6/17

Date



Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

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

