

**GRAND JUNCTION CITY COUNCIL
WORKSHOP**

**MONDAY, APRIL 30, 2012, 11:30 A.M.
ADMINISTRATION CONFERENCE ROOM
2ND FLOOR, CITY HALL
250 N. 5TH STREET**

To become the most livable community west of the Rockies by 2025

1. **Legislative Update**
2. **CDBG Applications Review (cont.):** City Council will review 2012 CDBG Program Year applications and determine recommended funding allocations. [Attach W-1](#)
3. **Greater Downtown Plan Update:** City Council gave Staff direction at its September 19, 2011 workshop to move forward with a planning process for a Greater Downtown Plan. Since the last update to City Council in early March, Staff has continued to contact property owners and other community groups and develop the detailed plan. Staff will present the draft plan and proposed zoning overlay. [Attach W-2](#)
4. **Council Boards Updates**



Date: April 25, 2012
 Author: Kristen Ashbeck
 Title/ Phone Ext: Senior Planner
x1491
 Proposed Meeting Date:
April 30, 2012

Attach W-1
CDBG Applications
CITY COUNCIL STAFF REPORT
WORKSHOP

Topic: 2012 CDBG Program Year Funding Allocation
Staff: Tim Moore, Public Works and Planning Director Kathy Portner, Neighborhood Services Manager Kristen Ashbeck, Senior Planner/CDBG Administrator

Summary: City Council will review 2012 CDBG Program Year applications and determine recommended funding allocations.

Background, Analysis and Options: CDBG funds are a Department of Housing and Urban Development (HUD) entitlement grant to the City of Grand Junction which became eligible for the funding in 1996. The City's 2012 Program Year will begin September 1, 2012. Applications for funding were solicited and received by the City on March 12th. The purpose of the workshop is to establish a work plan for the 2012 CDBG Program Year by recommending which projects should be funded. The final funding decision will be made by the City Council at its meeting on May 16, 2012 and final adoption of the 2012 Program Year Action Plan will occur at the June 20, 2012 meeting. A notebook with all of the full applications has been placed in the City Council office in Administration and may be reviewed at any time.

City Council began a discussion of this item at its April 16, 2012 meeting. In order to continue the discussion and make efficient use of Council's workshop time, staff has made an initial recommendation for project funding as summarized on the attached table.

Board or Committee Recommendation: NA

Financial Impact/Budget:

2012 CDBG Appropriation	\$371,526
Funds Remaining from Previous Years	\$34,824
Total Funds Available for 2012 Allocation	\$406,350

Legal issues: NA

Previously presented or discussed: City Council began discussion of this item at its April 16, 2012 workshop.

Attachments:

- A. Summary of 2012 Funding Requests
- B. 2012 CDBG Program Year Schedule
- C. CDBG Evaluation Criteria
- D. History of CDBG Projects 1996-2011
- E. Spreadsheet of 2012 Funding Requests

ATTACHMENT A: SUMMARY OF 2012 FUNDING REQUESTS

1 Program Administration

The City allocated CDBG funds for general administration of the program and a portion of staff salary in 2009 (\$30,000), 2010 (\$60,000) and 2011 (\$30,000). All program administration funds will be expended by September 2012. Prior to 2009, staff salary was not funded by CDBG. Council can consider what level of CDBG funding they would like to use for Program Administration.

Funds Requested: \$30,000

2 St. Mary's Hospital Foster Grandparent Program

This program places low income senior volunteers in school, day care, Head Start, preschool, and safe house facilities to help children with special needs. Funding would reimburse 55 volunteers for gas and mileage to serve 1,650 children. The Foster Grandparent Program has received CDBG funding for this same purpose in 2003, 2004, 2007, 2010 and 2011. All funds have been expended and projects closed out except for the 2011 grant which has a 60% balance remaining.

Total Project Cost: \$256,333

Funds Requested: \$10,000

FUNDING CONCERNS: None

3 St. Mary's Hospital Senior Companion Program

The Senior Companion Program enables low to moderate income active seniors to assist other low income frail, elderly persons so that these persons can continue to live at home rather than in an assisted living facility. In 2011, services were provided to 308 clients, using 50 senior volunteers. CDBG funds would be used to reimburse volunteers for mileage expenses incurred for traveling to and from their client's home and for travel to provide other services to the client. The Senior Companion Program has received CDBG funding for this same purpose in 2003, 2004, 2007, 2009 and 2011. All funds have been expended and projects closed out.

Total Project Cost: \$209,589

Funds Requested: \$12,000

FUNDING CONCERNS: None

4 St. Mary's Hospital Gray Gourmet Program

This program delivers meals to homebound elderly residents. Funding is requested for both 1) travel reimbursement for delivery to over 100 low to moderate income, frail, homebound elderly residents within the City limits (services request); and 2) capital improvements to the meal preparation kitchen

(refer to project 15). The program served a total of 1,419 persons in 2010-2011 and expects to serve 1,450 persons in the next year. CDBG funds were provided for the purchase of food in 2003 (\$5,050), 2004 (\$10,000), 2007 (\$20,500) and 2010 (\$20,500). All funds have been expended and projects closed out.

Total Project Cost: \$57,237
Funds Requested: \$16,625

FUNDING CONCERNS: While not a concern, note that the St. Mary's Gray Gourmet Program is requesting both a services grant (project 4) and a capital improvements grant (project 15).

5 Riverside Educational Center (REC) After School Programming Expansion

The general purpose of the REC program is to provide qualifying K-12th grade students facing academic and financial challenges an after-school tutoring and enrichment program. REC currently operates in the old Riverside School located at 552 West Main Street in Grand Junction. CDBG funds would be used to expand opportunities for youth that participate in the REC mentor-mentee program. REC received \$5,000 CDBG funding in 2008 to pay for 2 Americorps volunteers to assist with the program.

Total Project Cost: \$8,850
Funds Requested: \$8,850

FUNDING CONCERNS: None

6 Counseling and Education Center (CEC)

This program provides counseling services for low income citizens. Funds are requested to help pay for 140 counseling sessions for an estimated 28 more persons. The number of persons served is directly related to the amount of funding received. In 2010-2011, CEC served 410 low income clients and expects to provide services to 430 low income clients in the next year. CEC received CDBG funding in 2007 (\$7,181) and 2010 (\$6,682). All funds have been expended and the projects closed out.

Total Project Cost: \$19,000
Funds Requested: \$7,000

FUNDING CONCERNS: None

7 Audio Information Network of Colorado (AIN)

Funds would support audio information services that provide access to ink print materials not otherwise available to Grand Junction's blind, visually impaired, and print-handicapped citizens. The number of people served is directly related to the amount of funding received. AIN has 37 listeners in the Grand Junction area is proposing to add 10 more listeners in the coming year. AIN has received

CDBG funding in 2004 (\$4,500) and in 2007 (\$4,500). All funds have been expended and the projects closed out.

Total Program Cost: \$64,669
Funds Requested: \$12,300

FUNDING CONCERNS: The majority of the requested grant is to fund broadcasting hours which may or may not directly serve City residents.

8 Grand Junction Housing Authority (GJHA) Next Step Housing Program

The Next Step Housing program is a unique collaborative effort between Mesa County Valley School District 51, GJHA, the Mesa County Workforce Center and other local homeless services providers. The program provides assistance payments (e.g. security deposits) for 30-40 families during each two year grant cycle. In the last grant cycle, Next Step served 41 families with 108 children. The GJHA has successfully operated the program for four years and is requesting funding for an additional two year cycle.

GJHA has received CDBG funding in the past: 1998 - \$330,000 purchase Lincoln Apartments; 1999 – \$205,000 purchase homeless shelter; 2002 – \$41,720 Linden Pointe Apartments pre-development costs; 2003 - \$335,450 Linden Pointe infrastructure; 2005 - \$127,500 Bookcliff property acquisition; 2006 - \$178,630 Village Park property acquisition and \$14,712 for the Next Step Program; 2009 - \$100,000 Walnut Park Apartments infrastructure, landscaping and parking; and 2011 - \$101,205 Courtyard Apartments Rehabilitation. All funds have been expended and the projects closed out except for Courtyard Apartments which has a small balance that will be expended in May 2012.

Total Project Cost: \$681,441
Funds Requested: \$25,000

FUNDING CONCERNS: None

9 Karis Acquisition of The House – Shelter for Homeless Youth

Karis is in the process of establishing a homeless youth shelter in the St. Mary's Hospital area of the City. The facility is a former single family residence that will be remodeled to serve as a homeless shelter for youth to be known as The House. Hilltop Community Resources, Inc. acquired the facility and Karis is now raising funds to purchase it from Hilltop. This is a new organization in Grand Junction and has not received CDBG funding.

Total Project Cost: \$179,000
Funds Requested: \$85,000

FUNDING CONCERNS: None

10 HomewardBound of the Grand Valley Homeless Shelter Acquisition

Homeward Bound operates the Community Homeless Shelter at 2853 North Avenue. Since plans to expand the shelter at this location were withdrawn, HomewardBound has been looking for an appropriate building and location in

order to relocate the facility. CDBG funds are requested to provide a portion of the funding to acquire the property/building located at 2727 Grand Avenue. HomewardBound has received CDGB funding in the past: 2002 - \$10,000 purchase bunk beds; 2007 - \$40,000 screen wall; 2009 - \$21,071 purchase van; 2010 - \$6,000 for health and safety repairs and improvements; and 2011 - \$30,000 bathroom remodel. All funds have been expended and projects closed out with the exception of the 2011 grant. Since HomewardBound decided to acquire a new facility, there was no need to upgrade the existing building. HomewardBound has relinquished the 2011 grant.

Total Project Cost: \$900,000
Funds Requested: \$130,000

FUNDING CONCERNS: None

11 Grand Valley Catholic Outreach (GVCO) Repair/Remodel T-House

The GVCO Emergency Housing project provides emergency, short-term housing for up to two homeless families with children at a time. The duplex gets heavy usage because families often number from 4 to 6 members living in a very small space. The purpose of emergency housing is to provide a safe and decent place for families to stay while at least one adult earns what is necessary to acquire their own permanent housing. Families stay from one three months. CDBG funds are requested to repair and remodel the duplex including purchase of bathroom fixtures and kitchen appliances, new flooring, electrical work, construction of carports and new plaster/paint and flooring. GVCO has received CDBG funding in the past: 1996-1999 - \$73,131 lease assistance for the Day Center; 2000 – purchase of Day Center; 2001 – transitional housing services; 2002 – soup kitchen equipment; 2010 - \$88,725 new roof for soup kitchen; and 2011 – \$50,000 purchase appliances and site furnishings for St. Martin Place. All funds have been expended and the projects closed out.

Total Project Cost: \$19,749
Funds Requested: \$13,911

FUNDING CONCERNS: Washers and dryers are not eligible CDBG expenses. The CDBG request for these appliances is \$1,246.

12 Mesa Developmental Services (MDS) Program Building HVAC

MDS operates five buildings that provide day program services to people with developmental disabilities that range from job training, supervised contract work crews, life skills and therapy programs for those with significant physical disabilities and medical issues. Many of these services are conducted at the main program office located at 950 Grand Avenue. MDS is requesting funds to replace the heating and cooling systems at the main program office. MDS has received CDBG funding in the past: 1998 - \$200,000 for group home rehabilitation; 2001 – \$40,000 accessibility features for a new group home; 2009 - \$40,000 energy efficiencies and upgrades for group homes; 2011 – \$9,924

additional energy upgrades for group homes. All funds have been expended and projects closed out.

Total Project Cost: \$185,000 Funds Requested: \$50,000

FUNDING CONCERNS: None

13 Strong Families, Safe Kids (SFSK) Parenting Place Energy Improvements

SFSK provides programs that serve low-income families with special needs, with prenatal education, parenting classes and information, and child abuse prevention. SFSK recently purchased the property at 1505 Chipeta Avenue for its program office. CDBG funds are requested for a new roof and siding on one of the buildings. SFSK received \$9,371 CDBG funds in 2011 for energy upgrades including a new heater, insulation and to replace windows. The project is underway and is expected to be completed by June 1st.

Total Project Cost: \$22,000

Funds Requested: \$15,884

FUNDING CONCERNS: Project will need approval by the Colorado Historical Society to replace roof and siding materials since it could be considered historic. Since only 64% of families served live in the City limits, only 64% of the project costs can be funded with CDBG (maximum \$14,080).

14 Center for Independence (CFI) Technology for Human Services

CFI operates programs for disabled persons in our community at its main program office located at 740 Gunnison Avenue. For many years, CFI has provided computer training for both vocational skill building and assistive technology. CDBG funds would be used to relocate and expand the computer lab within the facility, including the purchase of new computers and associated equipment. CFI has received CDBG funding in the past: 2003 - \$20,000 purchase a van; 2008 - \$9,500 to upgrade electrical service in the kitchen; 2010 - \$34,100 energy improvements; and 2011 - \$30,475 kitchen remodel. All funds have been expended and projects closed out with the exception of the 2011 grant which has not been started.

Total Project Cost: \$9,885

Funds Requested: \$5,092

FUNDING CONCERNS: Purchase of this type of equipment is not an eligible CDBG expenditure. Previous program year funds have not been expended.

15 St. Mary's Hospital Gray Gourmet Program

This program delivers meals to homebound elderly residents. Funding is requested for both 1) travel reimbursement for delivery to over 100 low to moderate income, frail, homebound elderly residents within the City

limits of Grand Junction (refer to project 4); and 2) capital improvements to the meal preparation kitchen. CDBG funds for the capital improvements will be used towards the purchase of a food processor, electric tilt skillet and electric tilt kettle.

Total Project Cost: \$46,112
Funds Requested: \$5,500

FUNDING CONCERNS: While not a concern, note that the St. Mary's Gray Gourmet Program is requesting both a services grant (project 4) and a capital improvements grant (project 15).

16 City of Grand Junction 6th Street Sewer Realignment

The existing sanitary sewer line in the 500 block of Grand Avenue will need to be realigned to allow for future development of the library property. The line currently runs under the library. If the line is relocated the library will have more design flexibility for a proposed building expansion and site redevelopment without having to design around the sanitary sewer line.

Total Project Cost: \$27,500

FUNDING CONCERNS: None

17 City of Grand Junction 6th Street Improvements

As part of the library expansion/redevelopment project, improvements in the 6th Street right-of-way adjacent to the 500 block of Grand Avenue are proposed to improve pedestrian safety and access, provide additional on-street parking and improve aesthetics with additional landscaping.

Total Project Cost: \$60,536

FUNDING CONCERNS: None

18 City of Grand Junction North Avenue Accessibility Improvements

There are several intersection locations along North Avenue where either the existing accessible ramps do not meet ADA standards or they do not exist. This project would provide for replacement or construction of accessible ramps to improve pedestrian safety along North Avenue.

Total Project Cost: \$25,000

FUNDING CONCERNS: None

19 City of Grand Junction Emerson Park Restroom Replacement

This project would replace the restroom at the downtown Emerson Park with a new combined restroom/shelter facility. The Emerson Park neighborhood is CDBG-eligible. The existing restroom was constructed in 1950 and is dated, dilapidated and requires significant ongoing maintenance. Cost savings can be realized on the project through City Parks employees doing some of the initial site preparation and reusing the architectural plans from the shelter/restroom facility constructed in Rocket (Melrose) Park in 2009.

Total Project Cost: \$160,000

FUNDING CONCERNS: None

**ATTACHMENT B
CITY OF GRAND JUNCTION
2012 CDBG PROGRAM YEAR SCHEDULE**

Thursday February 9	PUBLIC MEETING 2012 CDBG Program Year Grant Applications Available
Monday March 12	DEADLINE for Grant Applications
March 13-23	STAFF REVIEW of Applications
By April 6	STAFF REPORT for Council Workshop
Monday, April 16	CITY COUNCIL WORKSHOP Make recommendations on which projects to fund for 2012
Wednesday May 16	CITY COUNCIL PUBLIC HEARING City Council reviews workshop recommendations and makes decision on which projects to fund for 2012 Program Year
June 4 – July 6	30-Day PUBLIC REVIEW of 2012 Annual Action Plan
Wednesday June 20	CITY COUNCIL PUBLIC HEARING Adoption of 2012 Annual Action Plan
By July 13	SUBMIT 2012 Annual Action Plan to HUD 45-day review period required
August 31	RECEIVE HUD APPROVAL
September 1	BEGIN 2012 Program Year BEGIN CONTRACTS WITH SUBRECIPIENTS

ATTACHMENT C

CDBG EVALUATION CRITERIA

Applications for CDBG funding will be judged by the following criteria:

- Proposed project meets national Objectives, is an eligible project and meets Consolidated Plan goals
- Ability of the applicant to complete the project
- Agency capacity – history of performance, staff level and experience, financial stability
- Amount requested
- Request by applicant is consistent with agency needs

CDBG NATIONAL OBJECTIVES

The mission of the CDBG program is the “development of viable urban communities by providing decent housing and a suitable living environment, and expanding economic opportunities, principally for persons of low and moderate income.” Therefore, projects funded must address one or more of the following national objectives:

- Benefits low and moderate income persons
- Eliminates or prevents slum or blight
- Address an urgent community need (usually a natural disaster)

GRAND JUNCTION PRIORITIES 2011 FIVE YEAR CONSOLIDATED PLAN

The Grand Junction City Council maintains a commitment to use CDBG funds for facilities, services, and infrastructure that directly benefits low-income households in Grand Junction. The 5-Year Consolidated Plan outlines the following five priorities for the expenditure of CDBG funds.

- Need for non-housing community development infrastructure
- Need for affordable housing
- Needs of the homeless
- Needs of special needs populations and other human services

ATTACHMENT D: CDBG PROJECTS BY PROGRAM YEAR 1996-2011

1996 PROGRAM YEAR – All Projects Completed

- Habitat for Humanity Property Acquisition - \$80,000
- Catholic Outreach Homeless Day Center - \$30,000
- Program Administration - \$44,000
- GJHA Lincoln Apartments Property Acquisition - \$330,000

1997 PROGRAM YEAR – All Projects Completed

- Catholic Outreach Homeless Day Center - \$10,000
- Marillac Clinic Elevator and Program Costs - \$90,000
- South Avenue Reconstruction - \$330,000
- Program Administration - \$47,000

1998 PROGRAM YEAR – All Projects Completed

- Catholic Outreach Homeless Day Center - \$17,131
- Colorado West Mental Health Transitional Living Center - \$25,000
- Salvation Army Hope House Shelter - \$25,000
- Mesa Developmental Services Group Home Rehabilitation - \$200,000
- Elm Avenue Sidewalk - \$157,869
- Program Administration - \$44,000

1999 PROGRAM YEAR – All Projects Completed

- GJHA Homeless Shelter Acquisition - \$205,000
- Catholic Outreach Homeless Day Center - \$16,000
- Salvation Army Hope House Shelter - \$25,000
- Riverside Drainage Improvements - \$200,000
- Program Administration - \$26,000

2000 PROGRAM YEAR – All Projects Completed

- Catholic Outreach Day Center Acquisition - \$130,000
- Energy Office Linden Building Rehabilitation - \$55,000
- Riverside Drainage Improvements - \$200,000
- Head Start Classroom/Family Center - \$104,000

2001 PROGRAM YEAR – All Projects Completed

- The Energy Office – Housing Acquisition - \$200,000
- Catholic Outreach Transitional Housing services - \$10,000
- Marillac Clinic Dental Expansion - \$200,000
- Mesa County Partners Activity Center Parking/Landscaping - \$15,000
- Mesa Developmental Services Group Home Improvements - \$40,000

2002 Program Year – All Projects Completed

- Catholic Outreach Soup Kitchen Remodel - \$50,000
- Western Region Alternative to Placement Program Costs - \$10,000
- Homeward Bound Bunk Beds for Homeless Shelter - \$10,000
- Western Slope Center For Children Remodel - \$101,280
- GJHA Affordable Housing Pre-development/ costs - \$41,720
- Bass Street Drainage Improvements \$205,833
- Program Administration - \$50,000

2003 Program Year – All Projects Completed

- Riverside School Historic Structure Assessment - \$4,000
- Riverside School Roof Repair - \$15,000
- Center For Independence Purchase 4-passenger Accessible Van - \$20,000
- Western Region Alternative to Placement Program Costs - \$7,500
- The Tree House Teen Bistro Rehabilitation and Americorp Volunteer - \$20,000
- Gray Gourmet Program - \$5,050
- Foster Grand Parents Program - \$5,000
- Senior Companion Program - \$5,000
- GJHA Linden Pointe Infrastructure - \$335,450

2004 Program Year – All Projects Completed

- Program Administration - \$20,000
- Five-Year Analysis of Impediments to Fair Housing Study - \$15,000
- Gray Gourmet Program - \$10,000
- Foster Grand Parents Program - \$7,000
- Senior Companion Program - \$8,000
- Radio Reading Services of the Rockies - \$4,500
- Mesa County Health Dept Purchase Equipment - \$5,000
- Riverside School Roof Repair/Rehabilitation - \$47,650
- Senior Center Masterplan Study – \$20,000
- Hilltop Community Resources Energy Improvements - \$50,000
- Housing Resources Permanent Supportive Housing - \$50,000
- Hope Haven Roof Replacement - \$7,500
- Riverside Sidewalk Improvements - \$50,000
- Grand Avenue Sidewalk Improvements - \$60,000

2005 Program Year – All Projects Completed

- Program Administration \$25,000
- Salvation Army Adult Rehab Program - \$25,000
- Mesa County Partners Purchase 12-passenger Van - \$15,000
- GJHA Bookcliff Property Acquisition - \$127,500
- Housing Resources Install Handicap Lift at 8-plex for Homeless Veterans - \$30,000
- Ouray Avenue Storm Drain Enlargement - \$172,644

2006 Program Year – All Projects Completed

- Program Administration - \$69,656
- GJHA Village Park Property Acquisition - \$178,630
- Orchard Mesa Drainage Improvements - \$100,000

2007 Program Year – All Projects Completed

- Program Administration - \$4,808
- Audio Information Network of Colorado - \$4,500
- Center for Enriched Communication - \$7,181
- Gray Gourmet Program - \$20,500
- Foster Grandparent Program - \$10,000
- Senior Companion Program - \$10,000
- Hilltop Daycare/Family Center Remodel - \$24,547
- Homeless Shelter Screen Wall - \$40,000

2008 Program Year – All Projects Completed

- Senior Multiuse Campus Study - \$80,000
- Riverside Educational Center – Americorps Personnel - \$5,000
- Gray Gourmet Program - \$20,500
- Riverside Task Force Acquisition - \$220,900
- Partners W CO Conservation Corps Acquisition - \$100,000
- Center for Independence Vocational Center Remodel - \$9,500
- Melrose Park Restroom Replacement - \$108,201
-

2009 Program Year – All Projects Completed

- CDBG Program Administration - \$30,000
- HomewardBound Van Purchase - \$21,071
- Senior Companion Program - \$12,000
- GJHA Walnut Park Apartments - \$100,000
- Riverside Task Force Acquisition/Clearance - \$105,574
- MDS Group Home Remodel - \$40,000
- HRWC Garden Village Learning Center - \$120,000
- W Slope Center for Children Main Program Building Remodel - \$65,000
- Dual Immersion Academy Slope Stabilization/Landscaping - \$56,714

2010 Program Year – All Projects Completed

- CDBG Program Administration - \$60,000
- Gray Gourmet Program - \$20,500
- Foster Grandparent Program - \$12,000
- Partners Western CO Conservation Corps Van Purchase - \$17,000
- Counseling and Education Center - \$6,682
- Hawthorne Park Restroom Replacement - \$140,000
- HomewardBound Shelter Repairs and Improvements - \$6,000
- Center for Independence Energy Improvements - \$34,100
- Grand Valley Catholic Outreach Soup Kitchen Remodel - \$88,725

2011 Program Year

- CDBG Program Administration - \$30,000 (50% completed)
- Grand Valley Catholic Outreach St. Martin Place - \$50,000 (completed)
- BIC Downtown Economic Gardening - \$50,000
- GJHA Courtyard Apartments Remodel - \$101,205 (98% completed)
- MDS Group Home Remodel - \$9,924 (completed)
- Homeless Shelter Bathroom Remodel - \$30,000 (not completed – returned funds)
- Center for Independence Kitchen Remodel - \$30,475
- Strong Families, Safe Kids Parenting Place Remodel - \$9,371
- St. Mary's Senior Companion Program - \$8,000 (completed)
- St. Mary's Foster Grandparent Program - \$10,000 (25% completed)

ATTACHMENT E: 2012 COMMUNITY DEVELOPMENT BLOCK GRANT APPLICATIONS

	2012 FUNDING		\$371,526	Services Projects Cap/Available - \$55,728		
	Unexpended Previous Years		\$34,824			
	Total Funding Available		\$406,350			
	AGENCY	PROJECT TITLE	GRANT REQUEST	PROJECT INFORMATION AND STAFF REVIEW COMMENTS	STAFF RECOMMEND	COUNCIL RECOMMEND
1	City of Grand Junction	Program Administration	\$5,000	To cover costs of general program administration such as public outreach, advertising, training and fair housing activities. 2011 funds will be expended by August 31, 2102	5,000	
		SUBTOTAL ADMINISTRATION			5000	
2 Services	St. Marys Foundation	Foster Grandparent Program	\$10,000	Funds to reimburse senior volunteers for travel expenses to/from work locations. Outstanding balance of \$6,200 on 2011 grant to be expended by December 2012.	0	
3 Services	St. Marys Foundation	Senior Companion Program	\$12,000	Funds to reimburse senior volunteers for travel expenses to/from work locations. All 2011 funds have been expended.	8,000	
4 Services	St. Marys Foundation	Gray Gourmet	\$11,125	Funds to reimburse volunteers for travel expenses to/from delivery locations. Did not apply for CDBG funds in 2011.	11,125	
5 Services	Riverside Educational Center	Mentor-Mentee Program	\$8,850	Funds will be used to provide additional services to 15 youth participating in the program.	0	
6 Services	Counseling and Education Center	Low Income Counseling Services	\$7,000	Funds will be used to provide approximately 140 additional counseling sessions for approximately 28 low income persons residing within the Grand Junction City limits. Applied but did not receive 2011 funds.	7,000	
7 Services	Audio Information Network of Colorado	Grand Junction Audio Information Services	\$12,000	Currently serve 7 Grand Junction residents with a total of 37 local listeners. Propose to add 10 more. Concern that funds are to be used for program broadcasting - difficult to track service to city vs. non-city residents. Applied but did not receive 2011 funds.	0	
8 Services	Grand Junction Housing Authority	Next Step Housing Program	\$25,000	Funds will be used for one-time assistance to households in making security deposits for housing. 2011 grant has only a small amount remaining that will be expended by May 2012.	25,000	
	SUB-TOTAL SERVICES REQUESTS		\$85,975	Services Project Cap/Available - \$55,728	51125	0
9 Facility	Karis	Purchase The House - Shelter for Youth	\$85,000	Funds used to acquire The House, shelter for homeless youth. New organization that has not applied for CDBG funds.	85,000	
10 Facility	HomewardBound of the Grand Valley	Purchase Building for Homeless Shelter Relocation	\$130,000	Funds will be used to acquire a building to be used as the homeless shelter. HomewardBound is requesting a letter of support for their grant to CDOH for additional funds.	100,000	

	AGENCY	PROJECT TITLE	GRANT REQUEST	PROJECT INFORMATION AND STAFF REVIEW COMMENTS	STAFF RECOMMEND	COUNCIL RECOMMEND
11 Facility	Grand Valley Catholic Outreach	Repair/Remodel of T-House	\$13,911	Funds to remodel the emergency housing duplex. CDBG funds cannot be used for clothes washer/dryer (\$1,273). All 2011 funds have been expended and the project closed out.	13,911	
12 Facility	Mesa Developmental Services	Program Office HVAC Replacement	\$50,000	Funds to replace heating and cooling systems in main program office and services building. All 2011 funds have been expended and the project closed out.	27,650	
13 Facility	Strong Families, Safe Kids	Parenting Place Energy Improvements	\$21,500	Funds to replace siding and roof on the Parenting Place main program office. 2011 project is underway, expect funds to be expended by May 2012. Since only 64% of families served live in Grand Junction, CDBG can only fund 64% of the project (\$14,080).	12,000	
14 Facility	Center for Independence	Technology for Human Services	\$5,092	Create an updated computer lab at the main program office for client use. Purchase of computer equipment is not an eligible CDBG activity. 2011 CDBG project has not been started.	0	
15 Facility	St. Marys Foundation	Gray Gourmet	\$5,500	Funds to make capital improvements to meal preparation kitchen.	5,500	
16 Public	City of Grand Junction	6th Street Pedestrian Safety and Parking Improvements	\$60,536	In support of the library's proposed expansion, this project would improve pedestrian safety and provide additional parking along 6th Street adjacent to the library site.	60,536	
17 Public	City of Grand Junction	6th Street Sewer Line Relocation	\$27,500	Staff requests applications for eligible City projects for Council consideration. The City did not fund a public project with 2011 CDBG funds. This project would provide for a sewer line that presently runs under the library to be relocated to continue to serve the adjacent 6th Street neighborhood and allow for expansion of the library.	27,500	
18 Public	City of Grand Junction	North Avenue Accessibility Improvements	\$25,000	This project would provide for construction of 11 accessible ramps along North Avenue that do not currently exist or the design does not meet ADA requirements.	18,128	
19 Public	City of Grand Junction	Emerson Park Restroom	\$160,000	This project would provide for construction of a new restroom/shelter to replace the existing restroom in Emerson Park.	0	0
	TOTAL PROJECT REQUESTS (excluding administration)		\$670,014		350225	0

GRAND TOTAL FUNDING

\$406,350

ATTACHMENT F: 2012 CDBG APPLICATIONS – FUNDING PERCENTAGES

	2012 FUNDING	\$371,526	\$55,728 Services Cap	\$74,305 Admin Cap
	Unexpended Previous Years	\$34,824		
	Total Funding Available	\$406,350		
	AGENCY	PERCENT OF 2012 FUNDING REQUESTED	PERCENT OF 2012 FUNDING RECOMMENDED	PERCENT OF TOTAL CDBG FUNDING OVER LAST FIVE YEARS
1	City of Grand Junction Admin	6.70%	6.70%	11.20%
	\$74,728 Admin Cap/Available	6.70%	6.70%	11.20%
2 Services	St. Marys Foster Grandparent	17.90%	0	1.70%
3 Services	St. Marys Senior Companion	21.50%	15.60%	1.60%
4 Services	St. Marys Gray Gourmet	20%	21.80%	3.40%
5 Services	Riverside Educational Center	15.90%	0	0.30%
6 Services	Counseling and Education Center	12.60%	13.70%	0.80%
7 Services	Audio Information Network of Colorado	21.50%	0	0.20%
8 Services	Grand Junction Housing Authority	44.90%	48.90%	11.00%
	\$55,728 Services Cap/Available	144.00%	100%	
9 Facility	Karis	24.30%	24.30%	0
10 Facility	HomewardBound of the Grand Valley	37.10%	28.60%	3.70%
11 Facility	Grand Valley Catholic Outreach	4.00%	4.00%	7.60%
12 Facility	Mesa Developmental Services	14.30%	7.80%	2.70%
13 Facility	Strong Families, Safe Kids	6.10%	3.40%	0.50%
14 Facility	Center for Independence	1.50%	0	4.00%
15 Facility	St. Marys Gray Gourmet	1.60%	1.60%	3.40%

	AGENCY	PERCENT OF 2012 FUNDING REQUESTED	PERCENT OF 2012 FUNDING RECOMMENDED	PERCENT OF TOTAL CDBG FUNDING OVER LAST FIVE YEARS
16	Public City of Grand Junction 6 th Street Pedestrian Safety/Parking Improvements	17.30%	17.30%	
17	Public City of Grand Junction 6th Street Sewer Line Relocation	7.90%	7.80%	All City Projects 16.7%
18	Public City of Grand Junction North Avenue Accessibility Improvements	7.10%	5.20%	
19	Public City of Grand Junction Emerson Park Restroom	45.70%	0	
	\$350,225 Capital Funds Available	166.90%	100%	



Date: April 25, 2012
Author: Kristen Ashbeck
Title/ Phone Ext: Senior Planner
x1491
Proposed Meeting Date: April
30, 2012

Attach W-2
Greater Downtown Plan
CITY COUNCIL STAFF REPORT
WORKSHOP

Topic: Greater Downtown Plan Update

Staff: Tim Moore, Public Works and Planning Director
Kathy Portner, Neighborhood Services Manager

Summary: City Council gave staff direction at its September 19, 2011 workshop to move forward with a planning process for a Greater Downtown Plan. Since the last update to City Council in early March, staff has continued to contact property owners and other community groups and develop the detailed plan. Staff will present the draft plan and proposed zoning overlay.

Greater Downtown Plan Recent Actions:

1. Second Public Open House held February 23, 2012
 - 35 persons attended, written comments received
 - Materials available on City website for comments through March 23, 2012
2. City Council Update March 5, 2012
3. Sent letter to all property owners affected by a potential zoning change. Seven responses received.
 - Marie Ramstetter (property at 803 South 7th Street)
 - Jim Golden (properties at 6th Street and Grand Avenue)
 - Debra Shipley (Woodstove Warehouse on South 7th Street)
 - 4NR LLC (several properties at South 7th Street and Riverside Parkway)
 - Bill Hoover (Struth LLC, property at 755 Struthers Avenue)
 - Peggy Cox (Struthers Holdings LLC, property at 805 Struthers Avenue)
 - John Crouch (property at 832 South 7th Street)
4. Ongoing meetings with community groups and property owners
 - Chamber of Commerce
 - Downtown Development Authority
 - Greg Motz – Chamber/Construction Industry Representative
 - Harry Weiss – Downtown Development Authority
 - Butch Jarvis (properties west of 5th Street viaduct)
 - Kathy Ziola (owner, yoga studio 1000 block Main Street)

Greater Downtown Plan Next Steps:

1. Complete final drafts of Greater Downtown Plan and Zoning Overlay Reports

2. Draft reports available for public review minimum 2 weeks prior to Planning Commission meeting
3. Tentative adoption schedule:
 - Planning Commission hearing in June 2012
 - City Council hearings in July 2012

Previously presented or discussed: The last update to City Council was at a Readiness Session on March 5, 2012.