

Welcome to the Public Hearing for the HOME-ARP Allocation Plan and 2020 and 2021 Annual Action Plan Amendments

Thursday January 26, 2023

1:00 p.m. – 2:00 p.m.

Sponsored by the Montana Department of Commerce

The Department of Commerce will make reasonable accommodations for persons with disabilities or who have a Limited English Proficiency and who wish to participate in this process or need an alternative accessible format of this. Presentation materials will be provided in advance of the meeting.

El Departamento de Comercio hará adaptaciones razonables para las personas con discapacidades o personas con dominio limitado del inglés que deseen participar en este proceso y necesiten un formato accesible alternativo de materiales de presentación o servicios de traducción.



Public Participation Process

The State of Montana, through the Department of Commerce, develops a 5-year plan to guide policy and investment for housing, economic, and other community development. The 5-year plan, also known as the “Consolidated Plan for Housing and Community Development” is required by the U.S. Department of Housing and Urban Development (HUD) to assess Montana’s needs and current conditions as well as to determine priorities and allocate HUD funding.



Public Participation Process

The perspectives and opinions shared by participants of this public hearing will help Commerce to edit and finalize the HOME-ARP Allocation Plan, which falls under the 2021 AAP.

Your feedback will also help finalize the amendments to the 2020 and 2021 AAPs, which fall under the 2020-2024 Consolidated Plan.

We hope that with your input, we can ensure housing and community development needs across Montana are identified and addressed.



HOME-ARP Program Overview

- HOME Investments Partnership Program-American Rescue Plan
- Commerce is eligible to receive \$11.46 million from the US Department of Housing and Urban Development (HUD) to address housing needs for Qualifying Populations through the production of permanent homes, non-congregate shelter, and/or supportive services
- Qualifying Populations include individuals and households that meet one or more of the following definitions:
 - Homeless, as defined in section 103(a) of the McKinney-Vento Homeless Assistance Act,
 - At-risk of homelessness, as defined in section 401(1) of the McKinney-Vento Homeless Assistance Act,
 - Fleeing, or attempting to flee, domestic violence, dating violence, sexual assault, stalking, or human trafficking, as defined by HUD,
 - Other populations where providing supportive services or assistance under Section 212 would prevent homelessness or would serve those with the greatest risk of housing instability;
 - And Veterans and families that include a veteran family member that meet one of the preceding criteria



HOME-ARP Program Overview

- Eligible project activities include:
 - Acquisition, rehabilitation, or new construction of affordable rental housing
 - Tenant-Based Rental Assistance
 - Supportive Services
 - Acquisition and Development of Non-Congregate Shelter
 - Nonprofit Operating and Capacity Building Assistance
- To develop the HOME-ARP Allocation Plan, Commerce was required to undergo an extensive consultation process which helped identify the housing needs and gaps in resources available to qualifying populations, and prioritize the use of the State's allocation of HOME-ARP funds



HOME-ARP Allocation Plan

- Describes the actions, activities, and resources available for the State's HOME-ARP program
- Summarizes the consultation process and provides an analysis of housing needs and service gaps across the state
- Identifies the highest priority uses for the State's allocation of funds
- Discusses the competitive process that Commerce will use to fund eligible projects



HOME-ARP Consultation Process

- Program overview presented in October 2021 to the Economic Transformation and Stabilization and Workforce Development Programs and Advisory Commission (EWAC)
- Virtual meetings were held from Summer 2021 through Winter 2023 with a variety of organizations and agencies
- Public survey was conducted in August 2022
- Survey results also presented to EWAC in September 2022



HOME-ARP

Consultation Process Results

- Largest need across the state is for affordable rental units that meet property standards and accept vouchers
 - Lack of inventory makes it difficult to utilize existing vouchers and rental assistance programs
- Other high needs identified:
 - Supportive services
 - Additional non-congregate shelter space
 - Tenant-Based Rental Assistance (TBRA)



HOME-ARP Gaps Analysis Results

- Identified significant gaps in the inventory of affordable rental housing and supportive services available to qualifying populations
- Also identified a need for non-congregate shelter space, particularly in rural communities
- Low inventory of affordable housing units makes transitioning out of shelter and into permanent housing a challenge and requires extensive supportive services for qualifying populations to remain housed



HOME-ARP Gaps Analysis

- The following sources were used to identify the geographic distribution and demographic information of qualifying populations, as well as inventory the existing housing and services available across the state:
 - [American Community Survey \(ACS\)](#)
 - [Comprehensive Housing Affordability Strategy \(CHAS\)](#)
 - [Continuum of Care Point-in-Time Count](#)
 - [National Coalition Against Domestic Violence \(NCADV\)](#)
 - [National Network to End Domestic Violence \(NNEDV\)](#)
 - [Joint Center for Housing Studies of Harvard University](#)
 - [HUD Continuum of Care Homeless Assistance Programs Housing Inventory Count Report \(HIC\)](#)
 - [HUD Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations](#)



HOME-ARP Proposed Use of Funds

Use of HOME-ARP Funding	Funding Amount	Percent of the Grant	Statutory Limit
Supportive Services	\$ 1,300,000		
Acquisition and Development of Non-Congregate Shelters	\$ 0		
Tenant Based Rental Assistance (TBRA)	\$ 0		
Development of Affordable Rental Housing	\$ 9,013,792		
Non-Profit Operating	\$ 0	0 %	5%
Non-Profit Capacity Building	\$ 0	0 %	5%
Administration and Planning	\$ 1,145,976	10 %	15%
Total HOME ARP Allocation	\$ 11,459,768		

*The above funding amount for Supportive Services is a maximum. Commerce will allocate any unused funds to the development of Affordable Rental Housing.



HOME-ARP Proposed Use of Funds

- Commerce intends to issue funds for eligible projects through a competitive application process similar to that of the regular HOME and Housing Trust Fund application process
- The initial round will be open to all eligible entities in non-entitlement communities
- Any remaining HOME-ARP funds will become available in a second round of competitive applications open to all eligible entities around the state



HOME-ARP Allocation Plan

- Available for review on Commerce's HOME-ARP website - <https://housing.mt.gov/Community-Housing/HOME-ARP>
- All comments will be considered and included in the final allocation plan
- Public comments on the draft allocation plan will be accepted at the end of the presentation
- Comments will also be accepted in writing through the end of the public comment period on February 17, 2023.



Annual Action Plan Amendments

- 2020 – 2021 Annual Action Plan
 - 2020-2024 Consolidated Plan: Year 1
- 2021 - 2022 Annual Action Plan



2020-2024 Consolidated Plan Goals and Objectives

- The objectives of Montana's Consolidated Plan include:
 - Provide decent housing
 - Provide a suitable living environment
 - Expand economic opportunities
- The goals of Montana's Consolidated Plan are:
 - Goal 1 – Preserve and Construct Affordable Housing
 - Goal 2 – Plan for Communities
 - Goal 3 – Improve and Sustain Public Infrastructure
 - Goal 4 – Revitalize Local Economies
 - Goal 5 – Reduce Homelessness



2020-2024 Consolidated Plan Programs

- Community Development Block Grant (CDBG)
 - Housing (Rental Development / Single Family Rehabilitation)
 - Public and Community Facilities
 - Planning
 - Economic Development
- Emergency Solutions Grant (ESG)
- HOME Investment Partnerships Program (HOME)
- Housing Trust Fund (HTF)
- Housing Opportunities for Persons with AIDS (HOPWA)

For more information on Montana's competitive HOPWA grant, contact Julianna Crowley JCrowley@mt.gov



2020-2024 Consolidated Plan Documents

- 5-Year Consolidated Plan for Housing and Community Development
 - Consolidated Plans are strategic plans that guide housing and community investments. **Montana is currently operating under the 2020-2024 Consolidated Plan.**
- Annual Action Plan (AAP)
 - AAPs are prepared each year of the Consolidated Plan and outline specific activities, goals, objectives, etc., for the given program year (not cumulative). **Montana's 2021-2022 AAP outlines activities that are planned for Program Year 2 of the 2020-2024 Consolidated Plan, which runs from April 1, 2021, to March 31, 2022.**
- Consolidated Annual Performance and Evaluation Report (CAPER)
 - CAPERs are annual reports that detail use of funds and progress towards meeting goals and objectives for AAPs.



2021-2022 AAP and 2020-2021 AAP

Components of the AAP

- The Setup
 - Administrative details
- The Process (“PR”)
 - Public participation elements
- Annual Action Plan (“AAP”)
 - Expected resources, goals, priorities, and how funds will be distributed by program



2020 Annual Action Plan

Resources by Program – Plan Year 1

- Community Development Block Grant (CDBG)
\$6,861,061
- HOME Investment Partnerships Program (HOME)
\$3,635,479
- Emergency Solutions Grant (ESG) **\$732,063**
- Housing Trust Fund (HTF) **\$3,000,000**



2020-2021 Annual Action Plan Resources by Goal – Plan Year 1

Program	Goal										Admin	
	Preserve and Construct Affordable Housing		Plan for Communities		Improve and Sustain Vital Public Infrastructure		Revitalize Local Economies		Reduce Homelessness			
CDBG	\$795,535	12%	\$500,000	7%	\$2,636,295	39%	\$2,000,000	30%	\$450,000	7%	\$300,467	4%
HOME	\$2,288,900	73%	\$0	0%	\$0	0%	\$0	0%	\$533,032	17%	\$313,547	10%
ESG	\$0	0%	\$0	0%	\$0	0%	\$0	0%	\$677,159	93%	\$54,904	7%
HTF	\$2,010,000	67%	\$0	0%	\$0	0%	\$0	0%	\$690,000	23%	\$300,000	10%



2020-2021 Annual Action Plan Amendment

Resources by Goal – Plan Year 1

Program	Goal										Admin	
	Preserve and Construct Affordable Housing		Plan for Communities		Improve and Sustain Vital Public Infrastructure		Revitalize Local Economies		Reduce Homelessness			
CDBG	\$1,419,461	21%	\$500,000	7%	\$3,812,475	57%	\$400,000	6%	\$249,894	4%	\$300,467	4%
HOME	\$2,288,900	73%	\$0	0%	\$0	0%	\$0	0%	\$533,032	17%	\$313,547	10%
ESG	\$0	0%	\$0	0%	\$0	0%	\$0	0%	\$677,159	93%	\$54,904	7%
HTF	\$2,010,000	67%	\$0	0%	\$0	0%	\$0	0%	\$690,000	23%	\$300,000	10%



2021-2022 AAP

Resources by Program – Plan Year 2

- Community Development Block Grant (CDBG) **\$6,982,827**
- HOME Investment Partnerships Program (HOME) **\$3,590,456**
- Emergency Solutions Grant (ESG) **\$743,529**
- Housing Trust Fund (HTF) **\$3,401,884**



2021-2022 AAP

Resources by Goal – Plan Year 2

Program	Goal										Admin	
	Preserve and Construct Affordable Housing		Plan for Communities		Improve and Sustain Vital Public Infrastructure		Revitalize Local Economies		Reduce Homelessness			
CDBG	\$750,000	11%	\$500,000	7%	\$2,787,190	41%	\$2,000,000	29%	\$450,000	7%	\$303,727	4%
HOME	\$2,131,411	69%	\$0	0%	\$0	0%	\$0	0%	\$650,000	21%	\$309,045	10%
ESG	\$0	0%	\$0	0%	\$0	0%	\$0	0%	\$687,765	93%	\$55,764	7%
HTF	\$2,041,696	66%	\$0	0%	\$0	0%	\$0	0%	\$750,000	24%	\$310,188	10%



2021-2022 Annual Action Plan Amendment Resources by Goal – Plan Year 2

Program	Goal										Admin	
	Preserve and Construct Affordable Housing		Plan for Communities		Improve and Sustain Vital Public Infrastructure		Revitalize Local Economies		Reduce Homelessness			
CDBG	\$250,000	3.7%	\$500,000	7.4%	\$5,387,084	79%	\$0	0%	\$350,106	5%	\$303,727	4%
HOME	\$2,131,411	69%	\$0	0%	\$0	0%	\$0	0%	\$650,000	21%	\$309,045	10%
ESG	\$0	0%	\$0	0%	\$0	0%	\$0	0%	\$687,765	93%	\$55,764	7%
HTF	\$2,341,696	69%	\$0	0%	\$0	0%	\$0	0%	\$750,000	22%	\$310,188	10%



Document Review

- Available:
 - On Commerce’s ConPlan website at <https://commerce.mt.gov/Consolidated-Plan/Documents>
 - On Commerce’s HOME-ARP website at <https://housing.mt.gov/Community-Housing/HOME-ARP>
 - By request



Contact Information

Commerce 301 S Park Ave Helena, MT 59601
PO Box 200523 Helena, MT 59620-0523

CDBG Coordinator:	Rosie Goldich
HOME-ARP Program Specialist:	Jen Stepleton
Phone:	406-841-2770
TDD:	406-841-2702
Fax:	406-841-2771
Email:	DOCConPlan@mt.gov
Website:	https://commerce.mt.gov/Consolidated-Plan



Comments

Comments regarding the Draft HOME-ARP Allocation Plan and 2020 and 2021 AAP Amendments are now being accepted.

If you have a comment and are joining via webinar, please raise your hand so we can unmute you. If you are joining via phone, please press *9 to indicate you have a comment and then press *6 to unmute/re-mute yourself.

When providing comment:

- Please state and spell your name
- Please state the organization you represent (if applicable)
- Please specify which document you are providing comment for

Written comments should be addressed to the address or email below and will be accepted until 5:00 p.m. on **February 17, 2023**.

Montana Department of Commerce
Community Development Division
Attn: Con Plan
PO Box 200523
Helena, MT 59620-0523
DOCConPlan@mt.gov

