

- ACTION -

POLICY ADVISORY BOARD (PAB) for the Washington County Community Development Block Grant (CDBG) Program and HOME Investment Partnerships Program, **September 15, 2022 7:00 pm.**

PUBLIC HEARING MINUTES

DRAFT FY 2021 CAPER

And

POLICY ADVISORY BOARD MEETING MINUTES

The following persons were present:

PAB REPRESENTATIVES:

Banks	*Stephanie Jones
Beaverton	Javier Mena
Cornelius	*Luis Hernandez
Forest Grove	*Mariana Valenzuela
Gaston	*David Meeker

North Plains	*Trista Papen
Sherwood	Tim Rosener
Tigard	*Liz Newton
Tualatin	*Bridget Brooks

*Denotes Primaries

OCD STAFF:

Shannon Wilson, Program Manager
Ann Hawkins, Housing & Community
Development Specialist
Shaena Johnson, Administrative
Specialist

GUESTS:

Marni Kuyl, Assistant Washington
County Administrator
Lisa Bailey, City of Beaverton
Omar Martinez, City of Hillsboro

Public Hearing

Stephanie Jones, Chair of the Policy Advisory Board opened the public hearing on the draft 2021 Consolidated Annual Performance and Evaluation (CAPER) at approximately 7:03 pm.

Shaena Johnson welcomed everyone and went over some of the meeting guidelines. She advised that all would be muted, went over the chat function, and advised that the meeting was being recorded.

Marni Kuyl introduced newly appointed Community Development Program Director, Shannon Wilson to the PAB.

Stephanie called for introductions of PAB members by jurisdiction, then called on staff.

Ann Hawkins began the Public Hearing by reviewing the purpose of the FY2021 Consolidated Annual Performance and Evaluation Report (CAPER) and the public hearing. The CAPER highlights the annual accomplishments and shows the progress made in reaching the 5-year goals. The 2021 CAPER highlights the accomplishments made during the second year of the 2020-2024 Consolidated Plan. The report does not include an accounting of CV funds received as those funds are reported separately. However, we did include an appendix in the CAPER to reflect the expenditure of those funds. The purpose of the public hearing is to provide the public with an opportunity to comment on emerging housing and community development needs in the County.

City of Beaverton CAPER

Lisa Bailey presented the City of Beaverton's portion of the CAPER.

PY21 Performance Highlights

- Spent \$731,999.89 meeting goals and objectives, part of which came from program income from city-held Section 108 rental producing property and repayments from a previous CDBG home repair loan program.
- Exceeded high-priority Consolidated Plan objectives in the areas of Economic Development and Public Services.
- Did not meet critical home repair goals due to supply chain delay, remaining COVID concerns, contractor shortages, and staff losses.
- Awarded 14 local nonprofits that carried out the following activities:
 - Housing (homeowner rehab and homeownership)
 - Public Services (shelter services for families and youth, emergency rental and utility assistance, and children's court advocate services)
 - Economic Development (micro-enterprise technical assistance for those wishing to start their own small business)

PY21 Housing Highlights

- Provided housing rehabilitation and adaptation services to 51 households.
- Assisted two (2) low-income families to become homebuyers.

Subrecipients:

- Community Action (critical home repair)
- Proud Ground
- Rebuilding Together Washington County
- Unlimited Choices (adapt/mend-a-home)
- Habitat for Humanity Portland Metro

PY21 Public Services Highlights

- Served 448 persons under public service strategies including implementing a Road Home.
 - Shelter Program for Children
 - Eviction Prevention
 - Children’s Court Advocates
 - Affordable Housing Resident Services
 - Homes for Teens Finishing High School

Subrecipients:

- Boys & Girls Aid
- Community Action: Eviction Prevention
- Community Partners for Affordable Housing
- Good Neighbor Center
- Ecumenical Ministries of Oregon

PY21 Economic Development Highlights

- Served 94 businesses/persons with
 - Technical assistance questions related to microenterprise
 - Business retention during COVID
 - Financial Literacy
 - Loan Assistance

Subrecipients

- Adelante Mujeres
- Micro Enterprise Services of Oregon
- Latino Built

City of Hillsboro CAPER

Omar Martinez presented the City of Hillsboro’s portion of the CAPER.

Performance highlights

- Spent \$615,576 in PY2021
- Met and exceeded goals set in annual Action Plan
- Partnered with four organization to accomplish:
 - Affordable housing
 - Public Facility Investments
 - Affirmatively Furthering Fair Housing

Accomplishments

- 100% of households served under 80% AMI
- Affordable homeownership program
 - 7 households / Community Land Trust model
- Housing Rehabilitation Program
 - 24 households

- Public Facility Improvements - Ongoing
 - Safe Place Youth Shelter
- Raise Fair Housing awareness in Hillsboro
 - Sponsor – Fair Housing Display

Washington County CAPER

Ann presented the CAPER for Washington County.

2020/2021 Expenditures (approx.)

- \$2.58 million in CDBG
- \$175,810 in ESG
- \$2.2 million in HOME

CDBG – Public Facilities and Infrastructure

Public Facilities

- NAMI Facility Rehabilitation
 - 301 Individuals

Public Infrastructure

- Tigard Frewing Street Sidewalk Improvements
 - 1,380 Individuals

CDBG Highlights

Affordable Housing Preservation Programs

- Housing Rehabilitation and Weatherization Services
 - 209 households assisted
 - 21 OCD Housing Rehabilitation Program
 - 9 Rebuilding Together
 - 179 Community Action Organization's Weatherization Programs

CDBG- Public Services

- 4,652 people assisted
 - 1,570 people were assisted through programs that met a strategy in "A Road Home: Community Plan to Prevent and End Homelessness."
 - 1,181 people were assisted through supportive services
 - 11 people were assisted through Workforce Training

ESG Highlights

Washington County focused on Rapid Re-Housing Activities in PY2021

- 34 Adults
- 30 Children
- 24 Households total

HOME Highlights

The Washington County Consortium had two HOME project completed in 2021

- Cedar Grove – 48 affordable housing units
- Red Rock Creek Commons - 48 affordable housing units
- One additional project was completed however, it was not closed in the Federal system. This will be reported in 2022.

Timelines

Ann reviewed the timeline for the CAPER. The public comment period ends today, September 15. OCD will submit the CAPER to HUD by September 28th.

PUBLIC TESTIMONY

Following the CAPER presentations from staff the floor was opened for questions and comments. There were no questions or comments submitted prior to the meeting and no guest community members present at the meeting. It was noted that Jennie Proctor's email was listed on the public notice so staff will follow up once she returns to answer any questions that may have been sent in.

Mariana asked a question clarifying the number of people served in the Washington County CDBG portion of the CAPER.

With there being no additional comments or questions, Chair Stephanie Jones closed the Public Hearing at approximately 7:35 pm.

Policy Advisory Board Meeting

The regular meeting of the PAB was called to order by Chair Stephanie Jones at approximately 7:36 pm on September 15, 2022.

1. APPROVAL OF AUGUST 11, 2022 MINUTES:

Javier Mena MOVED TO APPROVE THE August 12, 2021 MINUTES. Mariana Valenzuela SECONDED. Motion CARRIED. (7 **yes**, 0 no, 1 abstention)

2. APPROVAL OF DRAFT 2021 CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)

On September 1, 2022, the 15-day public comment period began on the draft 2021 CAPER. The Consolidated Plan is carried out through Annual Action plans, which provide a concise summary of the action, activities, and the specific

federal and non-federal resources that will be used each year to address the priority needs and specific goals identified by the Consolidated Plan. Annually, the Office of Community Development then reports on accomplishments and progress toward Consolidated Plan goals in the CAPER.

Liz Newton MOVED TO ENDORSE THE 2021 CAPER FOR SUBMISSION TO HUD. Luis Hernandez SECONDED. MOTION CARRIED (8 yes, 0 no)

3. MISCELLANEOUS AND ANNOUNCEMENTS

The next PAB meeting will be on October 13th at 7pm. There are no items on the agenda at this time, staff will update the PAB or send a cancellation if we do not need to meet. The November meeting is currently scheduled for Thursday, November 10, 2022.

Chair Stephanie Jones adjourned the meeting at 7:41pm.