

The JOINT CD and FINANCE Committee held a meeting on Monday, September 30th, 2024 beginning at 6:00 P.M.

Committee Members Present:

CD: Chair Callahan, Mitchell, Schneider, Oswald
Finance: Chair Tollett, Schneider, Siwierka, Davis
Others: Armstrong, Stewart
Excused Absence: Cerra

Administration and Department Heads Present:

Mayor Brubaker, Law Dir Deery, Safety Service Dir Pyanowski, Asst Finance Dir Farrell, Engineer Schneider, CD Manager Almobayyed, CD Director Scott

1. The matter of approval of the August 12th, 2024 Joint Meeting Minutes.

(There was no Joint Meeting on September 9th)

Mr. Oswald moved, seconded by Mrs. Mitchell to approve the above meeting minutes as circulated.

MOTION CARRIES

2. The matter of the 2nd PUBLIC HEARING for the matter of the PY 2025 CDBG Action Plan, 2025-2029 Consolidated Plan, Analysis of Impediments to Fair Housing Choice and Slum & Blight Recertification.

Referred By: Community Development Dir Scott

Chair Callahan read the 'Call to Public Hearing'.

Notice is hereby given that a Public Hearing will be held on **September 30, 2024 in Elyria City Council Chambers, Elyria City Hall, 131 Court Street, Elyria, Ohio at 6:00 p.m.** concerning the City's PY 2025 Community Development Block Grant Action Plan, 2025-2029 Consolidated Plan, Analysis of Impediments to Fair Housing Choice and Slum and Blight Recertification. The intent of the Plan is to create a housing and community development strategy in which the City of Elyria identifies resources and programs to address various needs for the 2025 Program Year.

CD Director Scott said for clarity that are not requesting a vote this evening, they are looking to inform the committees of funding requests that have been received. They will also go over the draft budget.

The public comment period will begin October 18th thru November 18th. There will be another Public Hearing on October 28th and the consultant will attend that time. They will go into detail about the 5-year consolidated plan and the analysis of impediments to fair housing choice, which is required by HUD.

They will be requesting a vote by the committees at the November 25th meeting. And they will present public comments at that time.

They hope to get the final plans to council for full approval on December 2nd.

They have received the applicants for sub-recipients which were due Sept. 16th.

HUD Guidelines require no more than 20% of the annual budget to be allocated to administrative costs and no more than 15% of the budget to public service activities. They do have some anticipated carry over that they will include. The increase or decrease in funding from HUD will be divided equally among all activities. Copies of narratives have been passed out and they will also provide that along with a draft budget sheet thru email.

They do have some non-profit representatives here this evening.

CD Manager Almabayyed said they received 11 program applications from 8 different entities. All of the applicants have been part of past programs. They have all been responsible community partners and the department recommends funding all of these applicants. The department visits the applicant's programming to see how the programs operate. They also do a remote monitoring every year to make sure they are keeping all required documents and that they've expended their funds and that they are following the CDBG requirements.

They have a recommended budget based on what all of the applicants have requested. The applicants have responded back favorable with the department's recommendations.

Manager Almabayyed went over the list of organizations and what they will use the funds for;

Salvation Army for Emergency Services Programs,
Spark Theatre for Arts Programs,
Elyria Mini Pioneers for Football and Cheerleading programs,
Legal Aid for Shelter and Economic Security Programs
Neighborhood Alliance for Emergency Home Delivered Meals for Elderly Elyrians
Lorain County Urban League for Fair Housing Programs
Save Our Children for Elyria Teens Achieve Success
Big Brothers, Big Sisters of Lorain County for Big Futures Career and College Readiness Program
Elyria Parks and Rec Dept. for TAP Senior Programs, Summer Camp Programs and Open Recreation Programs

Ms. Almabayyed went over the numbers in the draft budget. Public Service which was all of the requests which is \$115,000 over and \$172,000 over the Public Service cap. The draft Budget shows that each applicant will receive about \$9,000 with the Urban League getting \$20,000 as that covers programs for two years. They rec'd an application for the West Park playground for \$177,000 and the total project budget is about \$600,000, but by taking into consideration, the adjustments, they would be in the public service cap and also within the overall cap.

Dir Scott said they did factor in the administration costs and to make sure it doesn't exceed the 20% cap, plus what they would really be able to expend next year if all funds were to be expended. The Housing Rehabilitation activity pays for about 10 to 15 residential emergency home repairs and helps cover the administration for that program, salaries and soft costs and support.

Those are also used as leverage in other programs, such as the CHIP Grant Program. The Code Enforcement Activity is to help assist with salaries for 3 code enforcement inspectors and partial salary in CD and to identify certain areas within the City that meets HUD's requirements to provide code enforcement activities in blighted areas. These will come back for discussion on October 15th.

Mr. Tollett asked if they foresee any carry-over funds?

Dir Scott said, yes, that is incorporated in the draft budget. They will be some carry over in administration and in housing rehab, which will include incumbrances that they have to account for with HUD as well as Code Enforcement through the Building Department, which they do a salary split. To try to get more of those funds expended, they asked for more of their time to be allocated to specific target areas so they made that adjustment and will have carry-over.

The Housing Rehab activity fluctuates depending on the amount of applications and how they do their salary splits with staff.

Mrs. Siwierka asked if the department can provide some historical data of what has been given in the past, what our average contribution has been. It would be helpful to see what the past requests have been and what was actually given. Are there any agencies that have asked for funding and weren't considered?

Dir Scott said that they do have that information available and will pass that along. They have included all of the agencies that have applied and are considered.

Mrs. Davis asked what is going to be replaced at the West Park playground?

Manger Almobayyed said from what they've seen on the drawings, it is a brand-new playground.

Mrs. Mitchell thanked the department and she said this is done every year and she is fine with these requests and it's fair to everyone.

Chair Callahan asked for proponents.

1. Melanie Shakarian, Legal Aid Society Attorney, 1530 West River Rd., Elyria. She is here this evening with their managing attorney, Jennifer Kinsley Smith and they represent Elyria residents. Their mission is to secure justice, equity and access to opportunity for those with low income, through passionate legal representation and advocacy for systemic change. Their intake has increased 23% from the residents in Elyria. Last year they assisted 509 residents who faced issues related to shelter, safety and economic security. They have been long time recipients of these CDBG grant dollars and they appreciate. Jennifer Kinsley Smith and is the new managing attorney of the Elyria office. She has been with Legal Aid Society of Cleveland for 6 years. Her role is to make sure the voices of Lorain County and Elyria residents are heard.

She is excited to step into this role and will use funds allocated to make sure that Elyria residents have the representation they need in court.

2. Holly Brinda, President and CEO of Big Brothers and Big Sisters of Lorain County. They are requesting the CDBG funds to help with their College Readiness Program. The pilot for this program was funded by Council 3 years ago in the amount of \$8,000 which turned into one million dollars from the Ohio Dept. of Education and Work Force. It provides funding at Elyria High and 2 other schools. The program has grown. They have infused 5 million dollars into local Lorain County Schools. They offer after school learning grants five days per week. Academic tutoring in math and English and Language Arts. Lots of high school students are at risk of not graduating because of proficiency test scores. They hire teachers at the buildings they teach during the day and to provide tutoring after school. They also provide career college readiness and have a developed curriculum that's being used nationally. They help them with the college application process. They expose to career opportunities in the trades and career opportunities and other programs including manufacturing. They also provide career planning and assessments. The main goal is to help every child to graduate from high school with a plan for the future. This year they are requesting funds for Westwood School. The Dept of Education has changed to The Ohio Department of Education and Workforce because there is a thrust on infusing college readiness in programming. They are now pushing it to the Middle School level. They got a grant to fund this program at Westwood for \$850,000 over 5 years. All the portions of this grant are funded except one and that is the SEAL, social and emotional learning portion. That is a component of what they provide because so many kids are at risk for many reasons. This money will help infuse that into that programming.

Mr. Tollett wanted everyone to know what a hands-on leader Mrs. Brinda is and he thanked her for what she does for the kids and the community.

3. Roberto Toro, Fund Development Manager for Neighborhood Alliance, 265 Washington Ave., Elyria. The funds they are requesting will be used for home delivered meals for seniors. Last year they provided 1,265 meals for seniors. They wait list is at zero and there has been an increase in meals provided. Elyria is the largest route for this program. From January 1st to July 31st they have served 23,505 meals to 181 unduplicated seniors. They expect that number to grow. With these funds they want to provide more meals to them. 70% of these seniors are disabled, 60% are over the age of 75. In some situations, these drivers are the only contact a client may have with someone throughout the day. This is an essential program.

Mrs. Davis thanked Mr. Toro for what this organization does for the community.

Mrs. Mitchell asked if Mr. Toro can provide Council members with their contact information.

Mr. Armstrong said the food is impressive. His rotary club meets there in the morning and he gives a shot out to the chef, and he's happy the seniors are eating pretty good.

Mr. Oswald said the state-of-the-art kitchen is very impressive and what they do is great. He asked if the organization is planning on expanding down the road?

Mr. Toro said they are currently in the middle of a 12.1-million-dollar Capital Campaign which involves 3 buildings in 6 phases; Homeless Shelter in Lorain, Administrative Building in Elyria and the Child Care Building in Lorain.

The homeless shelter just had an addition of 9200 square feet.

The old swimming pool will be filled in at the Washington Ave. facility and that area will be used for administrative offices. They are at 8.1 million and the total campaign is 12.1 million.

Mr. Oswald asked if Neighborhood Alliance owns the property up above, the second floor to the right of the building?

Mr. Toro said yes, they have acquired that area and have been in discussions about what will go in that area, possibly storage, extra offices, temporary space. They're waiting to finish the Capital to be able to start again on that.

Chair Callahan asked one more time for proponents and then he asked 3 times if there are any opponents, and there were none.

Chair Callahan declared that this Public Hearing has been held. The committee went into its regular business at 6:34 P.M.

Chair Callahan stated that there was no further business for Community Development and asked for a motion to adjourn.

**Motion made by Mr. Oswald and second by Mrs. Mitchell to adjourn the Community Development Committee Meeting at 6:35 P.M.
MOTION CARRIED**

The evening's Committee Development Committee has adjourned.

The evening's meetings continued with Finance Committee Meeting which began at 6:37 P.M.

Respectfully Submitted by,
Colleen Rosado, Secretary/Administrative Assistant