

First Substantial Amendment

To the Fifth Program Year 2018-2019 Annual Action Plan
Substantial Amendment

Public Review and Comment Requested

The City of Wichita has developed a Substantial Amendment to the 2018-2019 Fifth Program Year Annual Action Plan. The first purpose for the Substantial Amendment is to re-program funding budgeted for Acquisition and Development, the Revolving Loan Program, infrastructure projects that cannot proceed and projected program income receipts. The newly proposed activities include replacing the elevators at the Wichita Housing Authority's Greenway Manor and McLean Manor apartment buildings, general renovation of Wichita Housing Authority dwelling units and Relocation Expenses.

The second purpose involves adding a HOME Investment Partnerships Program activity with a Community Housing Development Organization (CHDO) Set-Aside allocation of \$186,000 for Mennonite Housing to construct three single-family homes to be sold to eligible owner-occupant homebuyers. Both of these proposed transactions are described in this document.

The public is encouraged to review and comment on the proposed Plan, which is also available at www.wichita.gov/Housing/Pages/default.aspx

**Written comments may be submitted through
Saturday, December 15, 2018**

To:

Housing and Community Services Department
455 N. Main Street – 10th Floor
Wichita, KS 67202

Annual Action Plan
2018

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And by email to: communityhousing@wichita.gov

A public hearing on this matter will occur during the Wichita City Council Meeting on **Tuesday, December 18, 2018 at 9:00 AM** in the City Council Chambers on the first floor of City Hall located at 455 N. Main St., Wichita KS. Oral comments can be made at that meeting.

Individuals who require auxiliary aids and services for effective communication with City of Wichita personnel should contact the Office of the City Manager, (316) 268-2468 as soon as possible, but no later than 48 hours before the scheduled event.

Executive Summary

1. Introduction

The 2018-19 Annual Action Plan is the fifth year of the City of Wichita 2014-2018 Consolidated Plan, which provides a basis and strategy for the use of federal funds allocated to the City of Wichita by the U.S. Department of Housing and Urban Development. Programs and activities identified in this Plan are intended to primarily benefit low- and moderate-income residents of the City of Wichita and neighborhoods with high concentrations of low- and moderate-income residents, which will ultimately benefit the city as a whole. This plan is the product of citizen participation, public hearings, and consultations with other agencies, groups and organizations involved in the development of affordable housing, creation of job opportunities for low and moderate-income residents, and/or provision of services to children, elderly persons, persons with disabilities, and homeless persons. A complete draft of this Plan was made available for public review and comment during the period of May 16, 2018, through June 14, 2018, and approved for submission to HUD following a public hearing on this matter during the regular meeting of the City Council on June 19, 2018, at 9:00 a.m. at Wichita City Hall, 455 N. Main Street. The approved plan included the use of \$2,806,389 from the 2018-19 annual allocation of Community Development Block Grant (CDBG) funds, and \$1,980,503 from prior year funds and Section 108 loan repayments for a total spending plan utilizing \$4,786,892 in CDBG funds.

There are two components involved in this Substantial Amendment to the 2018-19 Fifth Program Year Action Plan. The first component is re-programming of \$100,000 from the 2018-2019 Acquisition and Development activity, \$225,000 from the Historic Revolving Loan Program, \$325,000 from the Rental Rehabilitation Revolving Loan Program. The substantial amendment also includes re-programming of prior-year funding for infrastructure projects that cannot proceed (9th Street and McLean Crosswalk and Mt. Vernon Bicycle Path) in the total amount of \$275,000 and \$150,000 in projected program income receipts. The total amount of funding to be re-programmed is \$1,075,000. The newly proposed activities include funding in the total amount of \$865,000 for rehabilitation of elevators in the Wichita Housing Authority's Greenway Manor and McLean Manor apartment complexes, and \$210,000 for general renovation of Wichita Housing Authority units.

The second component involves addition of a HOME Investment Partnerships Program activity. This activity involves allocation of \$186,000 of Community Housing Development Organization (CHDO) Set-Aside funding for Mennonite Housing to construct three single-family homes. The Completed homes will be sold to income-eligible, owner-occupant homebuyers with down payment assistance loans to be provided. The balance of \$57,702 of the \$300,000 originally allocated for CHDO Set-Aside funding will be transferred to the Housing Development Loan Program.

2. Summarize the objectives and outcomes identified in the Plan

The theme of the City's 2014-2018 Consolidated Plan is "Creating Communities of Choice." Following that theme, activities identified in the plan prioritize housing needs in the core of the city by developing and/or maintaining strong infrastructure to enhance the living and working environment, as well as providing activities to support the needs of the people who live and/or work in these areas. The City will continue supporting services for the homeless, with a strong emphasis on permanent housing solutions, as well as activities to develop the capacity of low-to-moderate income families through job training, employment, and asset-building initiatives.

The Substantial Amendment to the 2018-19 Plan will not change the objectives and outcomes previously identified, but will provide additional funding to enhance the outcomes for planned activities and to allow for new activities that will support the goals identified in the approved Plan.

3. Evaluation of past performance

The City of Wichita has a history of successful administration of federal programs for housing, as well as community planning and development. That system is firmly in place and will continue for future administration of Consolidated Plan funds. It includes professional administration by City staff and partnerships and contracts with community agencies. Results of the City's administration of programs funded with Consolidated Plan resources are reported using the Consolidated Annual Performance and Evaluation Report (CAPER) format and can be found on the City's website.

4. Summary of Citizen Participation Process and consultation process

For the City of Wichita, citizen participation is a vital component of the consolidated planning process. To encourage Wichita citizens to be involved in establishing priorities regarding planning and funding public programs and activities, the Housing and Community Services Department has developed a Citizen Participation Plan which uses various media formats to engage the public in identifying needs and priorities. All citizens are encouraged to participate in the development and review of the Consolidated Plans and Annual Plans, including substantial amendments, and the Consolidated Annual Performance and Evaluation Reports (CAPER). Notice of public hearings and comment periods will be published in the designated official newspaper or newspapers of general circulation, and advertised on the City-7 cable television channel.

This summary of the Substantial Amendment was made available for public review and comment from November 16, 2018 through December 15, 2018. Hard copies of the summary were available at the following sites:

City Hall

- City Council Office

Housing and Community Service Department

Wichita Public Library

- Central Library
- Lionel Alford
- Ford Rockwell
- Westlink

Neighborhood Resource Centers

- Atwater
- Evergreen
- Colvin

Expected Resources: 2018-2019

Program	Uses of Funds	Expected Amount Available Year 3			
		Annual Allocation:	Program Income:	Prior Year and Unallocated/ Re-Programmed Resources:	Total:
CDBG	Public Services				
	Housing			\$1,980,503	\$3,258,502
	Public Improvements				
	Admin and Planning	\$2,806,389	0	\$2,955,503	\$5,761,892
HOME	Acquisition				
	Homebuyer assistance				
	Homeowner rehab				
	New construction for ownership				
	Administration	\$1,498,828	0	\$40,349	\$1,539,177
ESG	Administration				
	Overnight shelter				
	Prevention				
	Rapid Re-housing				
	HMIS	\$230,074	0	0	\$230,074

This substantial amendment will revise the numbers illustrated in bold text, above.

Annual Goals and Objectives

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

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Home Repair	2018	2019	Affordable Housing	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area; City-wide	Safe Affordable Housing	CDBG: \$1,207,285 Home Repair: \$1,140,156; Code Enforcement: \$67,129 (Includes \$216,196 unallocated funds)	Other: 457

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	New Housing Development (single/multi-family)	2018	2019	Affordable Housing	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area;	Safe Affordable Housing	HOME: \$921,964 CDBG: \$200,523 \$100,000 HDLP+CHDO Set Aside, Acquisition and Development	Homeowner Housing Added: 27 Household Housing Unit
3	Homebuyer Assistance	2018	2019	Affordable Housing	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area;	Safe Affordable Housing	HOME: \$352,331	Direct Financial Assistance to Homebuyers: 17 Households Assisted
4	Housing First	2018	2019	Homeless	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area	Homelessness	CDBG: \$68,500	Other: 64 Other
5	Homeless Assistance (Shelters)	2018	2019	Homeless	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area	Homelessness	ESG: \$135,628	Homeless Person Overnight Shelter: 2871 Persons Assisted Other: 2400 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Rapid Re-Housing	2018	2019	Homeless	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area	Homelessness	ESG: \$37,734	Homelessness Prevention: 15 Persons Assisted
7	Homeless Prevention	2018	2019	Homeless	Wichita Neighborhood Revitalization Area; Redevelopment Incentive Area; Local Investment Area	Homelessness	ESG: \$38,146	Homelessness Prevention: 40 Households Assisted
8	Domestic Violence Shelter Services	2018	2019	Homeless	NA	Homelessness	CDBG: \$250,000	750 Persons Assisted
9	Boarded Up House Program	2018	2019	Affordable Housing	Wichita Neighborhood Revitalization Area; Local Investment Area	Neighborhood Stabilization	HOME: \$65,000	Homeowner Housing Added: 1 Household Housing Unit
10	Office of Community Engagement	2018	2019	Non-Housing Community Development	Wichita Neighborhood Revitalization Area; Local Investment Area	Non Housing Community Development	CDBG: \$385,000	Other: 5000 Other
11	Training and Employment	2018	2019	Non-Housing Community Development	NA	Non Housing Community Development	CDBG: \$200,000	Jobs Placements: 120

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
12	Youth Crime Prevention and Enrichment	2018	2019	Non-Housing Community Development	NA	Non Housing Community Development	CDBG: \$214,307 Includes \$64,307 Unallocated Funds	Other: 4,573 Persons
13	Program Administration	2018	2019	Program Administration	NA	Non Housing Community Development	CDBG: \$561,277 HOME: \$143,736 ESG: \$17,255	Other: 0 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
14	Neighborhood Stabilization	2018	2019	Non-Housing Community Development	Wichita Neighborhood Revitalization Area; Local Investment Area	Neighborhood Stabilization; Public Housing	CDBG:MABCD Demo & Clearance \$100,000 Section 108 Loan Repayment \$1,600,000 Revolving Loan Fund Re-allocation \$550,000 Projected Program Income \$150,000	Other: 195

Table 1 – Goals Summary