Executive Summary

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

1. Introduction

The FY 2018 Action Plan identifies projects and activities meant to address the needs and goals of the 2015-2019 Consolidated Plan. The plan guides the direction of the CDBG and HOME programs for the next fiscal year.

2. Summarize the objectives and outcomes identified in the Plan

The plan lays out a number of projects meant to address the needs identified in the most recent Consolidated Plan. These projects include:

- Neighborhood Revitilization Activities (Infrastructure Improvements, specifically sidewalks)
- Public Services Activities (HMIS funding, Coordinated Entry Program)
- Housing Rehabilitation Activities
- CHDO New Construction
- Homebuyer New Construction

Maps showing the Geographic Extent of proposed activities is included in Appendix B.

3. Evaluation of past performance

The city's past programs have focused on community needs that continue to exist including aging housing and infrastructure, and neighborhood and public improvements. The programs the City has used to address these needs have been well received by residents and neighborhood organizations. The City of Joplin will continue to meet its identified needs and goals through housing, infrastructure and public service projects.

4. Summary of Citizen Participation Process and consultation process

The Citizen Participation Plan was updated for the new fiscal year.

The participation process for developing this One Year Action Plan included:

- Two advertised public meetings (January 23, 2018 and February 27, 2018 at Joplin City Hall)
- Two 30-day public comment period (January 24 - February 22, 2018 & February 28 – March 29, 2018)

- Meetings with community partners and stakeholders to discuss previous projects, community needs, and potential for additional partnerships.
- Public Hearing at the April 17, 2018 City Council Meeting; Council approved the plan via resolution at this meeting.

Attendance registers and proof of public notice are included in Attachment A.

5. Summary of public comments

Add following February 22 and March 29th

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

Add following February 22 and March 29th

7. Summary

The City of Joplin, in cooperation with area non-profits, will be targeting resources in a data driven method to stabilize neighborhoods and improve neighborhood health. Framework for neighborhood stabilization, cooperatively created with One Joplin Coalition members, will identify neighborhoods in decline and coordinate federal and non-federal expenditures in target areas until a threshold of investment is achieved, and evidence of private investment is returning to the neighborhood.

New targets for expanding CHDO and sub recipient capacity are to be discussed and implemented during the reporting period. The goal is to leverage HOME funds with other sources to increase the number of homes built with existing HOME budgets.

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

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

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency

Table 1 – Responsible Agencies

Narrative

The City of Joplin acts as administrator for all Community Development Block Grant funded projects within the jurisdiction of the City of Joplin and administers all HOME funded projects throughout the jurisdiction of the Joplin HOME Consortia on behalf of all members.

Consolidated Plan Public Contact Information

Troy Bolander, Director of Planning, Development, and Neighborhood Services

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

1. Introduction

Consultation on the development of the plan began in November 2017 through discussions with current participating sub-recipients. The plan will be further developed through public meetings and public comment.

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

The City of Joplin's Public Housing Authority is a seperate entity who develops their own plans and receives their own funding. However, the City does utilize the Housing Authority as a valuable resource in developing plans and identifying at-need populations. One such growing population in the city is the elderly. Our Housing Authority has identified this as a need area and we will be partnering with them to develop strategies by which to remedy this and other problems.

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 Joplin assists the area's Homeless Coalition with the administration of their HMIS system through reimbursement through an annual public service grant. The City also serves as a consultant for the Coalition and will work with the Coalition to develop strategies for combating homelessness. In the development of the Consolidated Plan, we met with Homeless Coalition members to discuss the homeless needs of the area.

Over the course of the past year, the Homeless Coaltion has designed and implemented a Coordinated Entry program. The group sends monthly reports to the City of Joplin, and their progress in the program is promising. To date, the Housing Connect program has completed 898 Assessments, and housed 214 individuals.

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

The City of Joplin serves as an environmental oversight body for all of the Continuum of Care Organizations Operating in our area; we do not have any control over the allocation of ESG funds.

However, we do provide CDBG funds towards the reimbursement of the Homeless Coalition's HMIS usage. The system allows the Coalition to identify the shortfalls in our service of homeless populations.

2. Agencies, groups, organizations and others who participated in the process and consultations

Table 2 – Agencies, groups, organizations who participated

1	**Agency/Group/Organization**	ECONOMIC SECURITY CORPORATION
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Employment Service-Fair Housing Regional organization Planning organization
	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 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?	Economic Security Corporation of the Southwest Area provides a number of services to the Joplin Consortium Area. They preside over the area's Homeless Coalition, are the city's primary CHDO, and they provide a number of other services to low-income individuals. ESC was consulted throughout the process in order to develop a better plan in regards to housing and homelessness strategies.
2	**Agency/Group/Organization**	JOPLIN AREA HABITAT FOR HUMANITY
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis 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?	Joplin Area Habitat for Humanity is a valuable housing resource for the City of Joplin; the City has partnered with them numerous times in the past to provide housing opportunities for low-moderate income families. With their housing expertise, JAHFH was consulted in regards to housing needs of the area specifically. They provided guidance on housing and market needs.
3	**Agency/Group/Organization**	Legal Aid of Southwest Missouri
	Agency/Group/Organization Type	Housing Services - Housing Services-Fair Housing Business and Civic Leaders Non-Profit Collaborative

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Legal Aid is a non-profit legal services firm serving low-income citizens of the area. Legal Aid is providing technical support to area nonprofits in the provision of affordable housing.
4	**Agency/Group/Organization**	Fuller Center
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis 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 Fuller Center is looking to coordinate with the City of Joplin to implement affordable housing opportunities using non-federally funded projects.

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

All necessary parties (including housing providers, homeless coalitions, and the housing authority) were consulted during the planning and development process.

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	The Homeless Coalition of SWMO	
Comprehensive Plan 2012	The City of Joplin	

Table 3 – Other local / regional / federal planning efforts

Narrative

AP-12 Participation - 91.401, 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

The first public hearing on the FY2018 Action Plan was held at the Joplin City Hall on January 23, 2018. Public notice was published within the Joplin Globe on December 4, 2018 and on www.joplinmo.org.

The second public hearing on the FY2018 Action Plan will be held in the Fifth Floor Study of City Hall on February 27, 2018 from 5:00 pm - 6:00 pm. Public notice will be published in the Joplin Globe on February 11, 2018.

Public comments on the draft plan will be accepted through two comment periods, January 24th- February 22nd and February 28th- March 29, 2018.

The draft Action Plan will be presented to Joplin City Council on April 17, 2018.

Citizen Participation Outreach Complete February 22nd and March 29th

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)
		City wide				https://www.joplinmo.org/992/HUD-Documents-and-Program-Applications

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

The City of Joplin typically uses its CDBG and HOME allocations towards fowarding the three primary goals of HUD: 1) providing decent housing, 2) providing a suitable living environment and 3) expanding economic opportunities, primarily for low and moderate income persons. The City accomplishes these goals through a number of different types of projects and activities. For FY2018, the City's allocation amounts are $357,165 for HOME and $509,627 for CDBG.

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	491,315	0	0	491,315	1,000,000	On average, the City of Joplin receives an approximate $500,000 CDBG allocation annually. These funds will be used to improve infrastructure, encourage economic development, and provide needed public services to residents.

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	333,615	0	0	333,615	700,000	On average, the City of Joplin receives a $350,000 annual HOME allocation. These funds will be used to provide safe, decent, and affordable housing through New Construction and Rehabilitation Activities.

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 - federal	Admin and Planning Economic Development Homebuyer assistance Homeowner rehab Housing Public Improvements Public Services Other	0	0	74,000,000	74,000,000	74,000,000	This is an estimated amount of CDBG-DR II funds available during the reporting period.

Table 2 - 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 City intends to encourage use of private financing with HOME funds in the mix to increase the provision of affordable housing. More program options in offering homebuyer assistance, in addition to subsidizing construction, can help incentivize homebuilders to adjust to program changes and help difficult to qualify homebuyer. Finding qualifying homebuyers has been a challenge for the program. Partial subsidy of construction and homebuyer assistance will spare more funds for other projects, while simultaneously improving a significant difficulty of program participants.

Another significant source of funding is the City of Joplin's CDBG-DR Round I and II Allocations. Current information on the status of projects and funding can be found at: http://mo-joplincdbgdr.civicplus.com/ However, the City of Joplin's Entitlement and HOME programs do not directly work in the Disaster Area so as to focus on neighborhood redevelopment and avoid duplication of efforts.

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

The City will on occassion donate lots to non-profits or other stakeholders for projects or development. Currently the City is identifying a hand-full of sites for this purpose. There are many City lots located in target areas for community development. The City is researching the process of cleaning titles for the purpose of housing.

Discussion

Using the City's annual allocations over the course of the next two years, the City's goal will be to develop and revitalize the low-moderate income areas of the community. The primary area of focus for the Action Plan reporting period is the East Town Neighborhood. The City will continue to fund infrastructure projects and encourage its subrecipients to direct housing funding to the neighborhood until the end of this Consolidated Plan.

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	Provide safe, decent affordable housing and improve program performance	2018	2020	Affordable Housing	Census Tract 106 Census Tract 101	Safe Decent Affordable Housing	HOME: $300,250	Homeowner Housing Added: 3 minimum. Household Housing Unit Homeowner Housing Rehabilitated: 3 Household Housing Unit
2	Improve Infrastructure and Encourage Economic Dev.	2019	2020	Non-Housing Community Development	Census Tract 101	Public Infrastructure and Facility Improvements	CDBG: $350,000 HOME: $0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 7600 Persons Assisted Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 7600 Households Assisted Facade treatment/business building rehabilitation: 2 Business

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Improve Livelihood through Public Service Activity	2018	2020	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	Census Tract 110 Census Tract 106 Census Tract 101 Main Street Census Tract 108	Public Services for Low Income and Special Needs	CDBG: $42,000	Homelessness Prevention: 200 Persons Assisted

Table 3 – Goals Summary

Goal Descriptions

1	**Goal Name**	Provide safe, decent affordable housing
	Goal Description	New Construction and rehabilitation projects to be completed through coordination with local non-profit organizations such as Habitat for Humanity and Economic Security Corporation in the East Town Neighborhood, a Low-Mod area.
2	**Goal Name**	Improve Infrastructure and Encourage Economic Dev.
	Goal Description	Providing for the reapair and rehabilitation of infrastructure in the East Town Neighborhood. These infrastructure projects will seek to add sidewalks, improve road conditions, and repair and add sanitary sewer systems.
3	**Goal Name**	Improve Livelihood through Public Service Activity
	Goal Description	Assisting the goals of the Homeless Coalition with the purpose of reducing homelessness though reimbursement for the use of their HMIS system and opening dialogues through reimbursement of the Community Housing Resource Board. In addition, funding will be provided to the Homeless Coalition for the Continuance of their Coordinated Entry Program

AP-35 Projects - 91.420, 91.220(d)

Introduction

The City of Joplin will next identify a total of 10 projects in this year's Annual Action Plan. They are as follows: infrastructure improvements, Missouri Abandoned Housing Act programming, HMIS Funding for the Homeless Coalition, Coordinated Entry Program Funding, CDBG admin, homebuyer new construction, CHDO reserve new construction, owner-occupied rehabilitation, and HOME admin. With these projects, the City will attempt to impact as many lives as possible.

The City also has a number of ongoing CDBG-DR projects. Current status on the projects (including funding, constructions timelines, and beneficiaries) can be found at: https://joplinmo.maps.arcgis.com/apps/MapSeries/index.html?appid=4ee5fa0f343343208192ef0df3305b06

#	Project Name
1	Neighborhood Improvements - NID IV
2	Public Service Activities
3	Homeowner Rehabilitation
4	Abandoned Housing Act
5	CHDO Set-aside
6	CDBG Administration and Planning
7	HOME Administration and Planning

Table 4 – Project Information

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

Allocation priorities were made on the basis of public input, strategic plan needs and goals, and previous project funding and successes. The allocation is based around the increasing demands for affordable housing and infrastructure improvements in the Joplin area. In this Action Plan, we face the obstacle of not having opened up Public Service Applications in the fall of 2015. Therefore, there will not be as many activities geared towards providing much needed public services in the area.

AP-38 Project Summary

Project Summary Information

	Project Name	Neighborhood Improvements - NID IV
	Target Area	Census Tract 101
	Goals Supported	Improve Infrastructure and Encourage Economic Dev.
	Needs Addressed	Public Infrastructure and Facility Improvements
	Funding	CDBG: $350,000
	Description	Funding for 2017 infrastructure projects within Neighborhood Improvement District 4.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The City will undertake Sidewalk Construction in a LMI Area of the City of Joplin. This project is part of ongoing efforts to revitalize a distressed area of Joplin.
	Project Name	Public Service Activities
	Target Area	Citywide
	Goals Supported	Improve Livelihood through Public Service Activity
	Needs Addressed	Public Services for Low Income and Special Needs
	Funding	CDBG: $42,000
	Description	Public Service Activities to serve vulnerable populations within the City of Joplin
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	Two activities are planned under this project: 1. Coordinated Entry Program funding will be used to provide coordinated entry assessments of the area homeless. 2. Homeless Coalition HMIS Funding: Funding provided to the Homeless Coalition for use of HMIS, a homelessness database required by the Department of Housing and Urban Development
	Project Name	CDBG Administration and Planning
	Target Area	Citywide
	Goals Supported	Provide safe, decent affordable housing Improve Infrastructure and Encourage Economic Dev. Improve Livelihood through Public Service Activity
	Needs Addressed	Safe Decent Affordable Housing Public Infrastructure and Facility Improvements Public Services for Low Income and Special Needs
	Funding	CDBG: $92,627
	Description	Administration and Planning for CDBG Activities
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Pro-rata share of salary and benefits of Planning/ Community Development staff plus overhead including supplies, rent, etc. Also includes $2,500 of funding for the Community Housing Resource Board.
	Project Name	2018 ESC Rehabilitation
	Target Area	Census Tract 101 Citywide
	Goals Supported	Provide safe, decent affordable housing
	Needs Addressed	Safe Decent Affordable Housing
	Funding	HOME: $TBD

	Description	Rehabilitation of Owner-Occupied Units by Economic Security Corporation, a local non-profit housing partner.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Economic Security Corporation (ESC) will act as a subrecipient and manage a homeowner rehabilitation program on behalf of the Consortium. Costs include materials, ESC work crew labor up to $25,000 per home. Soft costs are additional.
	Project Name	2018 CHDO New Construction
	Target Area	Citywide
	Goals Supported	Provide safe, decent affordable housing
	Needs Addressed	Safe Decent Affordable Housing
	Funding	HOME: $91,450
	Description	A Community Housing Development Organization will act as the owner and developer of properties to be newly constructed for homebuyers.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Economic Security Corporation will act as the owner and developer of properties to be newly constructed for homebuyers.
	Project Name	HOME Administration and Planning
	Target Area	Consortia wide
	Goals Supported	Provide safe, decent affordable housing Improve Infrastructure and Encourage Economic Dev. Improve Livelihood through Public Service Activity

Needs Addressed	Safe Decent Affordable Housing Public Infrastructure and Facility Improvements Public Services for Low Income and Special Needs
Funding	HOME: $27,165
Description	
Target Date	
Estimate the number and type of families that will benefit from the proposed activities	
Location Description	
Planned Activities	Pro-rata share of Planning/ Community Development staff and overhead.

AP-50 Geographic Distribution - 91.420, 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 has several census tracts that are identified as to having 51% Low-Moderate Income households. These census tracts are 101, 106, 108, and 110. Public improvements for FY 2018 will be concentrated in tract 101, more specifically in the East Town neighborhood. Utilizing HOME funds, several housing projects will be in this area to make more comprehensive improvements within the tract. Additional HOME projects will be located within the Consortia area.

Geographic Distribution

Target Area	Percentage of Funds
Census Tract 110	
Census Tract 106	
Census Tract 101	38
Main Street	
Census Tract 108	

Table 5 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

By concentrating a large portion of our funds on a specific area, we can make a more profound impact. East Town is an area that has been identified as high need by city staff and residents who currently reside in the area.

Discussion

The City of Joplin's target areas are those areas of the City that are generally considered to be low-income or difficult to develop. The City is also coordinating the efforts of area non-profits in the same target area both in terms of housing and services. Non-entitlement funded community projects are underway and are meant to stabilize the target area on a long-term horizon.

Affordable Housing

AP-55 Affordable Housing - 91.420, 91.220(g)

Introduction

Utilizing HOME funds, the City of Joplin will construct a minimum of three new homes and perform owner-occupied rehabilitation on another three. With CDBG funds, the City will focus on completing infrastructure improvements in the target area, and providing public services for the homeless.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	9
Special-Needs	0
Total	9

Table 6 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	6
Rehab of Existing Units	3
Acquisition of Existing Units	0
Total	9

Table 7 - One Year Goals for Affordable Housing by Support Type

Discussion

The yearly goal for the City of Joplin is to be able to provide housing assistance to as many families as possible. Through the construction of new and rehabilitation of old housing inventory, we hope to further affordable housing for citizens.

AP-60 Public Housing - 91.420, 91.220(h) To be updated during first comment period January 24th – February 22nd. Any member of the public wanting information on collaboration between the Housing Authority and the City, please contact the Community Development office.

Introduction

The Joplin Public Housing Authority currently manages 168 public housing units and oversees 435 Section 8 Vouchers. The Housing Authority upkeeps their units to an exceptional standard and ensures Section 8 landlord's compliance. The City of Joplin does not directly oversee or manage the Housing Authority.

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

The Joplin Public Housing Authority has identified the following goals during the upcoming year: expand the supply of affordable housing; recduce public housing vacancies; leverage private or other public funds to create additional housing opportunities; improve the quality of affordable housing; increase customer satisfaction; conduct outreach efforts to potential voucher landlords; continue to implement voucher homeownership program; promotion of self-suficiency of residents.

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

One of the major goals of the housing authority is the promotion of self-sufficiency for their residents. While there are no formal programs for home ownership or assistance within the housing authority, residents do have resources available to them through the City or other area non-profits.

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

Not applicable according to the Housing Authority.

Discussion

AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)

Introduction ***To be updated during first comment period January 24th – February 22nd. Any member of the public wanting information on collaboration between the Homeless Coalition and the City, please contact the Community Development office.***

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 Homeless Coalition, which is composed of Joplin area homeless shelter providers, requested funds through the public service grant process to provide assistance with the maintenance of the Homeless Management Information System (HMIS). The system is required by HUD to receive ESG assistance. Through use of the system, the coalition was successful in obtaining funding from ESG program in the previous years. The subcommittee decided that due to the importance of this system, it should be funded on an annual basis, rather than making the coalition re-apply through the public service competition each year. The Coordinated Entry Program is the point of contact with the homeless in assessing need. Due to the importance of this service, the program is also to be funded annually.

The Homeless Coalition provided the following information regarding their goals:

Homeless Coalition Goal: EDUCATION

- *Increase community's knowledge of resources for persons experiencing homelessness.*
- *Distribute media materials. (Pocket Pal)*

Notes: The Homeless Coalition uses the Pocket Pal during its outreach efforts. The Pocket Pal is a mini resource guide on area services. It is regularly updated and shared by The Homeless Coalition. The Homeless Coalition also has a Facebook page and website that is used to post information.

Homeless Coalition Goal: SERVICES

- *Assess and refer persons experiencing homelessness to services that best meet their needs.*
- *Promote and lead the Project Homeless Connect events held twice per year in Jasper and Newton Counties.*
- *Maintain current street outreach efforts.*

Notes: The Homeless Coalition's outreach efforts will include a variety of strategies to reach people who are living unsheltered. One method will be to host two Project Homeless Connect events per year. (January and July) The events will be advertised through local social service agencies and meal sites.

They are set up as a one stop shop event offering information, resources, giveaways, and services on site. All people attending Project Homeless Connect events will be surveyed. The survey collects information about length of homelessness, reasons for homelessness, and a number of other questions.

Outreach also happens twice per year when the Point In Time counts are conducted. (January and July) Teams of volunteers divide up the communities and known locations in search of people living unsheltered. Volunteers survey people they encounter and offer resource information. The Pocket Pal is a small local resource guide that will be used during outreach activities.

The Salvation Army will continue their weekly meal delivery in the community. They have several sites where they park their meal truck for people to walk to from their homeless camps to eat. The SOS ministries will continue to serve meals each Sunday at Impact Church.

Homeless Coalition Goal: ADMINISTRATIVE FUNCTION

> *Maintain a coordinated assessment to properly connect individuals and families with the right level of housing and services that meet their needs.*

Notes: Housing Connect, The Homeless Coalition's Coordinated Entry process, also interacts with unsheltered people. Assessments for housing will be scheduled in the community and at the Housing Connect office for any person experiencing homelessness in Jasper or Newton County.

Addressing the emergency shelter and transitional housing needs of homeless persons

By placing a focus on the improvement on individual's lives through public service activities, we can hope to improve the emergency shelter and transitional housing needs of those who are homeless. Through our annual contribution to the Homeless Coalition's invoice for their HMIS System, we can help to collect more accurate data on area homeless needs. In addition, any organizations or shelters may

apply for additional public service assistance during future Action Planning processes.

Homeless Coalition Goal: SERVICES

- *Increase Permanent Housing in our community and meet or exceed goals for the Continuum of Care application.*
    - *Create new PH for chronically homeless persons.*
    - *Prioritize chronically homeless persons in permanent supportive housing.*
    - *Increase percentage of homeless persons staying in PH over 6 months to at least 71.5%*
    - *Increase percentage of homeless persons moving from TH to PH to at least 63.5%*
- *Support building efforts of local government to rebuild low to moderate income housing stock.*
- *Increase rapid rehousing rental assistance dollars in the community.*
- *Local agencies will locate and apply for grants that contain rapid rehousing rental assistance as an eligible activity.*
- *Increase percentage of homeless persons employed at exit to at least 19%*

Notes: The Homeless Coalition will support any goals/projects that will increase permanent housing in the community. This should create opportunities for homeless persons to move from shelter and transitional housing situations into permanent housing. Increasing rental assistance dollars in the community will also enable providers to move more people from Emergency Housing and Transitional Housing programs.

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 Homeless Coalition, which is composed of Joplin area homeless shelter providers, requested funds through the public service grant process to provide assistance with the maintenance of the Homeless Management Information System (HMIS). The system is required by HUD to receive ESG assistance. Through use of the system, the coalition was successful in obtaining funding from ESG program in the previous years. The subcommittee decided that due to the importance of this system, it should be funded on an annual basis, rather than making the coalition re-apply through the public service

competition each year.

Homeless Coalition Goal: MEMBERSHIP/PARTNERSHIPS

- *Partner with programs that serve veterans.*
    - *Complete technical assistance on Veterans.*
    - *Report monthly on Veteran issues.*

Notes: The Homeless Coalition will continue to maintain a Veteran's By Name list and host at least quarterly case planning meetings with all veteran service providers. The purpose of the meetings is to update the By Name List and coordinate services on homeless veterans.

Homeless Coalition Goal: ADMINISTRATIVE FUNCTION

Maintain a coordinated assessment to properly connect individuals and families with the right level of housing and services that meet their needs.

Notes: The Homeless Coalition will maintain a Coordinated Entry process abiding by **Policy 5.00 Order of Priority for Permanent Supportive Housing Projects** which outlines how persons experiencing homelessness will be prioritized for housing services in our community. The policy states that the most vulnerable will be prioritized first which would include the chronically homeless.

Homeless Coalition Goal: SERVICES

1. **Increase Prevention Services in our community.**Provide services through Legal Aid to prevent foreclosure.Ensure that persons experiencing homelessness or are unstably housed, are enrolled in any mainstream benefit program for which they are eligible.Increase rental assistance dollars in the community to prevent homelessness.Local agencies will locate and apply for grants that contain prevention rental assistance as an eligible activity.
2. Prioritize the use of ESG and Continuum of Care funds for proven strategies that will help prevent homelessness.

Notes: Prevention services will continue with all agencies providing information on area programs that can help families at risk of becoming homeless. Providers will continue to apply for prevention rental assistance funds.

Many members of The Homeless Coalition have resources for homeless prevention. When developing The Homeless Coalition's Coordinated Entry process prevention and diversion was addressed in the

following ways:

- All agencies will do prevention and diversion with families and individuals who are at imminent risk of losing their housing.
- All agencies are familiar with the local community resources for prevention.
- Regular updates about available funding and programs take place at monthly Homeless Coalition meetings.

Prevention Resources can include any of the following:

- Utility Assistance Program (multiple agencies have programs)
- ESG Rental Prevention funds (Catholic Charities)
- Rental Assistance (St. Vincent De Paul, Crosslines, Salvation Army and ESC)
- Foreclosure Prevention (Legal Aid)

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 emergency shelter and transitional housing needs of homeless individuals and families, and the assistance to homeless persons making the transition to permanent housing and independent living will primarily benefit from the project with the Homeless Coalition.

The Homeless Coalition provided the following information:

Homeless Coalition Goal: EDUCATION

> *Increase knowledge of community resources for coalition members. Schedule guest speakers from outside the coalition to help organizations with improving services and reducing homelessness.*

Notes: Having knowledgeable coalition members can help prevent people from being discharged

Homeless Coalition Goal: ***ADVOCACY***

1. **Increase advocacy activities of The Homeless Coalition.**Participate with the Governor's Committee to End Homelessness. Advocate for youth experiencing homelessness.

Discussion

The Homeless Coalition has made great strides in their services and programming since the implementation of the Housing Connect Program. The Coalition has better buy-in from Coalition members and the community at large. In their partnership with the City, particular focus will be placed on prevention activities. Specifically, throguh an existing partnership framework known as One Joplin, the City will work with area non-profit and for-profit service providers to ensure that persons are not discharged or released into vulnerable situations. Potential partners include the Housing Authority, Freeman Hospital, Mercy Hospital, and Ozark Center.

Non-housing, special needs populations are at the most risk of becoming homeless. In order to help these vulnerable populations, initial discussions between the Homeless Coalition and the City of Joplin have been held about starting a prevention fund in future funding years. A prevention fund would allow for temporary assistance for those at great risk of becoming homeless. In the upcoming year, the City will provide funding towards the Homeless Coalition's HMIS and Coordinated Entry Programs. Coordinated Entry will help those who are risk of becoming homeless be diverted into stable housing or referred to proper service providers. Both of these programs are small ways in which the City can help prevent vulnerable populations from becoming homeless.

AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

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

The City has made some progress on objectives laid out in its Analysis of Impediments to Fair Housing. Most notably, the City will be taking action towards addressing issues of housing condition with the Abandoned Housing Act project budgeted for in this action plan. In addition, the City will soon be updating its zoning code to be more in line with the 2012 Comprehensive Plan. Tyler Overstreet, Community Development Planner, will have a seat at the table to ensure any zoning code changes do not run the risk of creating barriers to affordable fair housing. Finally, through the city's partnerships with Economic Security Corporation and Joplin Area Habitat for Humanity, approximately 3 homes will be rehabilitated for LMI homeowners and three new affordable homes will be constructed using HOME funding.

It is also important to note that the City of Joplin will be beginning the Affirmitavely Furthering Fair Housing planning process within the upcoming program year. The first step is to update the City's Citizen Participation Plan. A key element of this plan update will be evaluating how we can better reach persons who might not have the means to give input. It is incredibly important that we are able to reach people whose voice is not always heard in the AFH and in the next Consolidated Plan.

Discussion

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

FY2018 activities that will address underserved needs of the community will consist of the following Public Service activities. The City of Joplin will help assist with homeless needs (HMIS Reimbursement and Coordinated Entry Program).

Actions planned to foster and maintain affordable housing

The housing activities described earlier (homeowner rehabilitation, CHDO activities, and new construction) will all foster and maintain affordable housing in the area for a total of approximately 9 affordable units assisted. Furthermore, the City is proactively fostering the use of affordable housing tools to increase the productivity of affordable housing providers. A pilot program to familiarize non-profits with the Abandoned Housing Act will begin within this Action Plan reporting period.

Actions planned to reduce lead-based paint hazards

Lead testing is required for rehabilitation programs. Participating organizations will follow current HUD lead-based paint regulations. In addition, every six months, Economic Security Corporation randomly audits one of its projects to verify compliance. A copy of the City's current Lead-Based Paint policies is included in the plan appendicies.

Actions planned to reduce the number of poverty-level families

FY2018 activities that will address poverty in the community will consist of the following Public Service activities. The City of Joplin will help assist with homeless needs through HMIS Reimbursement and the Coordinated Entry Program, and the provision of affordable housing will alleviate those low-income families living in effective housing due to housing cost burden.

Actions planned to develop institutional structure

The City has expanded involvement with One Joplin, a non-profit coalition within the City. One Joplin is increasing collaboration and beginning to conceive of low-income and poverty focused projects, both services and housing. Partnership with this group will help with outreach and programming, and allow

for excellent delivery of services despite diminishing funding. The City has representation on the One Joplin Poverty Team, and the Housing Sub-Committee.

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

One Joplin is the local coalition of 70 non-profits. Each organization sends representatives to the facilitating teams of Health, Human Services, Poverty, Literacy, and Transportation relevant to their organizational mission. The City Manager sits on the steering team of One Joplin. The Joplin Community Development Planner sits on the Poverty Team and the Housing Sub-Committee. The City will continue its partnership with ESC and Habitat for Humanity as sub-recipients of HOME funds.

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(l)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	**0**

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income.Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	76.00%

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 offers HOME funds for owner-occupied rehabilitation on a forgiveable loan basis and offers homebuyer's subsidies to allow affordable homes to low and moderate income homebuyers

through the CHDO activity.

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 CITY shall have the right to review and audit all records of any DEVELOPER pertaining to any payment by the CITY. Said records shall be maintained for a period of five years after the project completion date. Except, for documents imposing Resale/Recapture restrictions which must be retained for Five years after the affordability period terminates [92.508 (c)(2)].

   The HOME-assisted housing must meet the affordability requirements for not less than the applicable period specified in the following table, beginning after project completion.[92.254 (a)(4)].

   The DEVELOPER shall assure that any NOTES and MORTGAGES recorded for homebuyers shall be in compliance with 24 CFR 92.254 and that the DEVELOPER will monitor each unit for principal residency (under 92.254(a)(3)) and resale/recapture (under 92.254 (a)(4) – (5)).

   A copy of the City's current Deed Restriction and Covenant is found in the Appendicies of this Plan

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 owner-occupied rehabilitation activity through ESC imposes a three year affordability period on all rehabilitations. The affordability period is record as a Deed Restriction and is forgiven after 3 years, if all program requirements are met. Any funds that may be returned will be treated as program income.

   The PJ has structured the CHDO's and Joplin Area Habitat for Humanity's recapture provisions based on the amount of HOME assistance that enables the homebuyer to purchase the unit. The period of affordability will be based upon the total amount of HOME funds subject to recapture [CFR 24 92.254(a)(5)(ii)]. The following chart outlines the funding limits and period of affordability.

   When the recapture requirement is triggered by a sale (voluntary or involuntary) of the housing unit, the amount recaptured cannot exceed the net proceeds, if any. The net proceeds are the sales

price minus superior loan repayment (other than HOME funds) and any closing costs [CFR 24 92.254(a)(5)(ii)(A)]. The program will use a deed restriction to enforce the recapture provisions.

A copy of the City's current Deed Restriction and Covenant is found in the Appendicies of this Plan.

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 currently has no plans to use HOME funds for such refinancing.

Attachments

Grantee Unique Appendices

PUBLIC NOTICE

The City of Joplin is developing a one year Action Plan (FY 2017) for submission to the U. S. Department of Housing Urban Development (HUD). The Community Development Block Grant (CDBG) Program and the Home Investment Partnerships (HOME) Program sets forth four (4) basic goals to developing viable urban communities: 1) providing decent housing, 2) providing a suitable living environment 3) expanding economic opportunities, primarily for low and moderate income persons and 4) elimination of slum and blight.

The estimated amount of CDBG funds to be received for fiscal year 2017 is $509,627.00. The estimated amount of HOME funds to be received for fiscal year 2017 is $355,253.00. All dollar amounts are contingent upon confirmation from HUD. The City of Joplin is an entitlement city for the CDBG program and a participating jurisdiction in the HOME program. CDBG and HOME funding must primarily be used for activities that benefit low and moderate income persons.

The City of Joplin will hold a public meeting on Tuesday December 20, on the fifth Floor of City Hall, located at 602 S Main St. Joplin, MO at 5:00 PM. The purpose of this meeting will be to discuss and provide an opportunity to propose activities, and comment on program performance. The public is encouraged to submit comments regarding previously funded CDBG activities.

For additional information, please contact Tyler Overstreet at (417) 624-0820 Ext. 539.

If you are in need of disability related auxiliary aids or services, please contact the City Clerk's office at (417) 624-0820 Ext. 220. Forty-eight (48) hours notice is necessary to make arrangements for the aids or services.

Troy Bolander

Director of Planning, Development & Neighborhood Services

City of Joplin, Missouri

CITY OF JOPLIN, MISSOURI
CHECK REQUEST

DATE 12-12-16 DATE CHECK IS NEEDED 12-16-16

PAYEE The Joplin Globe

PAYEE ADDRESS PO Box 7

Joplin, MO 64802

ACCOUNT CODE 150-1501-570-7020

PROJECT NUMBER # CFCD12

TOTAL AMOUNT $263.22

REASON FOR PAYMENT Public Notice - One year Action Plan for FY 2017

CHECK DISTRIBUTION INSTRUCTIONS (PLEASE MARK BOX):

[X] MAIL DIRECTLY TO VENDOR AT ABOVE ADDRESS

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AUTHORIZED SIGNATURE

"BEFORE SUBMITTING FOR PAYMENT, PLEASE BE SURE ALL APPROPRIATE INFORMATION IS COMPLETED AND THE NECESSARY SUPPORTING DOCUMENTATION IS ATTACHED."

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APPROVED BY _____

DATE _____



(First Published December 4, 2016)
PUBLIC NOTICE

The City of Joplin is developing a one year Action Plan (FY 2017) for submission to the U. S. Department of Housing Urban Development (HUD). The Community Development Block Grant (CDBG) Program and the Home Investment Partnerships (HOME) Program sets forth four (4) basic goals to develop viable urban communities: 1) provide decent housing, 2) provide a suitable living environment 3) expand economic opportunities, primarily for low and moderate income persons and 4) elimination of slum and blight. The estimated amount of CDBG funds to be received for fiscal year 2017 is $509,627.00. The estimated amount of HOME funds to be received for fiscal year 2017 is $356,263.00. All dollar amounts are contingent upon confirmation from HUD. The City of Joplin is an entitlement city for the CDBG program and a participating jurisdiction in the HOME program. CDBG and HOME funding must primarily be used for activities that benefit low and moderate income persons.

The City of Joplin will hold a public meeting on Tuesday December 20 on the 1st floor of City Hall, located at 602 S Main St, Joplin, MO at 5:30 PM. The purpose of this meeting will be to discuss and provide an opportunity for proposed activities and comment on program performance. The public is encouraged to submit comments regarding previously funded CDBG activities. For additional information, please contact Tyler Overstreet at (417) 624-0820 Ext. 539.

If you are in need of disability related auxiliary aids of services, please contact the City Clerk's office at (417) 624-0820 Ext. 290. Forty-eight (48) hours notice is necessary to make arrangements for the aids of services.

Tracy Rolander
Director of Planning, Development & Neighborhood Services
City of Joplin, Missouri

(036)

THE JOPLIN GLOBE

P.O.Box 7. Joplin, Missouri 64802
Phone(417)623-3480
Fax(417)623-1188

CITY OF JOPLIN
FINANCE DEPARTMENT
602 S MAIN STREET
JOPLIN MO 64801

AFFIDAVIT OF PUBLICATION

State Of Missouri:
Counties Of Jasper/Newton
I, CARRIE B. BALL, being duly sworn according to law, STATE that I am Business Manager of THE JOPLIN GLOBE.

The Joplin Globe is a daily newspaper of general circulation in the counties of Jasper/Newton, which has been admitted to the post office as second-class matter in city of Joplin, the city of publication: which newspaper has been published regularly and consecutively for a period of three years and has a list of bonafide subscribers voluntarily engaged as such, who have paid or agreed to pay a stated price for a subscription for a definite period of time, and that such newspaper has complied with the provisions of section 493.050, Missouri Revised Statutes, 1959. The below listed advertisement appeared in the following issue(s):

PUBLICATION	EXPIRED DATE	AD CAPTION	#TIMES	AMOUNT
THE JOPLIN GLOBE 12/04/2016	12/04/2016	LEGAL 036/PUBLI	1	263.22

Carrie B. Ball (Business Manager)
Carrie B. Ball

Subscribed and sworn to before me this 5th day of

December, 2016

Kimbra B. Green Notary Public
Kimbra B. Green/15146011
02/21/2019

Please Print

Public Hearing - CDBG & HOME Program; FY2017 Action Plan

Date: December 20, 2016 **Time: 5:00 - 6:00 PM** **Place: Joplin City Hall 5th Floor Study**

Name:	Agency:	Address:	Phone:	E-Mail Address:
Tyler J. Overstreet	CoJ	602 S Main	(417)624-0820	toverstr@joplinmo.org
CURTIS SCOTT	ESC	1924 W. 4TH	417-781-4437	cscott@escswa.org
Judith Beaver	Catholic Charities	403 E 4th St.	417-624-3790	jbeaver@ccsomo.org
Scott Decker	Catholic Charities	403 E 4th St	417-624-3790	sdecker@ccsomo.org
Tony Bozarth	CoJ			

PUBLIC NOTICE

City of Joplin

Planning, Development and Neighborhood Services

602 S Main St

Joplin, MO 64801

417-624-0820

The City of Joplin is developing a one year Action Plan (FY 2017) for submission to the U.S. Department of Housing Urban Development (HUD). The Community Development Block Grant (CDBG) Program and the Home Investment Partnerships (HOME) Program set forth four (4) basic goals to developing viable urban communities: 1) providing decent housing, 2) providing a suitable living environment and 3) expanding economic opportunities, primarily for low and moderate income persons 4) alleviate blighted conditions.

The estimated amount of CDBG funds to be received for fiscal year 2017 is $509,627.00. The estimated amount of HOME fund to be received for fiscal year 2017 is $355,253.00. All dollar amounts are contingent upon confirmation from HUD. The City of Joplin is an entitlement city for the CDBG program and a participating jurisdiction in the HOME program. CDBG and HOME funding must primary be used for activities that benefit low and moderate income persons.

A public meeting will be held on Tuesday February 28, 2017, 5:00 p.m., in the 5th Floor Conference Room located in City Hall at 602 South Main Street. The purpose of this meeting will be to discuss and provide an opportunity to comment on proposed activities, program performance and obtain views of citizens on housing, non-housing and community development needs for the development of the one-year Action Plan.

The Public is encouraged to submit comments regarding previously funded CDBG activities. Any individual, group or agency is encouraged to submit written comments on the draft FY2017 Action Plan and previous program performance. The public comment period will begin on Wednesday, March 1 and end on Friday, March 31. Any comments received during this period will be considered by the City of Joplin prior to authorizing a submission for request of release of funds. Comments should be sent to the planning and community development office listed above or to Tyler Overstreet at toverstr@joplinmo.org. Copies of the draft FY2017 Action Plan

will be available at the public meeting or during the comment period (upon request). All plans can be reviewed on the 4th Floor of Joplin City Hall at 602 S. Main St. Joplin, MO 64801. For additional information, please contact Tyler Overstreet at (417) 624-0820 extension 539. If you are in need of disability related auxiliary aids or services, please contact the City Clerk's office at (417)624-0820 Ext. 220. Forty-eight (48) hours notice is necessary to make arrangements for the aids or services.

Troy Bolander
Director of Planning, Development & Neighborhood Services
City of Joplin, Missouri

Attention:	Legal Ad Supervisor
Please Publish:	February 12, 2017 Legal Section
Bill to:	City of Joplin Planning Development and Neighborhood Services 602 South Main Street Joplin, Missouri 64801

- Please contact Tyler Overstreet (417) 624-0820 ext. 539, if you have questions regarding this publication request.

PLEASE PUBLISH IN JOPLIN GLOBE: Sunday February 12, 2017

CITY OF JOPLIN, MISSOURI
CHECK REQUEST

DATE 2-21-17 DATE CHECK IS NEEDED 2-24-17

PAYEE The Joplin Globe

PAYEE ADDRESS P.O. Box 7
Joplin MO 64802

ACCOUNT CODE 150-1501-570-7020

PROJECT NUMBER GFCD015

TOTAL AMOUNT $426.17

REASON FOR PAYMENT for Public Notices for developing one year Action Plan (FY2017).

CHECK DISTRIBUTION INSTRUCTIONS (PLEASE MARK BOX):

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FOR FINANCE DEPARTMENT USE ONLY:

APPROVED BY

DATE

THE JOPLIN GLOBE

P.O.Box 7, Joplin, Missouri 64
Phone(417)623-3480
Fax(417)623-1188

CITY OF JOPLIN
FINANCE DEPARTMENT
602 S MAIN STREET
JOPLIN MO 64801

AFFIDAVIT OF PUBLICATION

State Of Missouri:
Counties Of Jasper/Newton
I, CARRIE B. BALL, being duly sworn according to law, STATE that I am Business Manager of THE JOPLIN GLOBE.

The Joplin Globe is a daily newspaper of general circulation in the counties of Jasper/Newton, which has been admitted to the post office as second-class matter in city of Joplin, the city of publication: which newspaper has been published regularly and consecutively for a period of three years and has a list of bonafide subscribers voluntarily engaged as such, who have paid or agreed to pay a stated price for a subscription for a definite period of time, and that such newspaper has complied with the provisions of section 493.050, Missouri Revised Statutes, 1959. The below listed advertisement appeared in the following issue(s):

PUBLICATION	EXPIRED DATE	AD CAPTION	#TIMES	AMOUNT
THE JOPLIN GLOBE, 02/12/2017		LEGAL 172/ACTIO	1	426.17
02/12/2017				

Carrie B. Ball (Business Manager)
Carrie B. Ball

Subscribed and sworn to before me this 12th day of

February, 2017

Diana J. Crouch Notary Public
Diana J. Crouch/15146002
02/21/2019

PUBLIC NOTICE
City of Joplin Planning, Development and Neighborhood Services
602 S Main St, Joplin, MO 64801, 417-624-0820

The City of Joplin is developing a one year Action Plan (FY 2017) for submiss to the U.S. Department of Housing Urban Development (HUD). The Commu Development Block Grant (CDBG) Program and the Home Investment Partn ships (HOME) Program set forth four (4) basic goals to developing viable urb communities: 1) providing decent housing, 2) providing a suitable living envir ment and 3) expanding economic opportunities, primarily for low and moderate come persons 4) alleviate blighted conditions.

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Trov Bolander
Director of Planning, Development & Neighborhood Services
City of Joplin, Missouri

(17

Please Print

Public Meeting - CDBG & HOME Program; FY2017 Action Plan

Date: February 28, 2017 **Time: 5:00 - 6:00 PM** **Place: Joplin City Hall 5th Floor Study**

Name:	Agency:	Address:	Phone:	E-Mail Address:
Stephanie Theis	Children's Haven	711 S. Picher	417-782-4453	Ch-stephanie@att.net
Barbie Huff	Joplin Habitat	520 N. Main St.	417-782-6533	bhuff@joplinhabitat.org
Curtis Scott	ESC	1924 W. 4TH St.	417-781-4437	cscott@escswa.org
Deb Markman	ESC	308 S. Joplin,	417-627-2013	dmarkman@esc.swa.org
Tyler Overstreet	Co.)			

OMB Control No: 2506-0117 (exp. 06/30/2018)

PUBLIC INPUT FOR THE 2017 ACTION PLAN

Please share your thoughts and comments to help shape a draft plan (submit additional pages as necessary):

Name/Representing: _____

Email/Phone: _____

Please leave your comments in the space provided above or submit any comments to:

Tyler Overstreet, City of Joplin Department of Planning,
Development, and Neighborhood Services
417.624.0820 ext. 539 OR toverstr@joplinmo.org
602 S. Main Street Joplin, MO 64801

Thank you for your feedback

City of JOPLIN City Council Agenda Item

Requested Council Meeting Date: April 17, 2017

Item: FY 2017 CDBG and HOME Action Plan
Originating Department: Planning, Development, and Neighborhood Services

Attachments: 1) 2017 CDBG & HOME Action Plan
3) Action Plan "At a Glance"
4) Resolution No. 2017-005

Department Head: Troy Bolander
Finance Department: Leslie Haase
City Attorney: Peter Edwards
City Manager: Sam Anselm

Recommended Action: Approval of Resolution No. 2017-005

DISCUSSION:

The following is a resolution that authorizes the filing of a One Year Action Plan with the U.S. Department of Housing and Urban Development (HUD) for the City of Joplin's Community Development Block Grant (CDBG) Program and Home Investment Partnership (HOME) Program for fiscal year 2017. The One Year Action Plan describes the activities and how funds will be spent as proposed in the attached document.

The process for developing the One Year Action Plan included:

Two public meetings (December 20, 2016 and February 28, 2017 at the Joplin City Hall);
One 30-day public comment period (March 1 – March 31, 2017);

The final version of the Action Plan is attached. Included in the attachments is a resolution approving the submission of the application and Action Plan to HUD for program funding.

Initial estimates for FY 2017 allocations are approximately $509,627.00 in CDBG assistance and $357,165.00 in HOME assistance. These amounts are estimated based upon the previous year's allocation.

RECOMMENDATION:

The staff recommends adoption of this Resolution on an emergency basis.

RESOLUTION NO. 2017-005

A RESOLUTION authorizing the filing of a One Year Action Plan with the U.S Department of Housing and Urban Development as required for use of the City of Joplin's Community Development Block Grant Program (Entitlement) and the Joplin Consortium HOME Investment Partnership Program for fiscal year 2017; and authorizing the City Manager to execute said Plan for and on behalf of the City of Joplin.

Whereas, the City of Joplin receives CDBG and HOME funds from the Department of Housing and Urban Development on an annual basis for the purposes of providing decent housing, suitable living environments, and economic opportunities for persons of low and moderate income; and

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, as follows:

Section 1. That the City of Joplin file a One Year Action Plan for fiscal year 2017 for the City of Joplin's Community Development Block Grant Program (Entitlement) in the estimated amount of $509,627.00 and the Joplin Consortium HOME Investment Partnership Program grant in the estimated amount of $357,165.00 with the U.S. Department of Housing and Urban Development.

Section 2. That the City Manager of the City of Joplin is hereby authorized and directed to execute said Standard Forms 424 and Certifications to allow submission of the One Year Action Plan, or substantially similar in form, for and on behalf of the City of Joplin.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this 17th day of April, 2017.

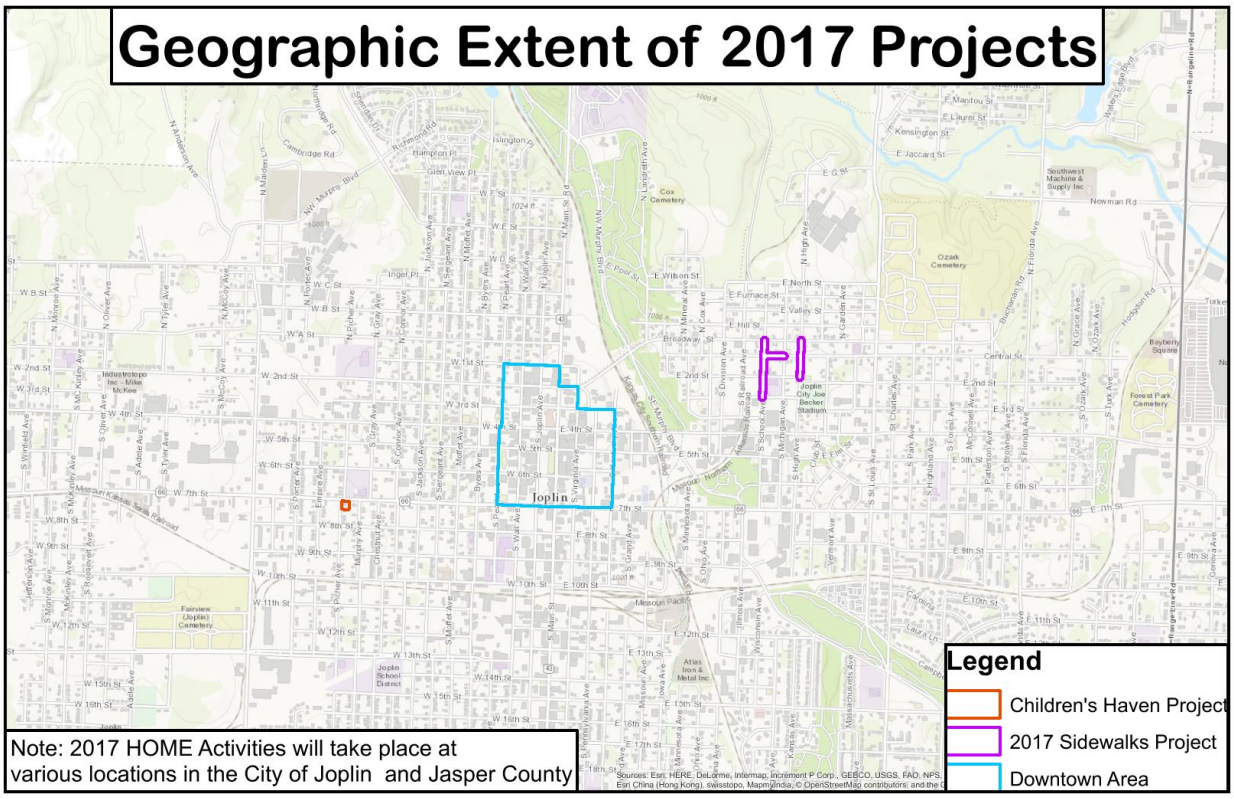
Michael L. Seibert, Mayor

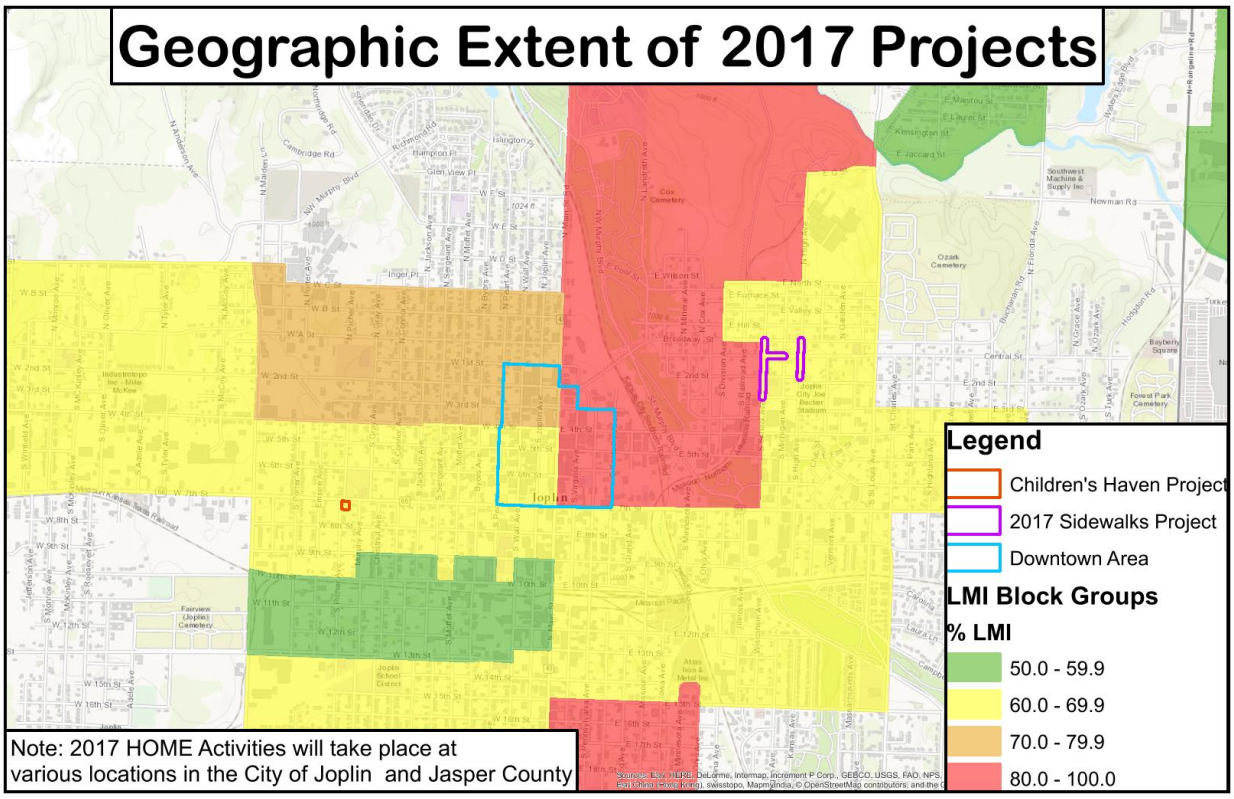
ATTEST:

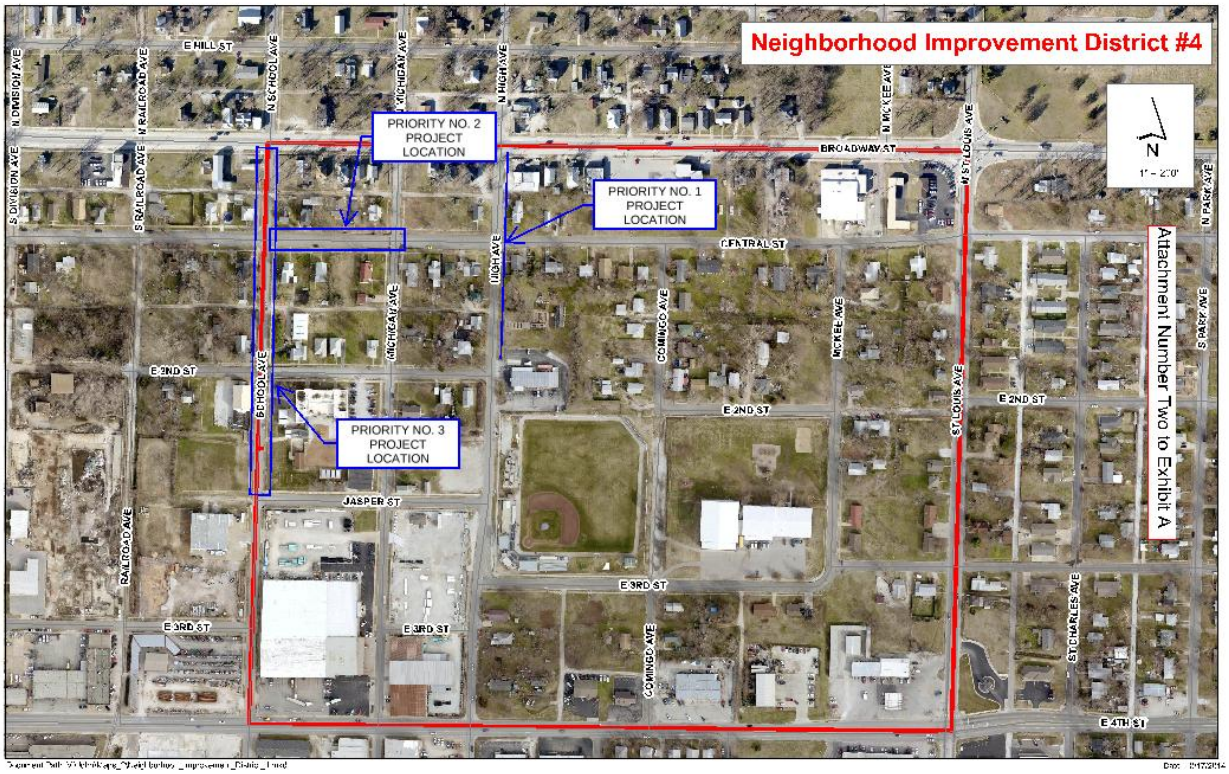
Barbara L. Hogelin, City Clerk

APPROVED AS TO FORM:

Peter C. Edwards, City Attorney


Geographic Extent of 2017 Projects
Note: 2017 HOME Activities will take place at various locations in the City of Joplin and Jasper County
Legend
Children's Haven Project
2017 Sidewalks Project
Downtown Area


Geographic Extent of 2017 Projects
Note: 2017 HOME Activities will take place at various locations in the City of Joplin and Jasper County
Legend
Children's Haven Project
2017 Sidewalks Project
Downtown Area
LMI Block Groups
% LMI
50.0 - 59.9
60.0 - 69.9
70.0 - 79.9
80.0 - 100.0


Neighborhood Improvement District #4
PRIORITY NO. 2 PROJECT LOCATION
PRIORITY NO. 1 PROJECT LOCATION
PRIORITY NO. 3 PROJECT LOCATION
Attachment Number Two to Exhibit A
E HILL ST
BROADWAY ST
CENTRAL ST
E 2ND ST
JASPER ST
E 3RD ST
E 4TH ST
N DIVISION AVE
S RAILROAD AVE
N SCHOOL AVE
MICHIGAN AVE
N HIGH AVE
N MCKEE AVE
N ST LOUIS AVE
N PARK AVE
COMMERCE AVE
MCKEE AVE
ST LOUIS AVE
ST CHARLES AVE

FY2017 ACTION PLAN QUICK GLANCE

AVAILABLE RESOURCES

COMMUNITY DEVELOPMENT BLOCK GRANT:	**$509,627.00**
HOME INVESTMENT PARTNERSHIP:	**$357,165.00**

ANNUAL GOALS AND OBJECTIVES

PROVIDE SAFE, DECENT, AND AFFORDABLE HOUSING

HOMEOWNER HOUSING UNITS ADDED (NEW CONSTRUCTION)	**3 UNITS**
HOMEOWNER HOUSING REHABILITATED	**3 UNITS**

IMPROVE INFRASTRUCTURE AND ENCOURAGE ECONOMIC DEVELOPMENT

INFRASTRUCTURE IMPROVEMENTS IN THE EASTOWN AREA ($300,000 IN SIDEWALK IMPROVEMENTS)

REENERGIZE CITY FAÇADE GRANT PROGRAM

IMPROVE LIVELIHOOD THROUGH PUBLIC SERVICE ACTIVITIES

ASSIST WITH CONSTRUCTION OF PLAYGROUND EQUIPMENT FOR CHILDREN'S HAVEN	
HOMELESSNESS REPORTING AND PREVENTION	**200 PEOPLE**

PROJECTS

CDBG PROGRAM	**$509,627.00**
INFRASTRUCTURE IMPROVEMENTS IN NID IV	**$300,000.00**

Funding to improve infrastructure conditions in the Eastown Neighborhood. The primary focus of this year's funding will be on sidewalk projects to improve connectivity to neighborhood amenities.

FAÇADE GRANT PROGRAM	$ 75,000.00

Funding used for the rehabilitation of blighted properties in the City's Downtown District. This amount of funding will cover two façade rehabilitations.

CHILDREN'S HAVEN PLAYGROUND CONSTRUCTION	$ 25,000.00

Children's Haven, a local temporary children's shelter, will use CDBG funding to partially fund the construction of playground equipment for their facility.

HOMELESS COALITION HMIS FUNDING	$ 17,000.00

Funding provided to the Homeless Coalition for use of HMIS, a homelessness database required by the Department of Housing and Urban Development

ADMINISTRATION AND PLANNING	$ 92,627.00

Pro-rata share of salary and benefits of Planning/ Community Development staff plus overhead including supplies, rent, etc. Also includes $2,500 of funding for the Community Housing Resource Board.

HOME INVESTMENT PARTNERSHIPS PROGRAM	$357,165.00
HOUSING REHABILITATION ACTIVITIES	$ 82,500.00

Economic Security Corporation (ESC) will act as a subrecipient and manage a homeowner rehabilitation program on behalf of the Consortium. Costs include materials, ESC work crew labor up to $25,000 per home. Soft costs are additional.

CHDO ACTIVITIES	$115,000.00

A Community Housing Development Organization will act as the owner and developer of properties to be newly constructed for homebuyers.

HOMEBUYER NEW CONSTRUCTION ACTIVITIES	$132,500.00

Joplin Area Habitat for Humanity (JAHFH) will act as the owner and developer of properties for new construction for homebuyers. This assistance will be for the construction of two homes. Volunteer labor and other donated items to JAHFH will be counted as part of the non-federal match to assist the Consortium with meeting the 25% required match for the HOME program.

PROGRAM ADMINISTRATION ACTIVITIES	**$ 27,165.00**

Pro-rata share of Planning/ Community Development staff and overhead.

Section 7 - APPENDIX A - Lead Regulations

LEAD BASED PAINT
(24 CFR PART 35)
REFERENCE GUIDE

(SUB-GRANTEES are to refer to, and comply with, all of the actual lead paint regulations and HOME regulations when lead hazards are involved.The following is only an overview.)

A. HUD's Lead-Safety Regulation

Federal Register (Wednesday, September 15, 1999)

Department of Housing and Urban Development
24 CFR Part 35, et al.
Requirements for Notification, Evaluation, and Reduction of Lead-Based Paint Hazards in Federal Owned Residential Property and Housing Receiving Federal Assistance; Final Rule

B. Exemptions *24 CFR 35.115*

- Post-1977 housing (1978 and newer)
- Zero-bedroom units
- Property certified as lead-based paint free
- Property where lead-based paint was removed
- Disaster Related Emergency & Accessibility actions
  Note: Always get these prior approved by the PJ first.

C. Documentation Required

Notice To Occupants

- Distribution of the "EPA Lead Hazard Information" Pamphlet to homeowner
- "Notice of Hazard Evaluation" (or presumption) within 15 days and "Notice of Hazard Reduction & Clearance" within 15 days

Hazard Reduction Work

- Final scope of work with both lead- and non lead-paint (included in Work Write-Up/Cost Estimate)
- Worker qualifications (must be pre-approved with JC)
- Safe Work Practices at 24 CFR Part 35.1350 observed
- Lead Clearance must be achieved after all rehab work done

Clearance Report (after completion of rehab)

- copy of clearance report must be sent to the PJ at time of payment request
- must be performed by a certified paint inspector or risk assessor.

D. General Procedural Overview

Lead-based paint testing and risk assessment will also be conducted by a qualified SUB-GRANTEE Inspector or, an outside certified lead-based trained inspector should be hired. The presumption of lead-based paint or the lead paint inspection must be performed in all areas of the home (pre-1978) including exteriors of the home.

The scope of work must integrate both "lead" and "non-lead" triggered activities. (Provide preliminary work write-up to Risk Assessor, then incorporate the assessment's findings.)

The entire house must pass a Lead Clearance test. HOME funds must first be allocated to lead stabilization or abatement projects so the house complies with the Lead Safe Housing Rule before other projects can commence. *The exception to this would be accessibility or emergency repair projects.*

Course of Action:

1. Determine level of hazard evaluation and reduction *(24 CFR 35.915-930)*
2. Presume lead or evaluate *(option – 24 CFR 35.120),* evaluate recommended
3. Perform paint testing and risk assessment by certified personnel
4. Include in the scope of work for "lead" activities the interim controls and/or abatement recommendations from a risk assessor, and safe work practices for items determined to be lead paint.
5. Determine impact of 'occupant relocation' requirements *(24 CFR 35.1345).*
6. Based on the results of paint testing and/or risk assessment, establish contractor qualifications *(see safe work practices and 35.1325-1330),* safe work practices to be used (including occupant protections), and achieving clearance in bid invitation and contract.
7. Relocate occupants and belongings if containment can not be achieved *(24 CFR Part 35.1345)*
8. Supervise work so that **"Safe Work Practices"** at 24 CFR Part 35.1350 are used: worksite is prepared/contained and occupants and their belongings are protected, prohibited methods of paint removal are not used, specialized cleaning is conducted to achieve clearance. Verification that these practices were observed must be provided to the PJ. This is recommended to take the form of a signed letter/form accompanied by photos that may provide proof of compliance. The occurrence of this monitoring should be no less than 1 verification for every 6 months. (Amended 11/19/12)
9. Property must be inspected by a licensed lead paint inspector, risk assessor, or lead sampling technician and pass the lead clearance evaluation after all rehab work is done.

E. Lead Hazard Evaluation Methods & Qualifications

1. **Visual Assessment:** A visual assessment for deteriorated paint consists of a visual search for cracking, scaling, peeling, or chipping paint. This assessment does not identify the presence of lead, only the potential danger and is only allowed for projects that do not exceed $5,000. The assessment is performed by either a certified risk assessor or Housing Quality Standards (HQS) inspector trained in visual assessment.

2. **Paint Testing:** entails testing painted surfaces to determine if they contain lead-based paint, using methods such as XRF analyzer or a laboratory analysis. (Note: Paint testing differs from a lead-based paint inspection, which is a surface-by-surface investigation to determine the presence of lead-based paint. Typically, the XRF analyzer is used for an inspection. Because an inspection evaluates all painted surfaces, is more comprehensive than the paint testing.) Paint testing must be conducted by state certified paint inspectors or risk assessors.

3. **Risk Assessment:** is a comprehensive investigation of a dwelling to identify lead-based paint hazards that includes paint testing, dust and soil sampling, and a visual evaluation. Risk assessment details are summarized in a written report with recommendations for actions. A certified risk assessor must conduct the assessment.

Summary of Lead-Based Paint Requirements by Activity

	Rehabilitation		
	≤$5,000	$5,000 - $25,000	>$25,000
Approach to Lead Hazard Evaluation and Reduction	1. Do no harm	3. Identify and control lead hazards	4. Identify and abate lead hazards
Notification	Yes	Yes	Yes
Lead Hazard Evaluation	Paint Testing (of surfaces to be disturbed), Visual Assessment allowed	Paint Testing and Risk Assessment	Paint Testing and Risk Assessment
Lead Hazard Reduction	Repair surfaces disturbed during rehabilitation -Safe work practices -Clearance Required for entire house	Interim Controls -Safe work practices -Clearance Required for entire house	Abatement (Interim Controls on exterior surfaces not disturbed by rehabilitation) -Safe work practices -Clearance Required for entire house
Ongoing Maintenance	Notice is suggested.	Notice is suggested.	Notice is suggested.
Options	Presume lead-based paint Use safe work practices on all surfaces	Presume lead-based paint and/or hazards Use standard treatments	Presume lead-based paint and/or hazards Abate all applicable surfaces

F. Lead Hazard Reduction Methods:

1. **Paint Stabilization:** reduces exposure to lead-based paint by addressing deteriorated paint on exterior and interior surfaces through repairs, safe paint removal, and repainting or abatement.

2. **Interim Controls:** *(24 CFR 35.1330)* Temporary measures to reduce human exposure to lead-based paint hazards through repairs, painting, maintenance, special cleaning, occupant protection measures, clearance, and education programs. Interim control methods require safe practices and include:

   - **Paint stabilization** – All deteriorated paint on exterior and interior surfaces must be stabilized through repairs, safe paint removal, and repainting.
   - **Treatment for friction or impact surfaces** – If lead-based paint is found and exceeds acceptable levels or is presumed, the conditions creating friction or impact with surfaces with lead-based paint such as those that rub, bind, or crush must be corrected. Examples of this work include re-hanging binding doors, installing door stops, or reworking windows.
   - **Treatment for chewable surfaces** – If a child under six has chewed surfaces known to contain lead-based paint or if lead-based paint is presumed, these surfaces must be enclosed or coated so they are impenetrable.
   - **Lead-contaminated dust control** – All horizontal surfaces that are rough, pitted, or porous such as bare floors, stairs, window sills, and window troughs must be covered with a smooth, cleanable covering or coating such as metal coil stock, plastic, polyurethane, or linoleum. Carpeting must be vacuumed or rugs must be removed and vacuumed on both sides. Vacuuming must be done using HEPA vacuums.
   - **Lead-contaminated soil control** – If soil is lead-contaminated, interim controls that may be used include impermanent surface coverings such as gravel, bark, and sod as well as land use controls such as fencing, landscaping, and warning signs.

Interim Controls (including Standard Treatments) *(24 CFR 35.1330)*: the workers should be trained in accordance with the OSHA Hazard communication requirements (29 CFR 1926-59) or either be supervised by an individual certified as a lead-based paint abatement supervisor, or must have successfully completed on the of following courses:

- LBP abatement worker or supervisor *(40 CFR 745.225)*
- Operations and Maintenance (NETA)
- Remodeler's and Renovator's Lead-Based Paint Training Program" developed by HUD and the National Association of the Remodeling Industry; or,
- An equivalent course approved by EPA or HUD

3. **Abatement:** permanently removes lead-based paint and lead-based paint hazards by removing lead-based paint and its dust, or permanently encapsulating or enclosing the lead-based paint, replacing components with lead-based paint, and removing or permanently covering lead-contaminated soil. Encapsulation and enclosure require ongoing maintenance to check their effectiveness.

Abatement must be conducted by certified abatement workers who successfully completed a lead-based paint abatement worker course accredited by EPA. These workers must be supervised by a lead-based paint abatement supervisor certified under a State program authorized by EPA, or conducted by EPA.

G. Safe Work Practices 24 CFR 35.1350

- Prohibited methods- Methods of paint removal listed in Sec. 35.140 shall not be used.
- Occupant protection and worksite preparation- Occupants and their belongings shall be protected, and the worksite prepared, in accordance with Sec. 35.1345.
- Specialized cleaning – After hazard reduction activities have been completed, the worksite shall be cleaned using cleaning methods, products, and devices that are successful in cleaning up dust-lead hazards, such as a HEPA vacuum or other method of equivalent efficacy, and lead-specific detergents or equivalent.

Prohibited Methods of Paint Removal *(24 CFR 35.140)*

The following methods shall not be used to remove paint that is, or may be, lead-based paint:

1. Open flame burning or torching.
2. Machine sanding or grinding without a high-efficiency particulate air (HEPA) local exhaust control.
3. Abrasive blasting or sandblasting without HEPA local exhaust control.
4. Heat guns operating above 1100 degrees Fahrenheit or charring the paint.
5. Dry sanding or dry scraping, except dry scraping in conjunction with heat guns or within 1.0 ft. (0.30 m.) of electrical outlets, or when treating defective paint spots totaling no more than 2 sq. ft. (0.2 sq. m.) in any one interior room or space, or totaling no more than 20 sq. ft. (2.0 sq. m.) on exterior surfaces.
6. Paint stripping in a poorly ventilated space using a volatile stripper that is a hazardous substance in accordance with regulations of the Consumer Product Safety Commission at 16 CFR 1500.3, and/or a hazardous chemical in accordance with the *Occupational Safety and Health Administration* regulations at 29 CFR 1910.1200 or 1926.59, as applicable to the work.

Occupant Protection *(24 CFR 35.1345)*

Occupants shall not be permitted to enter the worksite during hazard reduction activities (unless they are employed in the conduct of these activities at the worksite), until after hazard reduction work has been completed and clearance, if required, has been achieved.

Occupants shall be temporarily relocated before and during hazard reduction activities to a suitable, decent, safe, and similarly accessible dwelling unit that does not have lead-based paint hazards, except if:

- Treatment will not disturb lead-based paint, dust-lead hazards or soil-lead hazards;
- Only the exterior of the dwelling unit is treated, and windows, doors, ventilation intakes and other openings in or near the worksite are sealed during hazard control work and cleaned afterward, and entry free of dust-lead hazards, soil-lead hazards, and debris is provided;
- Treatment of the interior will be completed within one period of 8-daytime hours, the worksite is contained so as to prevent the release of leaded dust and debris into other areas, and treatment does not create other safety, health or environmental hazards (e.g.,

exposed live electrical wiring, release of toxic fumes, or on-site disposal of hazardous waste); or

- Treatment of the interior will be completed within 5 calendar days, the worksite is contained so as to prevent the release of leaded dust and debris into other areas, treatment does not create other safety, health or environmental hazards; and, at the end of work on each day, the worksite and the area within at least 10 feet (3 meters) of the containment area is cleaned to remove any visible dust or debris, and occupants have safe access to sleeping areas, bathroom and kitchen facilities. (HUD Interpretive Guidance J24 – "The term "interior work" refers to work in a single room. See also R18 and R19.)

The dwelling unit and the worksite shall be secured against unauthorized entry, and occupants' belongings protected from contamination by dust-lead hazards and debris during hazard reduction activities. Occupants' belongings in the containment area shall be relocated to a safe and secure area outside the containment area, or covered with an impermeable covering with all seams and edges taped or otherwise sealed. If contaminated, furniture and clothing should be cleaned before returning to the home.

Worksite Preparation *24 CFR 35.1345*

1. The worksite shall be prepared to prevent the release of leaded dust, and contain lead-based paint chips and other debris from hazard reduction activities within the worksite until they can be safely removed. Practices that minimize the spread of leaded dust, paint chips, soil and debris shall be used during worksite preparation.

2. A warning sign shall be posted at each entry to a room where hazard reduction activities are conducted when occupants are present; or at each main and secondary entryway to a building from which occupants have been relocated; or, for an exterior hazard reduction activity, where it is easily read 20 feet (6 meters) from the edge of the hazard reduction activity worksite. Each warning sign shall be as described in 29 CFR 1926.62(m), except that it shall be posted irrespective of employees' lead exposure and, to the extent practicable, provided in the occupants' primary language.

H. Relocation Guidelines

Relocation may be required for households when the site cannot be contained. The Sub-Grantee must determine if the lead-hazard reduction work will require relocation for the safety of the household. If so, the homeowner must relocate and is responsible for finding a safe place in which to stay. They are also responsible for any costs incurred. This is considered their contribution to the project.

When is relocation required?

- If the work site cannot be contained and will create safety, health, or environmental hazards, relocation will be required until all interior work is completed and passes the dust wipe clearance criteria.

- If the resident cannot enter important parts of their home such as the bathrooms or kitchen for several days, they may need to relocate temporarily.

When is relocation not required?

- The work will not disturb lead-based paint, create lead dust hazards and soil lead hazards

- The work on the interior of the home will be completed within one period in eight daytime hours, the site will be contained, and the work will not create other safety, health, or environmental hazards.

- Only the building's exterior is treated; the windows, doors, ventilation intakes, and other openings near the worksite are sealed during hazard reduction activities and cleaned afterward; and a lead-free entry is available.

- Treatment will be completed within five calendar days; the work area is sealed; at the end of each day, the area within 10 feet of the containment area is cleared of debris and cleaned; and, at the end of the day, the occupants have safe access to sleeping areas, a bathroom and kitchen facilities; and treatment does not create other safety, health, or environmental hazards.

- Relocation of elderly occupants (62 and over) is not typically required. Complete disclosure of the nature of work must be provided and informed consent of the occupant is obtained before commencement of work. Children must not be present in the home.

What constitutes an appropriate relocation unit?
The Lead Safe Housing Rule requires that the relocation unit be lead-safe. There are two ways to demonstrate the lead-safety of a unit:

- Use post-1978 units
- Perform a clearance examination in the unit to ensure that there is no deteriorated paint or dust hazards
- Commercial units such as hotels are exempt

Work in owner-occupied housing does not trigger the URA (Uniform Relocation Act). However, agencies may choose to adopt optional policies that define "hardship" situations for homeowners and pay certain costs related to the temporary relocation. These costs should be necessary and reasonable. Any such policy must be written and must be applied consistently.

Minimize the relocation time:

- Schedule the work to minimize the time the residents must be out of the home. When scheduling work:
  - The worksite must be properly contained and the resident may never enter during the course of the work.
  - Work areas must pass interim clearance before a resident can reoccupy the home
  - A final clearance is required at the end of the job, even after interim clearances have been done.
- Look for ways to streamline standard rehab procedures to ensure that jobs move more quickly.
- Maintain strict deadlines for contractors to finish the work and pass clearance.

I. Lead Hazard Criteria

- Deteriorated paint
- Lead in dust (clearance and/or risk assessment)
  - Floors — 40 micrograms/ft^2
  - Interior window sills — 250 micrograms /ft^2
  - Troughs — 400 micrograms /ft^2 (clearance only)

- Lead in soil (risk assessment)
  - Play areas of bare soil — 400 parts per million (ppm)
  - Other soils in remainder of yard — 1200 parts per million (ppm)

J. Resources on Lead Based Paint Regulations

- HUD's Lead-Safety Regulation – 24 CFR Part 35
  "Requirements for Notification, Evaluation, and Reduction of Lead-Based Paint Hazards in Federal Owned Residential Property and Housing Receiving Federal Assistance; Final Regulation (September 15, 1999)"

- HUD Interpretive Guidance, April 16, 2001

- HUD Guidelines for Evaluation and Control of Lead-Based Paint Hazards

- HUD Office of Healthy Homes & Lead Hazard Control:
  Website: http://www.hud.gov/offices/lead
  Regulation Hotline: (202) 755-1822 ext 104
  E-mail: lead_regulations@HUD.gov

- The National Center for Lead-Safe Housing: www.leadsafehousing.org
  Implementing HUD's Lead-Safety Regulation
  Internet Guide to the Rule, Model Documents and Specifications

- The Lead Listing (for HUD): www.leadlisting.org, 1 (888) LEADLIST
  Lists companies providing lead services and training opportunities

- The Environmental Network: http://www.environmentalnetwork.com/
  Lists companies providing lead services

- EPA: www.epa.gov/opptintr/lead, National Lead Information Center:
  1 (800) 424-5323

- HUD Website on Lead Safe Work Practices:
  http://portal.hud.gov/hudportal/HUD?src=/program_offices/comm_planning/affordablehousing/training/web/leadsafe/keyrequirements/safepractices
  (Amended on 11/19/12)

DECLARATION OF DEED RESTRICTION AND COVENANT

THIS DECLARATION OF DEED RESTRICTION AND COVENANT is made this _____day of _____, 20__, by _____ ("Homeowner"), the fee simple owner of certain property further described herein.

RECITALS:

WHEREAS, Homeowner is the beneficiary of expenditure of federal funds amounting to _____ pursuant to the Home Investment Partnership Program ("HOME Program") from the Joplin HOME Consortium, which were used for the acquisition of the residential building on the following described real property in the County of Jasper, State of Missouri (the "Property"):

_____
_____

Also known as: _____

WHEREAS, the Homeowner, as the beneficiary of the expenditure of HOME Program funds, has agreed to record a deed restriction and covenant that runs with the Property to ensure that certain affordability and occupancy requirements are met.

NOW, THEREFORE, the following is established as a deed restriction and covenant running with the Property:

1. Affordability Requirements. The use of the Property shall comply with the affordability requirements established by the U.S. Department of Housing and Urban Development ("HUD"), which are currently set forth in 24 CFR Section 92.254, including, as follows:

A. Acquisition. Housing that is for acquisition by a family must be single family housing. The housing must have a purchase price that does not exceed 95 percent of the median purchase price for the area [CFR 24 92.254(a)(2)(i)].

B. Period of Affordability. The HOME-assisted housing must meet the affordability requirements for no less than the applicable period. Homeownership assistance HOME amount per-unit is under $_____ and is therefore subject to the minimum period of affordability of _____ years [CFR 24 92.254(a)(4)].

C. Occupancy Limitations. The Property must be the principal residence of Homeowner and Homeowner's family throughout the period of affordability, unless the property is resold pursuant to Section C. below [CFR 24 92.254(a)(3)].

D. Recapture Provisions. Recapture provisions ensure that the City of Joplin, acting as the Joplin HOME Consortium Participating Jurisdiction (PJ), recoups a portion of the HOME assistance to the homebuyers, if the housing does not continue to be the principal residence of the family for the duration of the period of affordability [CFR 24 92.254(a)(5)]. The recapture rate for the Property is as follows:

The HOME investment amount is to be recaptured on a twenty percent (20%) prorata basis for the time the homeowner has owned and occupied the housing measured against the required affordability period of _____ years. THEREFORE, the amount to be recaptured is reduced by twenty percent (20%) of the entire HOME investment amount, or _____, every year the homeowner occupies the housing unit until the _____ year affordability period has been completed.

The PJ has structured its recapture provisions based on its program design and market conditions. The period of affordability is based upon the total amount of HOME funds subject to recapture [CFR 24 92.254(a)(5)(ii)]. When the recapture requirement is triggered by a sale (voluntary or involuntary) of the housing unit, the amount recaptured cannot exceed the net proceeds, if any. The net proceeds are the sales price minus superior loan repayment (other than HOME funds) and any closing costs [CFR 24 92.254(a)(5)(ii)(A)].

2. Term. The affordability requirements stated in this Deed Restriction and Covenant shall encumber the Property for _____ years, from _____, 20__through and including _____, 20__ ("the period of affordability") and shall not be amended or modified without the express written consent of the City of Joplin (The Participating Jurisdiction for the Joplin Consortium)

3. Enforcement. The provisions of this Deed Restriction and Covenant may be enforced by City of Joplin and/or HUD, or appropriate representatives thereof.

Homeowner:	City of Joplin (PJ):
_____	_____
Printed Name	Troy Bolander Planning and Community Development

STATE OF MISSOURI)
) ss.
JASPER COUNTY)

On this day of , _____ before me personally appeared _____, a single person to me known to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in Joplin, Missouri, the day and year above written.

My commission expires: _____.

_____
Notary Public

STATE OF MISSOURI)
)ss.
COUNTY OF JASPER)

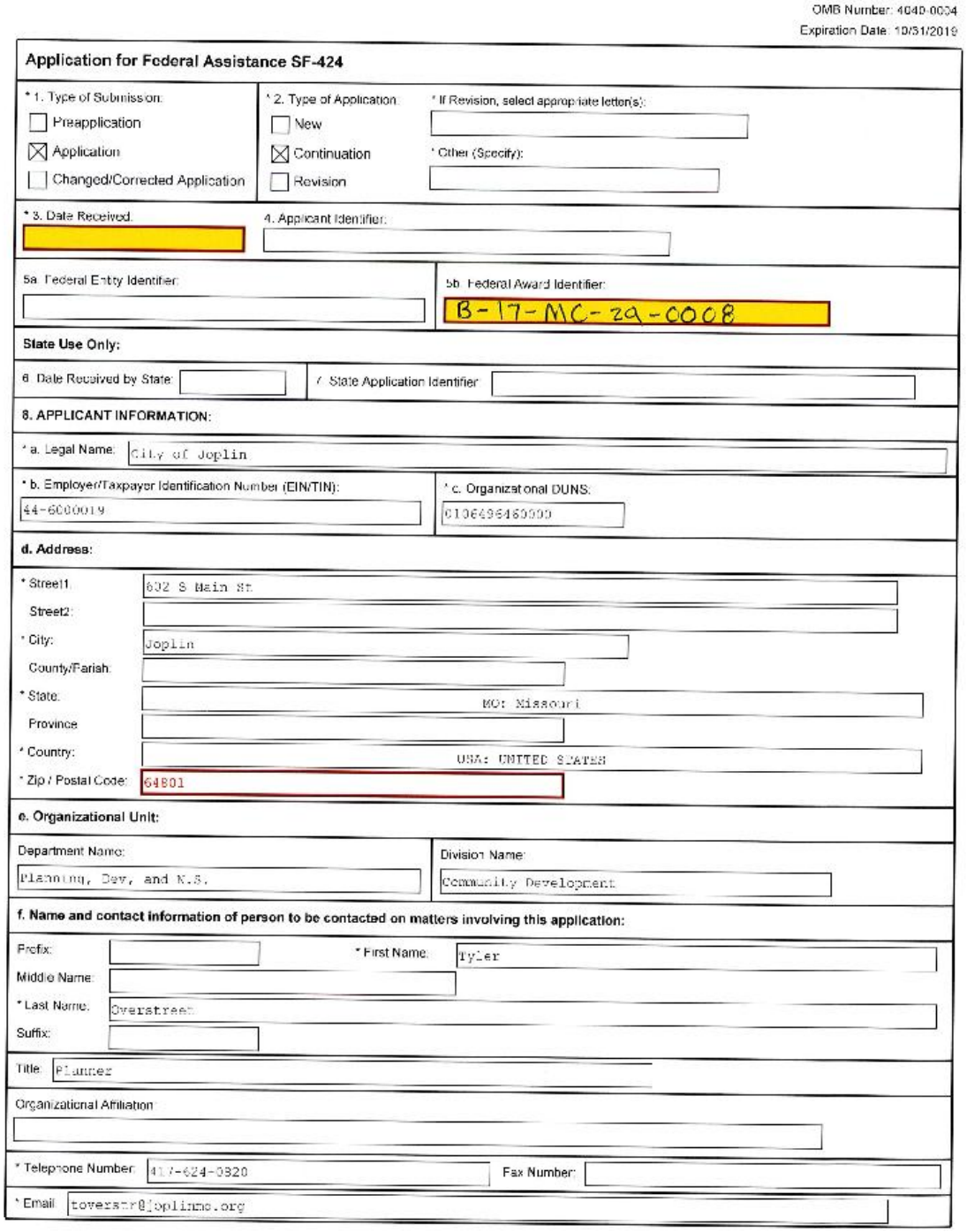
On this ___ day of _____, _____, before me, appeared Troy Bolander, to me personally known, who being by me duly sworn did say that he is the Program Manager of the HOME Program for the City of Joplin, Missouri, a Municipal Corporation, and that said instrument was signed on behalf of said City of Joplin, and said Troy Bolander acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereto set my hand and affixed my notarial seal at my office in Joplin, Missouri, the day and year last above written.

My commission expires: _____.

_____
Notary Public

Grantee SF-424's and Certification(s)



OMB Number: 4040-0004
Expiration Date: 10/31/2019

Application for Federal Assistance SF-424

* 1. Type of Submission: ☐ Preapplication ☒ Application ☐ Changed/Corrected Application	* 2. Type of Application: ☐ New ☒ Continuation ☐ Revision	* If Revision, select appropriate letter(s): / * Other (Specify):
* 3. Date Received:	4. Applicant Identifier:	
5a. Federal Entity Identifier:	5b. Federal Award Identifier: B-17-MC-29-0008	
State Use Only:		
6. Date Received by State:	7. State Application Identifier:	

8. APPLICANT INFORMATION:

* a. Legal Name:	City of Joplin
* b. Employer/Taxpayer Identification Number (EIN/TIN):	44-6000019
* c. Organizational DUNS:	0136496460000

d. Address:

* Street1:	602 S Main St
Street2:	
* City:	Joplin
County/Parish:	
* State:	MO: Missouri
Province:	
* Country:	USA: UNITED STATES
* Zip / Postal Code:	64801

e. Organizational Unit:

Department Name:	Division Name:
Planning, Dev, and N.S.	Community Development

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:	* First Name: Tyler
Middle Name:	
* Last Name:	Overstreet
Suffix:	
Title:	Planner
Organizational Affiliation:	
* Telephone Number:	417-624-0820 / Fax Number:
* Email:	toverstr@joplinmo.org

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:**

CPD, Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.218

CFDA Title:

Community Development Block Grant

*** 12. Funding Opportunity Number:**

* Title:

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment | Delete Attachment | View Attachment

*** 15. Descriptive Title of Applicant's Project:**

Annual Entitlement Allocation, CDBG

Attach supporting documents as specified in agency instructions.

Add Attachments | Delete Attachments | View Attachments

OMB Control No: 2506-0117 (exp. 06/30/2018)

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant: 7th
* b. Program/Project: 7th

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

Add Attachment | Delete Attachment | View Attachment

17. Proposed Project:

* a. Start Date: 07/01/2017
* b. End Date: 06/30/2018

18. Estimated Funding ($):

* a. Federal	491,315.00
* b. Applicant	
* c. State	
* d. Local	
* e. Other	
* f. Program Income	
* g. TOTAL	491,315.00

*** 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

Add Attachment | Delete Attachment | 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)**

☒ ** 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:	Samuel
Middle Name:	
* Last Name:	Anselm
Suffix:	
* Title:	City Manager
* Telephone Number:	417-624-0820
Fax Number:	
* Email:	sanselm@joplinmo.org
* Signature of Authorized Representative:	
* Date Signed:	8-7-17

OMB Control No: 2506-0117 (exp. 06/30/2018)

OMB Number: 4040-0004
Expiration Date: 10/31/2019

Application for Federal Assistance SF-424

* 1. Type of Submission: ☐ Preapplication ☒ Application ☐ Changed/Corrected Application	* 2. Type of Application: ☐ New ☒ Continuation ☐ Revision	* If Revision, select appropriate letter(s): / * Other (Specify):
* 3. Date Received:	4. Applicant Identifier:	
5a. Federal Entity Identifier:	5b. Federal Award Identifier: M17-DC290209	
State Use Only:		
6. Date Received by State:	7. State Application Identifier:	

8. APPLICANT INFORMATION:

* a. Legal Name:	City of Joplin
* b. Employer/Taxpayer Identification Number (EIN/TIN):	44-6000019
* c. Organizational DUNS:	0106496460000

d. Address:

* Street1:	602 S Main St
Street2:	
* City:	Joplin
County/Parish:	
* State:	MO: Missouri
Province:	
* Country:	USA: UNITED STATES
* Zip / Postal Code:	64801

e. Organizational Unit:

Department Name:	Division Name:
Planning, Dev, and N.S.	Community Development

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:		* First Name:	Tyler
Middle Name:			
* Last Name:	Overstreet		
Suffix:			
Title:	Planner		
Organizational Affiliation:			
* Telephone Number:	417-624-0820	Fax Number:	
* Email:	toverstr@joplinmo.org		

OMB Control No: 2506-0117 (exp. 06/30/2018)

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:**

CPD, Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnerships Program

*** 12. Funding Opportunity Number:**

* Title:

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment | Delete Attachment | View Attachment

*** 15. Descriptive Title of Applicant's Project:**

HOME Investment Partnerships Allocation, Joplin Consortium

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: 7th
* b. Program/Project: 7th

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

Add Attachment | Delete Attachment | View Attachment

17. Proposed Project:

* a. Start Date: 07/01/2017
* b. End Date: 06/30/2018

18. Estimated Funding ($):

* a. Federal	491,315.00
* b. Applicant	
* c. State	
* d. Local	
* e. Other	
* f. Program Income	
* g. TOTAL	491,315.00

*** 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

Add Attachment | Delete Attachment | 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)**

☒ ** 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:	Samuel
Middle Name:	
* Last Name:	Anselm
Suffix:	
* Title:	City Manager
* Telephone Number:	417-624-0820
Fax Number:	
* Email:	sanselm@joplinmo.org
* Signature of Authorized Representative:	[signature]
* Date Signed:	8-7-17

OMB Control No: 2506-0117 (exp. 06/30/2018)

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

8-7-17
Date

City Manager
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 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) 2017-2019 [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:

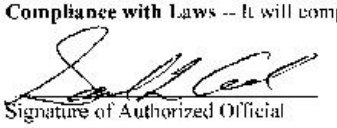
1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and

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.

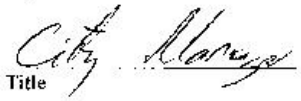
Compliance with Laws -- It will comply with applicable laws.



Signature of Authorized Official

8-7-17

Date



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

8-7-17
Date

City Manager
Title