



## 2021 City of Vancouver Action Plan

Program Year July 1, 2021- June 30, 2022



FAITH PARTNERS  
FOR  
HOUSING  
*A Home For Everyone*



NEW LIFE  
FRIENDS  
CHURCH



PIC  
PARTNERS IN CAREERS



LIGHTHOUSE  
RESOURCE CENTER

Public Hearing- April 5, 2021

## **Executive Summary**

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

#### **1. Introduction**

The 2021 City of Vancouver Action Plan covers the third year of the 2019-2023 Consolidated Plan for Housing and Community Development. The Consolidated Plan is a 5-year plan that determines community needs, resources, priorities, and proposed activities to be undertaken through funding provided by the Community Development Block Grant (CDBG), the HOME Investment Partnerships (HOME) Programs and other Department of Housing and Urban Development (HUD) programs. The Consolidated Plan is updated annually through Action Plans. Action Plans provide information to the public regarding proposed funding allocation for programs and projects for the upcoming program year. 2021 marks Vancouver's 19th year as a CDBG entitlement jurisdiction and the 13th year receiving HOME funds. This year will be another unusual year due to the COVID-19 pandemic. In response to 2020 outbreak of COVID-19 the federal government passed the Coronavirus Aid, Relief, and Economic Security Act (CARES Act). The CARES Act provided \$5 billion nationally in supplemental CDBG funding for grants to prevent, prepare for and respond to coronavirus (CDBG-CV grants). Additionally, the CARES Act provides CDBG grantees with regulatory flexibilities that make it easier to disperse CDBG-CV funding. The City of Vancouver has received funds from two tranches of CDBG-CV funding, the first round of \$769,471 has been approved and executed with HUD and was added to the 2019 Action Plan to speed up distribution of funds for urgent need. The second round of funds totaling \$1,127,065 has been recommended for allocation and will be added to the 2019 Action Plan upon HUD approval. By adding funds to prior year action plans it allows for the money to be distributed as soon as the HUD agreement is executed, speeding up COVID-19 response efforts.

#### **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 Vancouver identified the following four goal categories through the Consolidated Plan process:

- Increase and preserve affordable housing opportunity for low-income households and people who are experiencing homelessness.

- Public Services to reduce poverty, increase stability, and prevent and address homelessness for individuals and families. Where possible, support existing community initiatives and target funding to align with City strategic planning efforts.
- Economic Development- to increase economic opportunity by supporting small businesses.
- Public Facilities and Infrastructure- to create and preserve buildings and spaces that serve the public.

### 3. Evaluation of past performance

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

The 2021 Action Plan is the third year of the 5-year Consolidated Plan. The table below outlines the progress made under each program goal.

Projected outcomes for 2020 activities are still ongoing. Final outcome totals will be reported with the Consolidated Annual Performance Evaluation Report (CAPER) in September 2021.

\*2020 CDBG and HOME funds have been focused on public services and economic development for the Covid-19 pandemic response. In the interim funding for affordable housing construction, acquisition and rehabilitation projects have been shifted to alternative sources such as the local Vancouver Affordable Housing Fund.

Goal	Outcomes	5-yr Plan	2019	2020	2021
Affordable Housing	New Rental Units	165 units	0 units	0 units*	1 unit
Affordable Housing	Rental Rehab	100 units	0 units	0 units*	0 units*
Affordable Housing	Homeowner Rehab	0 units	0 units	6 units	10 units
Affordable Housing	New Housing Units	10 units	0 units	0 units*	0 units*
Affordable Housing	Homebuyer Assistance	8 units	0 units	0 units*	0 units*
Affordable Housing	Rental Assistance	250 households	45 households	119 households*	85 units
Public Services	Services to Low/Mod persons	29,715 persons	5,028 persons	1,253 persons*	180 persons
Economic Development	Increase economic opportunity	150 businesses	50 businesses	725 businesses*	80 businesses
Public Facilities	Benefits Low/Mod persons	21,375	144 persons	0 persons*	5,000 persons

Table 1 -

### 4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Vancouver follows a detailed citizen participation plan. All citizens are encouraged to participate in the Action Plan development and review process including low- and moderate-income people, minority and non-English-speaking persons, people with disabilities or HIV/AIDS, homeless persons/agencies, and residents of public and assisted housing developments.

The 2021 application cycle participation process began in October 2020 with a Columbian newspaper publication of the “Notice of Funding Availability.” The notice outlined the available funding for the CDBG and HOME programs and invited interested parties to attend an informational workshop. The notice of available funding, funding application guide, 5-year Consolidated Plan, and Citizen Participation Plan were also posted for reference on the City of Vancouver website. The City also issued a general press release that distributes to various media outlets and formats in the Vancouver- Portland area.

The Action Plan public notice was advertised in The Columbian newspaper 30 days prior to the date of the public hearing, posted on the City website, and distributed via e-mail to a list of service providers across several disciplines to encourage comments on the proposed allocation funding.

The notice included:

- Anticipated amount of assistance (including grants funds and program income)
- Range of activities that may be undertaken
- Estimated amount that will benefit low- and moderate-income persons
- Summary of the contents and purpose of the Action Plan
- List of the locations where copies of the entire proposed plan may be examined.

A public hearing notice and request for comments was published in the Columbian newspaper on March 5, 2020. The request for comments expired on April 5, 2021. The draft Action Plan and request for comments was also posted on the City website and published through City social media formats. On April 5, City Council was provided memo outlining the expected funding resources and uses of the funding in the Action Plan. Council received information on each of the projects recommended for funding. A City Council workshop was conducted on March 1, 2021. The hearing information was posted on the City webpage at: <https://www.cityofvancouver.us/ced/page/community-development-block-grant-cdbg-and-home-programs>. (Due to the closure of public facilities during the Covid-19 pandemic placing copies of the 2020 Action Plan in libraries and community centers was not possible).

In response to the COVID-19 pandemic changes to the initial review committee recommendations were made to reflect immediate community needs.

## **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.

Twenty written comments were received prior to the public hearing. These comments are primarily letters of support for the proposed projects. The written comments are attached in the report appendix. Seven people testified during the public hearing. The testimony was primarily in support of proposed projects. One commenter wanted to ensure that all funded projects pertaining to homeless services collaborated with the local HMIS provider. A summary of the public testimony is attached in the report appendix.

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

No comments were not accepted.

**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		VANCOUVER	Department of Community and Economic Development
HOME Administrator		VANCOUVER	Department of Community and Economic Development

**Table 2 – Responsible Agencies**

### Narrative (optional)

The City of Vancouver is responsible for administration of CDBG and HOME programs in compliance with the HUD regulations and has responsibility for the final allocation of funds for program activities. The CDBG and HOME funds received from HUD are intended to benefit low and moderate-income individuals, households, and businesses.

### Consolidated Plan Public Contact Information

Peggy Sheehan- Programs Manager. Community and Economic Development City of Vancouver 415 W 6th Street PO BOX 1995 Vancouver WA 98668

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

### **1. Introduction**

Vancouver works with several public and private organizations in areas such as housing, economic development, homelessness and public services. The community needs far exceed the funding resources available to the City. Consulting with local community service providers helps to foster consensus on the local priority issues.

### **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))**

The City of Vancouver enhances coordination of public, private, and non-profit housing providers, human service agencies, and social service providers through the following actions:

- Appointing the commissioners for the Vancouver Housing Authority Board (PHA).
- Continuing to work with regional jurisdictions including Clark County and the Vancouver Housing Authority to prioritize housing needs, provide services, and maximize the use of federal, state, and local funds for affordable housing, community development, and related services.
- Continuing to participate in coordinated efforts for shelter and services assisting homeless individuals and families.
- Attendance by City Council members on the Council for the Homeless Board and local Clark County Community Action Advisory Board.
- The City and County have recently created a Joint Executive Board on Homelessness. That is a result of the city's shift to favor supporting the county's more involved leadership role. According to state law, counties are the lead agencies to address homelessness. The city's role is to support the county in providing those services. The city can ensure the places frequented by residents experiencing homelessness are as safe and healthy as possible.
- Participation by City staff on the committees that provide direction for the Clark County Homeless Action Plan and other planning initiatives.
- Participation by City staff in local service provider coalition meetings and workgroups.
- Consultation with the Washington State Housing Commission.
- Participation on Washington State Department of Commerce Policy Advisory Team
- Hosting and facilitating homelessness workgroups.
- Administrator for Vancouver Affordable Housing Fund.
- Administrator for Multi-family Tax Exemption projects.

**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.**

City of Vancouver staff participates with the Council for the Homeless and area service providers to enhance the community's comprehensive Continuum of Care system to end homelessness. This partnership, known as the Coalition of Service Providers, includes the collaborative efforts of more than 40 community groups, faith communities, government agencies and homeless service providers. The coalition meets regularly to discuss community issues related to homelessness, best practices, and opportunities for collaboration. Staff attends bi-monthly coalition meetings and participates in subgroups dedicated to improving data management, youth access, homelessness prevention, and assessment coordination and updating the Clark County Homeless Action Plan. City staff members are also represented on the Coalition's decision-making body (the CoC Steering Committee).

**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**

City of Vancouver staff members serve on our local Continuum of Care's decision-making body (CoC Steering Committee). The CoC Steering Committee meets every month and has primary responsibility for ensuring that Homeless Management Information System (HMIS) is fully funded with appropriate policies and procedures. The CoC Steering Committee also works closely with Clark County (ESG recipient) to allocate funds and monitor outcomes. In addition, a Vancouver City Council member serves on the Clark County Community Action Advisory Board which makes allocation decisions for ESG and other local funds dedicated to serve people who are homeless.

**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 3 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	VANCOUVER HOUSING AUTHORITY
	<b>Agency/Group/Organization Type</b>	PHA
	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Due to COVID-19 meeting restrictions this year consultations were conducted through electronic communication.
2	<b>Agency/Group/Organization</b>	Clark County Coalition of Service Providers
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Employment Service-Fair Housing Other government - County Regional organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Anti-poverty Strategy

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organization of approximately 40 social service providers. Consultation occurred through virtual meetings during Covid-19 restrictions
3	<b>Agency/Group/Organization</b>	CLARK COUNTY DEPARTMENT OF COMMUNITY SERVICES
	<b>Agency/Group/Organization Type</b>	Other government - County
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Consultation occurred through virtual meetings during Covid-19 restrictions. The anticipated outcomes are identifying areas of needed improvements and opportunities for collaboration.
4	<b>Agency/Group/Organization</b>	Clark County Community Action Advisory Board
	<b>Agency/Group/Organization Type</b>	Other government - County Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Anti-poverty Strategy

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Meetings occurred virtually during Covid-19 restrictions. Outcomes include identification of needs and recommendations for funding programs by community-based organizations that address essential human needs and moving people towards self-sufficiency.
5	<b>Agency/Group/Organization</b>	City of Vancouver-Economic Development
	<b>Agency/Group/Organization Type</b>	Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Meetings were conducted remotely during Covid-19 restrictions. Anticipated outcomes are the identification of areas of opportunity for collaboration with local economic development service providers.

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

No agency types are specifically excluded from consultation.

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

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	Council for the Homeless	The majority of efforts to improve public health and address homelessness are organized through Clark County, so close collaboration between the City and the County are essential.

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Consolidated Plan	City of Vancouver	The Consolidated Plan is a 5-year plan that determines community needs, resources, priorities, and proposed activities to be undertaken through funding provided by the Community Development Block Grant (CDBG), the HOME Investment Partnerships (HOME) Programs and other Department of Housing and Urban Development (HUD) programs.
Analysis of Impediments to Fair Housing Choice	City of Vancouver	Fair housing is a complement to the other goals of affordability and inclusion listed in the Consolidated Plan.
Homeless Action Plan	Council for the Homeless	A plan created with input and feedback from members of the general community including key leaders and stakeholders, homeless service providers and individuals experiencing homelessness.
Fourth Plain Forward	City of Vancouver	Fourth Plain Forward plan is a multi-year City initiative to improve the portion of East Fourth Plain Boulevard known as Vancouver's international business district. The initiative is focused on strengthening and growing small businesses, creating opportunities for entrepreneurs, improving the corridor's safety and appearance, and promoting equitable and inclusive development.

**Table 4 – Other local / regional / federal planning efforts**

### **Narrative (optional)**

## **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**

Vancouver follows a detailed citizen participation plan. All citizens are encouraged to participate in the Action Plan development and review process including low- and moderate-income people, minority and non-English-speaking persons, people with disabilities or HIV/AIDS, homeless persons/agencies, and residents of public and assisted housing developments.

The 2021 application cycle participation process began in October 2020 with a Columbian newspaper publication of the “Notice of Funding Availability.” The notice outlined the available funding for the CDBG and HOME programs and invited interested parties to attend an informational workshop. The notice of available funding, funding application guide, 5-year Consolidated Plan, and Citizen Participation Plan were also posted on the City of Vancouver website. The City also issued a press release that distributes to various media outlets and formats in the Vancouver- Portland area.

The City’s public participation plan requires that:

The Action Plan shall be advertised in The Columbian newspaper at least 30 days before the date of the public hearing. The notice must include:

- Anticipated amount of assistance (including grants funds and program income)
- Range of activities that may be undertaken
- Estimated amount that will benefit low- and moderate-income persons
- Summary of the contents and purpose of the Action Plan
- List of the locations where copies of the entire proposed plan may be examined.

A public hearing notice and request for comments was published in the Columbian newspaper on March 5, 2021. The request for comments expired on April 5, 2021. The draft Action Plan and request for comments was posted on the city website and published through City social media formats. On March 1, City Council was provided memo outlining the expected funding resources and uses of the funding in the Action Plan. A City Council workshop was conducted on March 1, 2020. The hearing information was posted on the City webpage

at: <https://www.cityofvancouver.us/ced/page/community-development-block-grant-cdbg-and-home-programs>. (Due to the closure of public facilities during the Covid-19 pandemic placing copies of the 2021 Action Plan in libraries and community centers was not possible).

### 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	Newspaper Ad	Non-targeted /broad community	Notice of Funding Availability- October 2020	NA	NA	
2	Internet Outreach	Non-targeted /broad community	Notice of Funding Availability- October 2020	NA	NA	<a href="https://www.cityofvancouver.us/sites/default/files/fileattachments/community_and_economic_development/page/13103/2021_nofa_press_release.pdf">https://www.cityofvancouver.us/sites/default/files/fileattachments/community_and_economic_development/page/13103/2021_nofa_press_release.pdf</a>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Public Meeting	Non-targeted /broad community	City Council Introductory Workshop - March 1 2021	NA	NA	<a href="https://www.cvtv.org/search?q=%2522City+Council+Workshops%2522&amp;c=videos&amp;sort=new">https://www.cvtv.org/search?q=%2522City+Council+Workshops%2522&amp;c=videos&amp;sort=new</a>
4	Newspaper Ad	Non-targeted /broad community	Notice of Public Hearing/Request for public comments-March 5, 2021	20 letters of support for proposed funding projects. Letters are attached in the report appendix .	NA	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Internet Outreach	Non-targeted /broad community	Notice of Public Hearing/Request for public comment	NA	NA	



6	Public Hearing	Non-targeted /broad community	Public hearing- April 5 202120 written comments were received.	The written comments were primarily letters of support for programs seeking funding. Eight persons provided verbal comments during the public hearing. Written comments and summaries of verbal comments are attached	NA	<a href="https://www.cvtv.org/program/vancouver-city-council">https://www.cvtv.org/program/vancouver-city-council</a>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
				to this report.		

Table 5 – Citizen Participation Outreach

## Expected Resources

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

#### Introduction

The City of Vancouver is responsible for administration of CDBG and HOME programs in compliance with the HUD regulations and has responsibility for the final allocation of funds for program activities. HUD has released the 2021 annual entitlements as noted in the anticipated resources and uses tables below.

In addition to the 2021 CDBG and HOME entitlements listed in the table below the City of Vancouver has received an additional \$1,127,065 CDBG-CV funds through the third tranche of the CARES ACT stimulus package. These funds are being allocated under the 2020 Action Plan to expedite dispersal. All CDBG-CV funds are intended specifically to mitigate the impacts of the Covid-19 virus. Early discussion at the federal and local level has focused on the use of CDBG-CV stimulus dollars to support public services and impacted businesses.

Proposed uses for the additional CDBG-CV funding would broadly include:

#### Public Services:

Provision of public services to address the impacts of the coronavirus, which may include but is not limited to services concerned with homelessness, employment, health, education, childcare and welfare (excluding provision of income payments).

#### Business Assistance:

Provide aid to private for-profit businesses and microenterprises impacted by the coronavirus, which may include but is not limited to grants,

loans, and technical assistance. Staff will conduct a public process as required via the Citizen Participation Plan for any additional funds received.

### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,300,839	5,575	0	1,306,414	0	

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	688,711	0	0	688,711	0	
Other	public - federal	Admin and Planning Economic Development Public Services Other	0	0	0	0	0	

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: \$		
Other	public - local	Acquisition Admin and Planning Homebuyer assistance Housing Multifamily rental new construction Multifamily rental rehab New construction for ownership Public Services Other	6,000,000	0	0	6,000,000	0	In November 2016, Vancouver voters approved a \$42 million, seven-year Affordable Housing Fund for very low-income households within the City of Vancouver who earn 50 percent or less of the area median income. Through 2023, the City will make funding available to community partners for projects and programs that: Build and preserve long-term affordable housing in Vancouver. Provide temporary shelter to people experiencing homelessness. Provide rental assistance and services to help households avoid an eviction or access a rental unit

Table 6 - Expected Resources – Priority Table

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

In 2016, Vancouver passed Proposition 1, a local property tax measure designated for affordable housing construction and preservation, homelessness prevention, and rental assistance. The tax provides \$6 million per year for affordable housing projects. The tax will sunset in 2023. The City of Vancouver may apply CDBG and HOME funding in combination with Proposition 1 affordable housing funding to meet community needs. The City intends to allocate Affordable Housing Funds to affordable housing projects and purpose 2021 CDBG and HOME funding for

COVID-19 recovery efforts.

Vancouver has taken action to assist other agencies and organizations in applying for available funds and leveraging other resources to implement housing strategies and programs. Vancouver works with representatives from the private lending community, financial experts, and private and non-profit housing developers and consultants who can provide technical expertise in packaging development proposals. Vancouver has submitted letters of support and verification of consistency for project applications, which support the goals and objectives found in the Housing and Community Development Plan. The City of Vancouver also offers funds to support Low Income Housing Tax Credit projects. The City of Vancouver has worked with the Housing Finance Commission to consider changes to the tax credit allocation method. The CDBG and HOME applications strongly encourage leveraging funds by awarding additional rating points based on the amount of committed matching funds. At this point in the application process projects funded with program year 2021 CDBG and HOME funds have a total of \$7,353,892 in committed matching funds. HUD funds account for approximately 21% of total secured funding for all proposed projects. The amount of matching funds is expected to increase as projects move forward, especially for housing construction projects.

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

In January 2018 the City of Vancouver purchased an approximately 25,000 square foot building, located at 2018 Grand Boulevard in central Vancouver, for a price of \$4.3 million. The City relocated an existing center for homeless persons (previously located at the Friends of the Carpenter facility in downtown Vancouver). Due to the COVID-19 pandemic this day shelter has been closed for operation and the City is now exploring whether to sell the property. In the interim the site is being used by SEAMAR as a clinic for low income persons.

The City also owns 12 acres of land in a 205-acre area that is being redeveloped for future housing, office, and amenities. The area is called the Heights District and is currently in the planning stages. The draft EIS has been issued and will be open for public comment until the end of May. Affordable and mixed income residential uses are proposed with the plan. One of the plan goals is to have 25% of the new residential units be income-based units.

In March 2021 the City of Vancouver along with Clark County and the Vancouver Housing Authority funded the purchase of an existing 63 room hotel located 9201 NE Vancouver Mall Drive. The Vancouver Housing Authority will repurpose this hotel to provide shelter for people experiencing homelessness. The total purchase price was \$5.5 million and renovations to building are expected to cost another \$750,000. This shelter will be operated in partnership with Vancouver Housing Authority and expected to be available for occupancy in August 2021

**Discussion**

No additional discussion.



## 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
<b>1</b>	Affordable Housing	2019	2023	Affordable Housing Public Housing Homeless		Increase and preserve affordable housing	CDBG: \$374,118 HOME: \$619,840 Affordable Housing Fund: \$6,000,000	Homeowner Housing Rehabilitated: 10 Household Housing Unit Tenant-based rental assistance / Rapid Rehousing: 85 Households Assisted
<b>2</b>	Public Services	2019	2023	Homeless Non-Homeless Special Needs Non-Housing Community Development		Reduce poverty, increase stability	CDBG: \$200,701	Public service activities other than Low/Moderate Income Housing Benefit: 40 Persons Assisted Homelessness Prevention: 140 Persons Assisted
<b>3</b>	Economic Development	2019	2023	Non-Housing Community Development		Increase economic opportunity	CDBG: \$77,200	Businesses assisted: 80 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Public Facilities and Infrastructure	2019	2023	Homeless Non-Housing Community Development		Create and preserve public infrastructure	CDBG: \$25,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 5000 Persons Assisted

Table 7 – Goals Summary

## Goal Descriptions

1	Goal Name	Affordable Housing
	Goal Description	<p>Increase and preserve affordable housing opportunity for low-income households and people who are homeless.</p> <p>Needs addressed: Increase and preserve affordable housing.</p> <p>Typical uses: New rental units constructed, existing rental units rehabilitated, homeowner housing rehabilitation, homebuyer assistance, tenant based rental assistance.</p>
2	Goal Name	Public Services
	Goal Description	<p>Reduce poverty, increase stability, and prevent and address homelessness for individuals and families. Where possible, support existing community initiatives and target funding to align with City strategic planning efforts.</p> <p>Needs addressed: Increase and preserve affordable housing / Reduce poverty, increase stability</p> <p>Typical uses: Staffing costs for programs serving low income residents. Emergency grants or loans.</p>
3	Goal Name	Economic Development
	Goal Description	<p>Increase economic opportunities by supporting small businesses.</p> <p>Needs addressed: Increase economic opportunity</p> <p>Typical uses: Staff costs for business assistance programs. Emergency grants or loans for business assistance.</p>

<b>4</b>	<b>Goal Name</b>	Public Facilities and Infrastructure
	<b>Goal Description</b>	<p>Create and preserve buildings and spaces that serve the public.</p> <p>Needs addressed: Create and preserve public infrastructure.</p> <p>Typical uses: Construction, maintenance and rehab costs for buildings that provide services to low income residents.</p>

## Projects

### AP-35 Projects – 91.220(d)

#### Introduction

Vancouver organizes a volunteer committee comprised of community and City program staff members to prioritize annual application funding. The committee application scores guide the prioritization of projects. Prioritized applications are then presented to Vancouver City Council. This year housing application allocations will be reduced (back-filled by other funding sources) while public services, economic development, and rental assistance applications will be given greater priority to prevent, prepare for, and respond to effects of the coronavirus on the local community. The following section describes proposed projects for funding, subject City Council approval, and the resources available in the annual allocation. This Action Plan is consistent with the statutory goals outlined in the strategies and the priority needs listed in the 2019-2023 Consolidated Plan.

#### Projects

#	Project Name
1	Public Services
2	Economic Development
3	Public Facilities
4	Affordable Housing
5	CDBG Admin
6	HOME Admin

Table 8 - Project Information

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

The primary obstacle to addressing underserved needs is available financial resources. Allocation priorities were chosen based on:

- Consistency with HUD objectives for CDBG/HOME programs.
- Alignment with the City of Vancouver Consolidated Plan goals.
- Project review committee weighted scoring analysis.
- COVID-19 preparation and response.



**AP-38 Project Summary**  
**Project Summary Information**

1	<b>Project Name</b>	Public Services
	<b>Target Area</b>	
	<b>Goals Supported</b>	Public Services
	<b>Needs Addressed</b>	Reduce poverty, increase stability
	<b>Funding</b>	CDBG: \$200,701
	<b>Description</b>	The goal of the public services activities are to reduce poverty, increase stability, and prevent and address homelessness for individuals and families. Where possible, the City also strives to support existing community initiatives and target funding to align with City strategic planning efforts. These projects include pre-award funding of \$50,000.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Total Individuals 180 0-30 percent AMI 110 31-60 percent AMI 70 61-80 percent AMI 0 80 percent AMI or Higher 0
	<b>Location Description</b>	Available to Vancouver residents citywide.
	<b>Planned Activities</b>	<p><b>The Home Share Program-</b> Staffing to support connecting with individuals needing affordable housing and homeowners willing to house these individuals. All matches are self-selected with both individuals undergoing background checks. The primary population emphasized are seniors. Due to COVID-19 more individuals are facing the possibility of homelessness and need affordable alternatives while they get back on their feet.</p> <p><b>Lord's Gym Recovery Program-</b> Staffing to support a housing program for individuals in addiction recovery This program will help prevent or address potential increase in homelessness in addition to serving the currently homeless population that is vulnerable to COVID-19.</p> <p><b>Restored and Revived Mentorship Program-</b> Staffing to support case management for clients who are transitioning into the community from jails and institutions. Services include groups, exercise classes, peer mentorship and strategies to adjust and adapt to the mental health challenges of COVID-19.</p>
	<b>Project Name</b>	Economic Development

2	<b>Target Area</b>	
	<b>Goals Supported</b>	Economic Development
	<b>Needs Addressed</b>	Increase economic opportunity
	<b>Funding</b>	CDBG: \$77,200
	<b>Description</b>	Increase economic opportunities by supporting small businesses. This project includes \$19,300 in pre-award funding.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Total Individuals 80 0-30 percent AMI 30 31-60 percent AMI 25 61-80 percent AMI 25 80 percent AMI or Higher 0
	<b>Location Description</b>	Available to Vancouver residents and businesses citywide.
	<b>Planned Activities</b>	Staffing costs for micro-enterprise training to support pop-up markets and contract with the Vancouver Chamber of Commerce to provide business startup technical assistance.
3	<b>Project Name</b>	Public Facilities
	<b>Target Area</b>	
	<b>Goals Supported</b>	Public Facilities and Infrastructure
	<b>Needs Addressed</b>	Create and preserve public infrastructure
	<b>Funding</b>	CDBG: \$325,000
	<b>Description</b>	The proposed activities are intended to create and preserve buildings and spaces that serve the public. These projects include \$6,250 in pre-award costs.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Total Individuals 9771 0-30 percent AMI 2181 31-60 percent AMI 3158 61-80 percent AMI 2954 80 percent AMI or Higher 1478



	<b>Location Description</b>	Harmony Sports Complex-1500 NE 192nd AVE Vancouver WA Fourth Plain Commons Community Center- 2200 Norris RD Vancouver WA
	<b>Planned Activities</b>	Construction costs for bathroom rehabilitation at regional sports fields. Construction costs for new construction of community center with commercial kitchen.
<b>4</b>	<b>Project Name</b>	Affordable Housing
	<b>Target Area</b>	
	<b>Goals Supported</b>	Affordable Housing
	<b>Needs Addressed</b>	Increase and preserve affordable housing
	<b>Funding</b>	CDBG: \$374,118 HOME: \$619,840
	<b>Description</b>	The proposed affordable housing activities are intended to increase and preserve affordable housing opportunity for low-income households and people who are homeless. These projects include \$168,500 in CDBG pre-award and \$154,900 in HOME pre-award funding.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Total Households 96 0-30 percent AMI 74 31-60 percent AMI 16 61-80 percent AMI 6 80 percent AMI or Higher 0
	<b>Location Description</b>	Available to Vancouver residents citywide.

	<b>Planned Activities</b>	<p><b>HARPS Enhanced Sustainability Project-</b> Rental assistance and housing services/case management to assist participants exiting or diverting from inpatient psychiatric and/or substance use disorder treatment. This project will address health and economic impacts of COVID-19 by providing rental assistance and access to medical care such as vaccines.</p> <p><b>The Nest – Rental Assistance and Housing Services-</b> Rental assistance and housing services/case management to help chronically homeless youth (young adults) and their families access and maintain housing. These programs address immediate affordability by providing rental assistance and self-sufficiency services.</p> <p><b>Transitional Housing Program-</b> Transitional housing program for individuals and households who may have lost work or been evicted due to COVID-19. Providing services and rental assistance while households seek to regain self-sufficiency.</p> <p><b>Second Step Housing TBRA and Housing Services-</b> Rental assistance and housing services/case management to help people experiencing homelessness access and maintain housing.</p> <p><b>Aspire-TBRA and Housing Services-</b> Share ASPIRE provides rapid re-housing (RRH) services to quickly house individuals and families experiencing homelessness and facilitate stability going forward.</p> <p><b>PeaceHealth Family Housing-</b> Community Housing Development Organization (CHDO) mandatory set-aside to develop affordable multi-family housing in a lot adjacent to PeaceHealth Medical Campus on Fourth Plain Blvd. Total project will produce 1 City-funded unit and 69 total units of housing.</p> <p><b>City of Vancouver Homeowner Rehab Program-</b> Loans of up to \$25,000 for low-income homeowners to make needed repairs to keep homes maintained and habitable.</p>
5	<b>Project Name</b>	CDBG Admin
	<b>Target Area</b>	
	<b>Goals Supported</b>	Affordable Housing Public Services Economic Development Public Facilities and Infrastructure

	<b>Needs Addressed</b>	Increase and preserve affordable housing Reduce poverty, increase stability Increase economic opportunity Create and preserve public infrastructure
	<b>Funding</b>	CDBG: \$329,395
	<b>Description</b>	Staffing and administration costs for CDBG program.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Not applicable.
	<b>Location Description</b>	Not applicable.
	<b>Planned Activities</b>	Staffing and administration costs for CDBG program.
6	<b>Project Name</b>	HOME Admin
	<b>Target Area</b>	
	<b>Goals Supported</b>	Affordable Housing
	<b>Needs Addressed</b>	Increase and preserve affordable housing Reduce poverty, increase stability
	<b>Funding</b>	HOME: \$68,871
	<b>Description</b>	Staffing and administrative costs for program management.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Not applicable.
	<b>Location Description</b>	Not applicable.
	<b>Planned Activities</b>	Staffing and administrative costs for program management.

## **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**

The City does not currently distribute assistance strictly by geographic area. In the past the City has designated certain areas of focus through Neighborhood Revitalization Strategy Areas (NRSA). At present there are no designated NRSAs in Vancouver.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>

**Table 9 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

Not applicable.

### **Discussion**

No additional discussion.

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The City of Vancouver partners with the Vancouver Housing Authority (VHA) and several non-profit and for-profit agencies to assist in projects designed to provide affordable rental and homeowner housing opportunities. As a result of the COVID-19 pandemic the City of Vancouver has shifted housing projects funding to rental assistance and special projects. Funding for housing projects will be provided through other sources. HOME funds will be used to support the production of one affordable housing through the 2021 CHDO set-aside.

One Year Goals for the Number of Households to be Supported	
Homeless	85
Non-Homeless	11
Special-Needs	0
Total	96

**Table 10 - One Year Goals for Affordable Housing by Support Requirement**

One Year Goals for the Number of Households Supported Through	
Rental Assistance	85
The Production of New Units	1
Rehab of Existing Units	10
Acquisition of Existing Units	0
Total	96

**Table 11 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

No additional discussion.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

Vancouver partners with the Vancouver Housing Authority (VHA) and several non-profit agencies to assist in projects designed to provide affordable rental and homeowner housing, including assistance to people with disabilities and homeless individuals and families.

The VHA program year funding includes providing Housing Choice Vouchers in the form of tenant based rental assistance and project based rental assistance to residents of Vancouver.

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

Prior to 2019 the Vancouver Housing Authority (VHA) had converted all of its public housing units under the Rental Assistance Demonstration program and no longer operated public housing units. In 2019 VHA reintroduced 28 units of Public Housing with the Caples Terrace project which houses homeless youth and youth that have aged out of foster care. Public Housing funds were used for the construction of Caples Terrace and 2020 will mark the first year the project will receive public housing operating subsidy. VHA is also working to complete a renovation of Central Park Place and designate some of the units within that development as public housing. Central Park Place is located on the Veteran Affairs Campus and provides housing to homeless veterans.

VHA also partners with local non-profits to develop new public housing units to better assist residents. Housing Initiative is currently constructing a new 46-unit development targeting individuals with behavioral health challenges called The Elwood. Construction on the project commenced in February of 2020 and is expected to be completed by early 2021. All 46 units at The Elwood will be designated as public housing. Additionally, VHA is partnering with Columbia Non-Profit Housing to designate 29 units at Englund Manor Senior Apartments as public housing and complete a small rehabilitation project.

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

To encourage public housing residents to become more involved in the work of the VHA, residents are encouraged to participate with the VHA Resident Advisory Board (RAB). The RAB meets several times a year to discuss and provide input on VHA initiatives. The VHA has a Resident Commissioner who is appointed by the mayor of Vancouver and serves on the VHA Board of Commissioners. The Resident Commissioner must be housed in public housing or receive a Section 8 Housing Choice Voucher. Homeownership is encouraged for those individuals in Public Housing and Section Family Self-Sufficiency programs. Family Self-Sufficiency (FSS) participants create a success plan to use training, education and other community resources to become self-sufficient within five years. As part of the FSS program any increase in the tenant's share of rent due to increases in income are paid into an escrow account that become available to the participant upon the successful completion of their success plan. Many

participants use the escrow account for the down payment on a home.

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

The VHA is not a troubled housing authority. The VHA is rated as a high-performing agency by the U.S. Department of Housing and Urban Development.

**Discussion**

No additional discussion.

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

### **Introduction**

The City of Vancouver will continue to fund activities for service providers focused on reducing and ending homelessness for all segments of the population. The City will also continue to collaborate with the Council for the Homeless and Continuum of Care providers to prevent and end homelessness.

### **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 of Vancouver will continue to partner with Share's Outreach program and Council for the Homeless' Housing Solutions Center, which are the two major local organizations that conduct outreach to the current homeless population.

#### **Addressing the emergency shelter and transitional housing needs of homeless persons**

The City of Vancouver will use other funding sources (Affordable Housing Fund, CDBG-CV) to support temporary shelters. The City has also partnered with the Vancouver Housing Authority to acquire a 63-room hotel to convert to a non-congregate shelter.

#### **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 of Vancouver funds several organizations that assist people who are currently experiencing homelessness and are transitioning to permanent housing and independent living. The programs funded at Janus Youth are designed to assist homeless youth and young people exiting the foster home system to develop life skills and achieve independent housing through case management and rental assistance. The proposed Revived and Restored mentorship program will provide case management to clients who are transitioning into the community from jails and institutions. All rental assistance programs funded by the City prioritize transitioning individuals out of homelessness. One hundred percent of the households served are projected to be off the street, temporary shelters, fleeing domestic violence or transitioning



from mental health institutions.

In response to the COVID-19 crisis the 2021 housing production funding allocation has been shifted to increase funding for five tenant based rental assistance housing services programs to stabilize and transition at risk and homeless households.

**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.**

The City of Vancouver has entered into an agreement with the Homelessness Prevention Consortium, which brings together a number of local agencies that work to prevent homelessness through short-term rental assistance. This assistance specifically targets vulnerable people who might have a temporary crisis, such as losing a job, a sudden illness, or the breakdown from a relationship. Additionally, this assistance is open to anyone who qualifies. The Consortium asserts that the provision of several months of rental assistance is a much more cost-effective way to prevent homelessness in contrast to providing services to people who have an eviction on record and are currently experiencing homelessness. HOME funded rental assistance will be used to help low-income households plug gaps in income that might occur as the result of serious illness, relationship breakdown, or other emergency income circumstances. CDBG funds will be used to staff case management programs for individuals in TBRA programs, mentorship programs for those existing jail, and individuals in addiction recovery.

Vancouver and Clark County established a Joint Executive Board on Homelessness. That is a result of the City's shift to favor supporting Clark County's more involved leadership role. According to state law, counties are the lead agencies to address homelessness. Homelessness in Clark County's has been a prominent issue in the community and will be addressed by City Council to determine the level in which they are able to be engaged from a policy perspective. Regardless, City Council will be engaged operationally. The City's role is to support Clark County in providing those services. The City can ensure the places frequented by residents experiencing homelessness are as safe and healthy as possible. Priority items for City Council discussion with this group include the issue of chronic homelessness and those that need immediate shelter.

## **Discussion**

No additional discussion.

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

### **Introduction:**

Clark County is still experiencing a significant demand for rental units with vacancy rates of 4.7 percent and continually increasing rents. Unemployment rates have spiked in the last year, due to the pandemic, reaching a high of 13.1% in June 2020. The loss of income for these households has created a significant barrier to maintaining housing. Once the eviction moratorium ends, households who have fallen behind on rent may become homeless. Approximately half of all renters in our community are considered cost-burdened (spend 30% or more of their income on housing). The 2020 fourth quarter multifamily report from Colliers International indicates the City of Vancouver had a year over year rent increase of 4.2%. The recent COVID-19 crisis has had a significant negative impact on the local economy. With the Governor's "Stay at Home" proclamation, social distancing practices, and closures of non-essential businesses it is expected that there will be a significant increase in the need for rental assistance and affordable housing sources. The City of Vancouver recognizes the importance of housing in fostering a healthy and livable community. Vancouver is committed to promoting safe, affordable housing and reducing homelessness through the City's funding, partnership, and policy efforts.

**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**

Continuing efforts to remove barriers include:

- Management and implementation of the affordable housing levy funding.
- Implementation of a development fee waiver for affordable housing.
- Land use code revisions to reduce barriers for affordable housing development.
- Expansion of the local multi-family tax exemption program.
- Serve residents at an income lower than the established of the surrounding metropolitan statistical area- area median income.

### **Discussion:**

No additional discussion.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The City of Vancouver has multiple strategies to meet the needs of the community. Although the CDBG and HOME fund contributions are small, they are a very important funding component.

### **Actions planned to address obstacles to meeting underserved needs**

Several projects proposed for funding under the 2021 Action Plan address the goal of meeting underserved needs. Janus Youth will provide rental assistance to homeless and at-risk youth aging out of foster care. The Lord's Gym Mentorship program will assist individuals transitioning into the community from jails and institutions with group, fitness, and case management activities. The Consumer Voices are Born HARPS program will provide rental assistance and services to support individuals with significant behavioral and mental health concerns.

### **Actions planned to foster and maintain affordable housing**

The City of Vancouver uses the state Multi-Family Housing Tax Exemption provisions to encourage new private multi-housing development and redevelopment within designated target areas to accommodate future population growth and encourage affordable housing. Housing projects using the affordability option must provide 20% of the total units as income restricted in which tenants pay no more 30% of their income for housing costs.

The exemptions last for 8, 10, or 12 years based on the level of income they chose to serve (100, 80 or 60 % area median income).

The City of Vancouver also uses a voter approved levy of \$42 million to fund projects that benefit very low-income households within the city who earn 50 percent or less of the area median income. Through 2023, the City will make funding available to community partners for projects and programs that:

- Build and preserve long-term affordable housing in Vancouver
- Provide temporary shelter to people experiencing homelessness
- Provide rental assistance and services to help households avoid an eviction or access a rental unit

### **Actions planned to reduce lead-based paint hazards**

The City continues to require lead-based testing for houses during housing quality and safety inspections

and for any rental assistance units and rehabilitation construction on structures built before 1978.

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

The City of Vancouver continues to fund various types of assistance from rental assistance, substance abuse recovery, new and rehabilitated affordable housing units and business assistance to help stabilize at risk populations and move them forward into self-sufficiency.

### **Actions planned to develop institutional structure**

City Council members and other city staff members serve on various nonprofit agency boards including service providers, economic development companies and chambers of commerce.

City of Vancouver Council members are also participants of the Community Action Advisory Board which awards various community funding to nonprofit agencies for homelessness prevention and other basic services. The City also participates in the coordination of social services, job training and housing programs through the Continuum of Care and Community Action Advisory Board.

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

The City of Vancouver has a wide variety of programs and involve partnerships between public housing providers and private developers. The City continues to create and utilize new and innovative funding sources such as the local Affordable Housing Fund and Multifamily Tax Exemption programs that are available to private developers and public housing agencies allow the City to further supplement CDBG and HOME funding.

### **Discussion:**

No additional discussion.

## Program Specific Requirements

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

#### Introduction:

#### Community Development Block Grant Program (CDBG)

##### Reference 24 CFR 91.220(I)(1)

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

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

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	90.00%

#### HOME Investment Partnership Program (HOME)

##### Reference 24 CFR 91.220(I)(2)

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

The City of Vancouver does not use HOME funds other than dictated by 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:

The 2021 Action Plan does not propose any new HOME projects that require resale or recapture guidelines.

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:

The 2021 Action Plan does not propose any new HOME projects that require resale or recapture guidelines.

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:

The City of Vancouver does not anticipate using HOME funds in this manner.

No additional discussion.

