

# 2022 ACTION PLAN

City of Lakewood  
Community Development Block Grant (CDBG)

Planning Department  
Comprehensive Planning & Research Division

DRAFT February 2022

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## Executive Summary

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

#### 1. Introduction

The Community Development Block Grant (CDBG) is administered by the U.S. Department of Housing and Urban Development (HUD). The program is authorized under Title 1 of the Housing and Community Development Act of 1974, making it one of the oldest programs in HUD. The program provides annual grants to communities to complete a wide range of projects aimed at revitalizing neighborhoods, fostering economic development, and improving community facilities and services. Maximum priority is given to activities benefiting low and moderate income persons. HUD determines the amount of funding each community receives based on population, the number of low and moderate income residents, and the age of existing housing stock. Lakewood has been receiving CDBG funds since the program began in 1974.

The national CDBG program goal is to develop viable communities. The program allows entitlement communities to develop their own projects and funding priorities as long as the funded projects correlate directly to one of the following national objectives:

- Benefit low and moderate income persons,
- Aid in the prevention or elimination of slum or blight conditions,
- Address other community development needs that present a serious and immediate threat to the health and welfare of the community.

CDBG activities must also meet eligibility requirements set by HUD and address a priority need established in Lakewood's 2020-2024 Consolidated Plan. Administration and planning expenses are subject to a 20 percent annual cap, and public service programs are subject to a 15 percent annual cap. The Annual Action Plan outlines specific strategies to be undertaken during the 2022 program year to address the needs outlined in the Consolidated Plan. The CDBG program year begins on June 1, 2022 and ends on May 31, 2023. The City of Lakewood is expecting to receive approximately \$860,000 in 2022. Once HUD announces Lakewood's 2022 allocation, the Action Plan will be updated with the actual allocation amount.

## **2. Summarize the objectives and outcomes identified in the Plan**

Lakewood's goals for the 2022 Annual Action Plan period will primarily focus serving low-income earning households through housing rehabilitation, public facility improvements and supportive services for low-income and people with special needs.

Lakewood's Community Resources department will continue renovation of an older Head Start facility in need of improvement to address accessibility and layout issues that are not conducive to early education instruction. This project has been a high priority for Lakewood. Once complete, this updated, top-notch facility will better serve the children, teachers and families attending Head Start.

Housing rehabilitation was identified as a need through the Consolidated Plan process. In response, Lakewood will continue to partner with Foothills Regional Housing (formerly Jefferson County Housing Authority) to provide necessary improvements to single-family homes owned by low-income and elderly residents. Lakewood will also partner with Mile High Youth Corps in 2022 to provide energy audits, conservation education and efficiency upgrades for low-income homeowners.

Supportive services for special needs residents were also identified as a priority need in Lakewood. These needs are addressed by providing child-care scholarships for low income families and through the Lakewood Self-sufficiency program managed by Metro West Housing Solutions staff for their residents. Through Lakewood's homeless navigation program, emergency housing vouchers and limited rental assistance will be provided to people experiencing homeless while pursuing long-term stable housing.

Lakewood's homeless navigation program help people experiencing homelessness access services and housing. In some cases, emergency housing is provided while the navigators work closely with the individuals to obtain stable, long-term housing and services. CDBG will help support this program by funding activities and services that may include limited rental assistance, emergency hotel vouchers, case-management services, transportation, or other eligible direct service needs.

Lakewood's first permanent supportive housing for those experiencing homelessness will begin construction in 2022. CDBG will support the project by paying for the costs of the water taps. This support will help to offset some of the construction costs so rents remain affordable and supportive services can be delivered on site.

A chart outlining all of the activities and funding levels planned for 2022 can be found in the appendices of this document.

### **3. Evaluation of past performance**

The City's past programs have focused on community needs that continue to exist including aging housing and infrastructure, neighborhood improvements, and social service supports for low income residents. The programs Lakewood has used to address these needs have been well received by residents and neighborhood organizations. Lakewood believes the programs proposed for the 2022 Action Plan year continue to be the most efficient and effective use of HUD block grant funds.

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

The stakeholder and citizen participation process for the 2022 Annual Action Plan included the following:

1. Public meeting held on March 1, 2022 to gather input on community needs and proposed 2022 activities. A notice was published in the Denver Post, and on the city website and Your Hub.
2. Public Hearing held remotely on April 12, 2022. A 30-day public notification was posted in both English and Spanish in an effort to encourage participation of Spanish speaking citizens. The notice was published in the Denver Post, and posted on the city website and Your Hub.
3. Copies of the Annual Action Plan were distributed to Lakewood libraries, Metro West Housing Solutions office and posted on the city website for comments. The public comment period began on February 24, 2022 and ended on March 26, 2022.

### **5. Summary of public comments**

## **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.

<b>Agency Role</b>	<b>Name</b>	<b>Department/Agency</b>
Lead Agency	LAKEWOOD	
CDBG Administrator	LAKEWOOD	City of Lakewood Planning Department

**Table 1 – Responsible Agencies**

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

### **1. Introduction**

This section describes the stakeholder consultation process conducted for the Action Plan. Much of the initial consultation was carried out through the development of the Consolidated Plan where community development, social service and housing agencies were consulted through interviews and public meetings.

**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 Lakewood's activities that support coordination between public and assisted housing providers and health care and social service agencies are threefold: 1) the City encourages and accepts funding applications from housing, health care and service providers through its Annual Action Plan process. Activities that complement existing city programs are prioritized for funding. 2) The City has a small staff overseeing housing and community development programs; however, these staff are very active on local and regional boards and committees. 3) Rather than duplicate regional services and programs, the City utilizes existing programs—e.g., the City contracts with Foothills Regional Housing to administer funds for housing rehabilitation for low income homeowners. The City also coordinates closely with Metro West Housing Solutions, Foothills Regional Housing and Jefferson Center to support their initiatives.

**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 Lakewood is a participating member of the Jefferson County Heading Home Committee. Heading Home is a collaboration of individuals and public service organizations in the HOME consortium region determined to end homelessness in Jefferson County. The JCHHC is governed by the Heading Home Plan to End Homelessness (Heading Home), which was created in April, 2013. Each of the eight goals of Heading Home are governed by a subcommittee. The City of Lakewood is a participating member of the JCHHC, and a member of a subcommittee that specifically works to obtain permanent supportive housing for homeless in Jefferson County. The Severe Weather Shelter Network (SWSN) is one

of the services provided through Heading Home. The SWSN, through Jefferson County faith communities, provides emergency shelter and services during severe weather. Weather is considered severe when the temperature is below 32 degrees and wet or below 20 degrees and dry.

City of Lakewood is also a member agency of the Metropolitan Denver Homeless Initiative (MDHI), metro Denver's Continuum of Care administering organization. The goal of MDHI is to provide maximum personal independence opportunities for homeless persons and persons at risk of becoming homeless through design and implementation of a Continuum of Care and Opportunities model for the metropolitan Denver community. In an effort to end homelessness across the Denver region, MDHI organizes a Point-in-Time (PIT) Homeless Count for the seven county Denver region. The purpose of the annual PIT count is to count the number of homeless individuals on one day of the year and to educate citizens about the presence of homelessness within their own communities.

In addition, the communities within Jefferson County recently partnered to conduct a month-long comprehensive count of individuals experiencing homelessness. That report was released in March 2020 and the steering committee anticipates continuing discussions to continue to improve the service delivery system to meet the needs of people experiencing homelessness. In 2021, those same communities formed a Housing Navigation Collaborative which focuses on collaboratively addressing homeless needs within the county. This group is working with Colorado Division of Housing and municipal and county leadership to acquire and assemble land, identify supportive service providers and secure financing to develop needed housing navigation centers, emergency, workforce and permanent supportive housing for people experiencing homelessness within Jefferson County.

Several of Lakewood's City Councilors serve as board members and volunteers for Lakewood non-profits and agencies that assist the homeless and provide affordable housing options.

**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**

N/A; Lakewood does not receive Emergency Solutions Grant (ESG) and does not use the HMIS system. However, Lakewood does support local non-profits by providing letters of support and certifications for grant applications.



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

Table 2 – Agencies, groups, organizations who participated

1	<b>Agency/Group/Organization</b>	Metro West Housing Solutions
	<b>Agency/Group/Organization Type</b>	PHA
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Supportive Services
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City of Lakewood consulted with Metro West Housing Solutions through their review of the draft Action Plan. In addition, city staff work closely throughout the year with MWHS staff who assists Lakewood in identifying and addressing Lakewood's housing and support needs of the low-income community.
2	<b>Agency/Group/Organization</b>	LAKEWOOD
	<b>Agency/Group/Organization Type</b>	Other government – Local
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Lakewood uses much of its CDBG funding for activities and programs operated through city departments. Each city department has a representative that provides input, reviews applications and makes recommendations for CDBG projects. In addition, staff meets regularly with other city staff tasked with managing CDBG projects. During these meetings, valuable information is gathered to assist in the preparation of the Annual Action Plan.
3	<b>Agency/Group/Organization</b>	JEFFERSON COUNTY
	<b>Agency/Group/Organization Type</b>	Other government – County

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Due to Lakewood's inclusion in to the Jefferson County HOME Consortium, the City of Lakewood and Jefferson County meet regularly, which has greatly improved the coordination between the two jurisdictions. Lakewood staff are now members of the Jefferson County Community Development Advisory Board. The board is made up of representatives from most county jurisdictions, citizens and business leaders and provides a unique opportunity to collaborate regionally in addressing overlapping community needs. The ongoing communication has provided valuable information and resources that assisted in drafting the Annual Action Plan.

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

N/A; the Lakewood Consolidated Plan and 2021 Action Plan provided an opportunity and invited participation and comments from all organizations serving low and moderate residents and residents with special needs.

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

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	MDHI	Lakewood will continue to be a partner in the provision of affordable housing and services to assist persons who are homeless and/or at-risk of homelessness.

**Table 3 - Other local / regional / federal planning efforts**

## **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 stakeholder and citizen participation process for the 2022 Annual Action Plan included the following:

1. Public meeting on March 1, 2022 to gather input on community needs and proposed 2022 activities. A notice was published in the Denver Post, and on the city website and Your Hub.
2. Public Hearing held on April 12, 2022. A 30-day public notification was posted in both English and Spanish in an effort to encourage participation of Spanish speaking citizens.
3. The notice was published in the Denver Post, and posted on the city website and Your Hub and posted on the city website for comments. The public comment period began on February 24, 2022 and ended on March 26, 2022.

### **Citizen Participation Outreach**

<b>Sort Order</b>	<b>Mode of Outreach</b>	<b>Target of Outreach</b>	<b>Summary of response/attendance</b>	<b>Summary of comments received</b>	<b>Summary of comments not accepted and reasons</b>	<b>URL (If applicable)</b>
1	Public Meeting	Non-targeted/broad community	None	NA	NA	
2	Public Hearing	Non-targeted/broad community	None	NA	NA	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Newspaper Ad	Minorities  Non-English Speaking - Specify other language: Spanish  Non-targeted/broad community	None	NA	NA	
4	Internet Outreach	Minorities  Non-English Speaking - Specify other language: Spanish  Non-targeted/broad community	None	NA	NA	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Distribute AAP to public libraries, PHA residents	Minorities  Non-targeted/broad community  Residents of Public and Assisted Housing	None	NA	NA	

**Table 4 – Citizen Participation Outreach**

## Expected Resources

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

#### Anticipated Resources (ESTIMATES FOR NOW)

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of Con Plan	Narrative Description
			Annual Allocation:	Program Income:	Prior Year Resources:	Total:		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$860,000	\$15,000	\$270,000	\$1,145,000	\$1,652,870	This is the third Action Plan for the 2020-2024 Con Plan

Table 5 - Expected Resources – Priority Table

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

Lakewood's CDBG allocation will complement a number of other federal resources, as well as state and local resources. The primary resources are: 1) The City's Capital Improvement and Preservation program, which is used for major capital projects in Target Area neighborhoods; 2) The City's Economic Development Fund, which provides assistance for public improvements for certain business enterprises; 3) The Lakewood Head Start grant, which provides approximately \$900,000 annually for comprehensive preschool and family support services; 4) HOME, allocated through the Jefferson County Consortium; 5) HUD funded Section 8 voucher program; 6) Private Activity Bonds, which provides roughly \$8 million/year to Lakewood for housing activities; 7) Lakewood Reinvestment Authority, which encourages private reinvestment within targeted areas; and 8) Colorado Division of Housing and Colorado Housing Finance Agency competitive grant programs.

## 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	Preserve and improve target area neighborhoods	2020	2024	Affordable Housing Non-Housing Community Development	All Lakewood Target Areas	Neighborhood Improvements in Target Areas	CDBG: \$690,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 40 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 40 units
2	Provide safe, decent affordable housing	2020	2024	Affordable Housing Public Housing Non-Homeless Special Needs	All Lakewood Target Areas	Housing Rehabilitation and Improvements	CDBG: \$155,000	Homeowner Housing Rehabilitated: 85 Household Housing Units
3	Promote self-sufficiency through service provision	2020	2024	Homeless Non-Homeless Special Needs	All Lakewood Target Areas	Supportive Services for Low Income & Special Needs	CDBG: \$130,000	Public service activities other than Low/Moderate Income Housing Benefit: 50 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 200 Households Assisted Homelessness Prevention: 20 Persons Assisted

**Table 6 - Goals Summary**

## Goal Descriptions

<b>1</b>	<b>Goal Name</b>	Preserve and improve low-income neighborhoods
	<b>Goal Description</b>	Preservation and improvement of low-income area neighborhoods
<b>2</b>	<b>Goal Name</b>	Provide safe, decent affordable housing
	<b>Goal Description</b>	Provide safe, decent and affordable housing; and affirmatively further fair housing choice
<b>3</b>	<b>Goal Name</b>	Promote self-sufficiency through service provision
	<b>Goal Description</b>	Provide supportive services to low income and special needs populations, to promote stability and self-sufficiency



## **AP-35 Projects - 91.420, 91.220(d)**

### **Introduction**

The following projects will be carried out in 2022 using CDBG funds.

#	Project Name
1	Housing Preservation and Rehabilitation
2	Neighborhood Improvements and CDBG Neighborhood Cleanup
3	Public Facilities- Patterson Head Start
4	Public Facilities- Solid Ground Apartments Water Taps
5	Support Services Metro West Housing Solutions Self Sufficiency Program
6	Support Services Childcare Scholarships
7	Support Services Homeless Services
8	CDBG Program Administration

**Table 7 – Project Information**

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

The allocation of funds is closely aligned with the top housing and community development needs identified in the needs assessment, housing market analysis and contributed by stakeholders and citizens who participated in the development of the Consolidated Plan. The primary obstacle to addressing underserved needs is lack of funds. The cost of needed improvements to the City's sidewalks, for example, far exceeds the City's five-year allocation of HUD block grant funds.

## AP-38 Project Summary

### Project Summary Information

1	Project Name	Public Facilities
	Goals Supported	Preserve and improve low-income area neighborhoods
	Needs Addressed	Neighborhood Improvements in low-income areas
	Funding	CDBG: \$690,000 Matrix Code: 03M & 01
	Description	Improvements to public facilities and right-of-ways within low-income areas or that benefit low-income or special needs populations.
	Target Date	5/31/2023
	Estimate the number and type of families that will benefit from the proposed activities	Improvements will be made to an existing Head Start facility serving low-income households. Approximately 40 children per year will now have access to an updated, accessible facility for early education instruction. Water taps will be acquired/purchased for a new 40-unit permanent supportive housing development for formerly homeless households.
	Location Description	1480 S. Yarrow St. Lakewood, CO 80232 & 7290 W. 14 <sup>th</sup> Ave. Lakewood, CO 80214
	Planned Activities	See above
2	Project Name	Neighborhood Improvements and CDBG Neighborhood Cleanup
	Goals Supported	Preserve and improve Target area neighborhoods
	Needs Addressed	Neighborhood Improvements in low-income areas
	Funding	CDBG: \$16,000 Matrix Code: 05V
	Description	Improvements and programs that benefit low-income areas.
	Target Date	5/31/2023

	Estimate the number and type of families that will benefit from the proposed activities	Approximately 2,000 residents living in low-income areas will be able to dispose or recycle trash, large household items, appliances and electronics at the CDBG Neighborhood Clean-up event in 2022.
	Location Description	The site is located at 700 Depew St
	Planned Activities	See above.
3	Project Name	Housing Preservation and Improvements
	Goals Supported	Provide safe, decent affordable housing
	Needs Addressed	Housing Rehabilitation and Improvements
	Funding	CDBG: \$155,000 Matrix Code: 14A & 14F
	Description	Interior and exterior housing rehabilitation to include energy audits and energy efficiency improvements for income qualified, single-family, homeowners.
	Target Date	5/31/2023
	Estimate the number and type of families that will benefit from the proposed activities	Approximately seventy-five low-income single-family homeowners will be able to make necessary improvements to their homes in 2021.
	Location Description	Single-family rehabilitation program is citywide
	Planned Activities	See above.
	Project Name	Supportive Services
4	Goals Supported	Promote self-sufficiency through service provision
	Needs Addressed	Supportive Services for Low Income & Special Needs
	Funding	CDBG: \$114,000 Matrix Codes: 05 & 05L & 05Q

	Description	Direct supportive services to homeless and low-income Lakewood residents. Specific activities include child-care scholarships for low-income Head Start families, homeless services and self-sufficiency activities/programs for Metro West Housing Solutions' residents.
	Target Date	5/31/2023
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 50 low-income earning families will receive child-care scholarships for Head Start early education 150 or more Metro West Housing Solutions' residents will participate in self-sufficiency programs or activities 20 or more people experiencing homelessness will receive emergency services to stabilize their living situations while longer-term solutions are pursued.
	Location Description	Activities will be carried out citywide.
	Planned Activities	See above
	Project Name	CDBG Administration
	Funding	CDBG: \$170,000 Matrix Codes: 21A
5	Description	Planning and oversight of the CDBG Program
	Target Date	5/31/2023
	Estimate the number and type of families that will benefit from the proposed activities	Administration activities do not produce beneficiary data

## **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**

CDBG funds will be used throughout the City of Lakewood through programs where project eligibility is based on the income of individuals who will directly benefit from the CDBG funds. Projects that benefit an entire area or neighborhood will be focused in low- to moderate-income neighborhoods (HUD-designated income-qualifying census tracts).

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
ALL LAKEWOOD TARGET AREAS	0

**Table 8 - Geographic Distribution**

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

- The City bases the geographic allocation of investments on community need and the distribution of low- and moderate-income persons in each eligible community.

### **Discussion**

Please see above.

## **AP-75 Barriers to Affordable Housing – 91.420, 91.220(j)**

**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 of Lakewood understands the need for removing or ameliorating the negative effects of public policies that serve as barriers to affordable housing. Actions to assist in barrier removal include policies that encourage a mix of housing options for all Lakewood residents starting with goals outlined in Lakewood's Comprehensive Plan that encourage preservation and development of affordable housing units. These goals help to shape zoning policy. The Lakewood Zoning Ordinance permits a mix of residential and commercial in most of its commercial zone districts, and high density development and accessory dwelling units in some residential zones. These land use policies result in more affordable and market-rate residential units in Lakewood. Lastly, the City of Lakewood is currently reviewing incentives and strategies to eliminate barriers and encourage affordable housing development. Some strategies may include waiving a portion of development impact fees, density bonuses and zoning changes for affordable housing developments in certain situations.

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

This section describes other actions that the City will undertake during the program year to help fulfill the annual goals and objectives.

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

Despite efforts to fill gaps and address community needs there continue to be obstacles. Underserved needs appear in all of the three categories of need in Lakewood—Neighborhood Improvements in Target Areas, Housing Rehabilitation and improvements and Supportive Services for Low Income & Special Needs. Each of the activities in the current program year was selected to help address underserved needs of low- to moderate-income residents and neighborhood. In addition, the City continues to work closely with local non-profits, Metro West Housing Solutions, and partner jurisdictions throughout Jefferson County to break down barriers to accessing services. Efforts this year include continuation of the Homeless Navigator program, improvements to public facilities and housing preservation and rehabilitation.

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

The City works closely with Metro West Housing Solutions and other housing service providers to acquire and develop affordable housing. The City works closely with the Jefferson County HOME Consortium to direct HOME funds to eligible rental and for-sale units to address affordability issues for low income households. Lakewood continues to support area housing agencies to provide services for those who are homeless, including the provision of additional shelter space and transitional housing opportunities that assist in the prevention of homelessness. Specific activities funded in the 2022 program year which directly foster and maintain affordable housing include single family housing rehabilitation,

energy audits and improvements and water taps for a permanent supportive housing development.

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

The City will continue its support efforts that reduce the hazards of lead-based paint utilizing HUD funds in conjunction with other available resources. Activities will include testing and evaluation, community education, and abatement of lead-based paint hazards, when necessary. Lakewood, Foothills Regional Housing and Metro West Housing Solutions have integrated lead-hazard evaluation and reduction activities into existing housing programs.

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

The City of Lakewood will continue to implement strategies to reduce the number of families and individuals living in poverty. This focus is primarily on developing and supporting programs that raise household incomes and stabilize family situations. Programs include providing access to affordable, stable housing and supportive service programs focusing on self-sufficiency and economic independence.

Lakewood's Economic Development Division and Lakewood Reinvestment Authority share a common goal to expand the City's economic base, thereby creating more jobs and more employment possibilities for Lakewood residents. The Economic Development Division functions to retain businesses and help them expand and attract new capital investment and jobs to the City. Activities include business advocacy and problem resolution, marketing and business development as well as grant and loan program management. The primary funding source for these activities is the City Economic Development Fund.

In addition to expanding economic opportunities, Metro West Housing Solutions Self-Sufficiency program addresses the goal of getting people off public assistance and moving toward self-sufficiency. The Childcare Scholarships and Head Start programs are also an important component of this strategy in that they allow families who cannot otherwise afford day care to obtain it so that they can search or maintain employment.

The City works with community partners to maximize the impact of targeted programs on poverty. It is intended that these collaborations will significantly improve the lives of low-income working families, elderly on fixed incomes, and others who struggle with poverty in the community.

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

The City of Lakewood Planning Department administers the Community Development Block Grant (CDBG) program. City staff in the departments of Planning, Public Works, Community Resources and Police will manage internal CDBG projects. The benefit of carrying out projects “in house” is to provide the greatest control over the scope, quality and cost of each project. Where beneficial, the city will enter into a contract or sub recipient agreement with the appropriate agency to perform specific activities. An interdepartmental team develops funding recommendations that are forwarded to City Council each year and adopted as the Annual Action Plan. The team objectives are to develop a comprehensive philosophy for the grant program and to ensure that projects are developed and implemented strategically.

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

Cooperation with nonprofit agencies serving Lakewood residents is necessary to meet the housing and supportive service needs of the community. Lakewood supports applications for funding by various organizations when funds will be used for programs that address identified community needs and are complementary to existing City of Lakewood programs. Metro West Housing Solutions and Lakewood staff members serve on various nonprofit boards and committees, thereby strengthening communication and coordination of services. Lakewood will continue to foster these relationships and seek ways to expand partnerships in the coming years.

### **Discussion**

See above.



## Program Specific Requirements

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

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

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	\$15,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>\$15,000</b>

#### Other CDBG Requirements

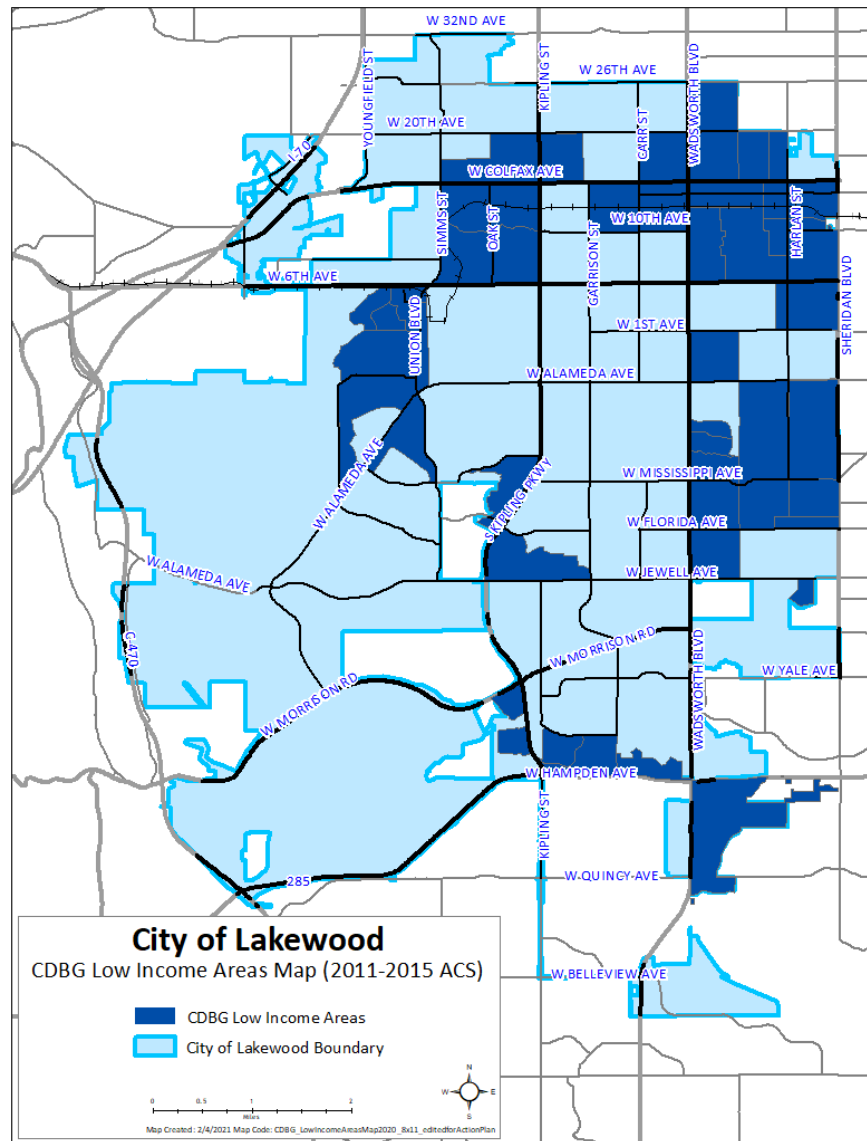
- |  |   |
|--|---|
| 1. The amount of urgent need activities  | 0 |
| 2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. <b>Overall benefit of 80% for 2021, 2022, 2023</b> |   |

## **APPENDICES**

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### **City of Lakewood 2022 Action Plan**

### CDBG Low Income Areas



## 2022 CDBG Activities

2022 Activities	Plan Goal	Funds Awarded	Expected Outcomes
<b>Single Family Housing Rehabilitation</b> Provides low-interest loans and/or grants to low- and moderate-income homeowners for renovation of single-family homes in need of repair	Provide safe, decent affordable housing	\$85,000	Approximately 15 low-income single-family homeowners will be able to make necessary improvements to their homes in 2022.
<b>Mile High Youth Corps Energy Improvements</b> Provides free energy audits, conservation education and water efficient toilet replacement for low-income Lakewood homeowners.	Provide safe, decent affordable housing	\$70,000	Approximately 60 low-income single-family homeowners will receive energy audit and efficient toilet replacement in 2022.
<b>Neighborhood Cleanup</b> Operates projects in designated CDBG Target Areas that are designed to enhance neighborhood appearance and safety. A neighborhood cleanup event will be held for households within CDBG Target Areas.	Preserve and improve low-income neighborhoods	\$16,000	Approximately 2,000 residents living in CDBG Target Areas will be able to dispose of trash, or recycle large household items, appliances and electronics at the CDBG Neighborhood Clean-up event in 2022.
<b>Patterson Head Start Renovation</b> Renovation of existing cottage buildings at Patterson Head Start facility to improve accessibility, programming and functional early education instruction space.	Preserve and improve low-income neighborhoods	\$500,000	Approximately 40 children per year will have access to an updated, accessible facility to better serve early education instruction.
<b>Solid Ground Apartments Water Taps</b> Water tap costs will be provided to 40-unit permanent supportive housing development serving formerly homeless individuals.	Preserve and improve low-income neighborhoods	\$190,000	40 permanent supportive housing units will be available to low-income households.
<b>Homeless Services</b> Funding will be used for eligible CDBG activities to assist with homeless. Activities could include limited rental assistance, emergency hotel vouchers, case-management services, transportation or other eligible direct services.	Promote self-sufficiency through service provision	\$50,000	Approximately 20 low-income and/or unsheltered people will receive services to stabilize their housing situation.

<b>MWHS Self-Sufficiency Program</b> Offers a broad range of services to Lakewood residents on public assistance. Services offered through a contract with Metro West Housing Solutions include case management, referral services, transportation and recreation scholarships, after-school programs and activities to increase life skills.	Promote self-sufficiency through service provision	\$24,000	150 or more Metro West Housing Solutions' residents will participate in self-sufficiency programs or activities.
<b>Child-Care Scholarships</b> Provides childcare scholarships to low-income families to help parents remain in the workforce or receive job training.	Promote self-sufficiency through service provision	\$40,000	Approximately 50 low-income earning families will receive child-care scholarships for Head Start early education.
<b>CDBG Administration</b> Provides oversight, management, and coordination of the CDBG program.	N/A	\$170,000	N/A

## **2022 Certifications**

To be inserted prior to HUD submittal

## **Public Notices and Comment Period Publication**