

State of Indiana

# 2021 Action Plan Public Hearing

MARCH 30, 2021

PRESENTED BY

Eric Ogle, *OCRA*  
Samantha Spergel, *IHCDA*  
Kristin Garvey, *IHCDA*  
Heidi Aggeler, *Root Policy Research*



# Agenda

- Introductions
- 2019 & 2020 CDBG Amendments
- 2021 Action Plan Proposed Program Allocations
- Public comments and input



# Introductions

## How to reach the presenters:

- Eric Ogle, OCRA, [EOgle1@ocra.IN.gov](mailto:EOgle1@ocra.IN.gov). Contact Eric about CDBG.
- Samantha Spergel, IHCDA, [Sspergel@ihcda.IN.gov](mailto:Sspergel@ihcda.IN.gov). Contact Samantha about HOME and HTF.
- Kristin Garvey, [KriGarvey@ihcda.IN.gov](mailto:KriGarvey@ihcda.IN.gov). Contact Kristin about ESG and HOPWA.
- Heidi Aggeler, Root Policy Research, [Heidi@rootpolicy.com](mailto:Heidi@rootpolicy.com), (970) 880-1415 x102. Contact Heidi with public comments.

# Introductions

To ensure that everyone in attendance has a chance to voice their opinion and to make sure we can hear all comments:

- We will call on all attendees to see if they have any comments after the presentation.
- Please hold your comments to 3 minutes at a time. Each individual will only be able to comment once. This will give everyone an equal chance to make comments. We will ask individuals to complete their comments at 3 minutes.
- If you have more to say, or have very detailed comments about programs, please contact one of us later (contact information is also on the last slide).



# **2019 and 2020 Action Plan Amendments**

# FY 2019 CDBG Amendment 7

## COVID-19 Response – Economic Recovery

- Up to \$1 million for up to five (5) communities
- Focus is on economic recovery from COVID

# FY 2020 CDBG Amendment 3

- Adjust funding allocations
- Continue to use FY 2019 Scoring Criteria for FY 2020 grant rounds

# FY 2020 Action Plan Amended Allocations

## CDBG Funds:

\$0 for owner-occupied rehabilitation (allocated to IHADA)

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\$9 million for the Stellar Regional program

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\$14 million for Wastewater Drinking Water

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\$3.5 million for Stormwater Improvements

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\$3 million for Blight Clearance

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\$1.4 million for Planning Grants

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\$0 for Public Facilities

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\$0 for Main Street Revitalization

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\$0 for Needs Responsive Funds

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\$0 for Urgent Need

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\$619,524 for administration

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\$200,000 for technical assistance

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# How to Comment on Amendments



- Comments on the FY 2019 Action Plan are due by 4 PM EST on April 5, 2021
- Comments on the FY 2020 Action Plan are due by 4 PM Est on April 30, 2021

Access the draft amendments at:

<https://www.in.gov/ocra/2369.htm>

You may send email to:

[eogle1@ocra.IN.gov](mailto:eogle1@ocra.IN.gov) or [heidi@rootpolicy.com](mailto:heidi@rootpolicy.com)

Send a letter to:

Indiana Office of Community and Rural Affairs  
One North Capitol Avenue, Suite 600  
Indianapolis, IN 46204-22288



# 2021 Action Plan

This Action Plan does *not* contain any new funding unique to the COVID-19 response

CARES Act funds, made available in 2020, are part of the 2019 Action Plan amendments

The 2021 Rescue Act funds are being confirmed and will likely be part of future amendments

Programs covered in the 2021 Action Plan will help address economic development, community development, and housing needs related to the pandemic



# FY 2021 Action Plan and COVID-19 Response Funds

2021 Action Plan submitted in May pertains to specific HUD funding programs:

- Community Development Block Grant (CDBG)
- HOME Investment Partnerships Program (HOME)
- Emergency Solutions Grant Program (ESG)
- Housing Opportunities for Persons with AIDS (HOPWA)

New: Recovery Housing Grant will be part of future amendments

Note: the Housing Trust Fund (HTF) will be part of future amendments



# Funds Covered

# What will the State receive from HUD in 2021?

CDBG \$31,917,082

HOME \$14,705,184

ESG \$3,944,639

HOPWA \$1,736,515

Recovery Housing (new) \$823,604

Nat'l Housing Trust Fund \$3,600,000

**Total \$56,727,024**

# Consolidated Plan - Five Year Goals

Will guide annual allocations in program years 2020-2024

- **Goal 1.** Broaden housing choices in Indiana by facilitating the development of affordable rental and ownership housing and preserving existing affordable homes.
- **Goal 2.** Reduce homelessness and increase housing stability for special needs populations.
- **Goal 3.** Equip Indiana's cities and towns with the infrastructure needed to stimulate and maintain thriving economies.
- **Goal 4.** Address gaps in public infrastructure and services that arise as the needs of residents' change.
- **Goal 5.** Build capacity of rural leadership.



# 2021 Action Plan Goals and Objectives

## CDBG Funds:

\$12 million for wastewater/drinking water improvements

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\$5 million for stormwater improvements

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\$4.5 million for Stellar Regions (2020 Designee)

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\$3 million for blight clearance

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\$2.5 million for Main Street Revitalization

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\$2.5 million for owner-occupied rehab and historic preservation pilots

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\$1.58 million for planning

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\$200,000 for technical assistance

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\$637,000 for administration

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## 2021 Action Plan Goals and Objectives Continued

### HOME Funds:

\$7.35 million for rental projects/construction

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\$1.2 million for TBRA

*Program income or the balance of entitlement funds can be used for rental, homebuyer, and TBRA up to \$1.2 million*

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\$1 million for homeownership projects/construction

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\$850,000 for CHDOs

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\$3 million for HOME innovation: rental housing construction targeting SUDS and mental health

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\$1.3 million for administrative uses (\$600,000 capacity building)

*Balance and program income will cover projects for rental, homebuyer, and TBRA up to \$1.2 million*

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# Current Action Plan Goals and Objectives *Continued*

## ESG Funds:

\$2.2 million for emergency shelters with operations and essential services

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\$1.5 million for rental assistance

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\$250,000 admin

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## HOPWA Funds:

\$700,000 in TBRA

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\$350,000 for housing information activities

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\$300,000 for short-term rental, utilities, and mortgage assistance

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\$170,000 for subrecipient and grant admin

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\$150,000 to support facility operations and supportive services

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\$65,000 for permanent housing placement

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# New in the Action Plan—IHCDA

- Increased amount for TBRA; TBRA will fund four subrecipients
- Increase in CHDO Operating and Pre-Development Funding
- Continuation of Project Development Track through the HOME Innovation Round
- HOME Homebuyer and HOME Rental policies—proposed changes to policy are available on the HOME website at <https://www.in.gov/ihcda/4084.htm>

# **2021 Action Plan: CDBG Proposed Program Changes**



# Planning Grants

## Why

- Address feedback from communities and stakeholders
- Prioritize plans based on impact

## Proposed Changes

- Rounds offered each quarter
- Procurement of engineer/consultant moved to after award
- Add prioritization of plans:
  1. Economic Recovery
  2. Comprehensive
  3. Broadband Readiness
  4. Total Water Infrastructure

# Blight Clearance Program (BCP)

## Why

- Continue changes made due to pandemic

## Proposed Changes

- Part of the regular grant rounds
- Functions same as infrastructure grants

# Wastewater Drinking Water (WDW) Stormwater Improvements Program (SIP)

## Why

- Bring user rates in line with SRF

## Proposed Changes

- Update User Rate benchmarks

# User Rate Adjustments

- Delayed and adjusted implementation due to COVID pandemic
- Address legislative taskforce recommendations
- Better align with other common funding sources
- Create automatic updates so changes in the User Rates are predictable
- Update OCRA's dated benchmark user rates

FY 2021

- Under \$35
- \$35 to \$65
- Over \$65

FY 2022

- Under \$40
- \$40 to \$70
- Over \$70

FY 2023

- Under \$45
- \$45 to \$80
- Over \$80

FY 2024

- Under \$50
- \$50 to \$90
- Over \$90

FY 2025

- Under \$55
- \$55 to \$100
- Over \$100

FY 2026

- Under \$60
- \$60 to \$110
- Over \$110

FY 2027+

- Annually Adjust for Inflation

# Bonus Points

## Why

- Reward communities for:
  - Engaging in regional collaboration that has identifiable results
  - Sustainable projects and actions
  - Addressing aging infrastructure in a proactive manner
  - Following a holistic community-driven plan

## Proposed Changes

- Reward communities for:
  - Results due to regional collaboration
  - Projects that include green infrastructure elements
  - Proactive updates and projects
  - Projects that are part of holistic community-driven planning



# Your Input

Tell us what you think of the 2021 Action Plan:

- What do you like the best?
- What concerns you?
- What would you change?
- What comments do you have today?



# How to Comment on the Plan

- Through May 13 you may send email to:  
[eogle1@ocra.IN.gov](mailto:eogle1@ocra.IN.gov) or [heidi@rootpolicy.com](mailto:heidi@rootpolicy.com)

- Send a letter to:

Indiana Office of Community and Rural Affairs  
One North Capitol Avenue, Suite 600  
Indianapolis, IN 46204-22288

Attn: 2021 Action Plan Comments

- Access the draft Plan at:

<https://www.in.gov/ocra/2369.htm>

<https://www.in.gov/ihcda/2489.htm>



# How to Comment on the Plan

- IHADA will also take comments on the HOME Rental and Homebuyer and HTF Policies
- Comments on the policies may be submitted to Samantha Spergel at [sspergel@ihada.in.gov](mailto:sspergel@ihada.in.gov)



**Now Open for Public Comment**

# Contact Info

Eric Ogle, OCRA

[EOgle1@ocra.IN.gov](mailto:EOgle1@ocra.IN.gov)

*Contact Eric about CDBG*

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Heidi Aggeler, Root Policy  
Research

[Heidi@rootpolicy.com](mailto:Heidi@rootpolicy.com)

(970) 880-1415 x102

*Contact Heidi with questions about the  
Action Plan process and to provide  
comments on the Action Plan*