



DRAFT - CITIZEN'S SUMMARY

Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Report

Program Year 2015, September 1, 2015 – August 31, 2016
Third Year of a Five-Year Consolidated Plan

Report prepared for the
U.S. Department of Housing and Community Development (HUD)

City of Olympia, Washington



LAND ACQUISITION TO REMOVE BLIGHT: The City used \$165,000 to acquire the Griswold's Building, a severely dilapidated building in the urban core. Vacant for 11 years, the Griswold's Building caused significant spot-blight that had a negative impact on the entire block. The façade was minimally improved with small-scale improvements like the community-funded mural featured above. Future CDBG-eligible use to be determined.

For Information Contact:

Leonard Bauer	360-753-8206	lbauer@ci.olympia.wa.us
M. Anna Schlecht	360-753-8183	aschlech@ci.olympia.wa.us
Tiffany Reid	360-753-8062	treid@ci.olympia.wa.us

City of Olympia

Consolidated Annual Performance and Evaluation Report

Community Development Block Grant Program Year 2015

(September 1, 2015 - August 31, 2016)

Introduction

The **Consolidated Annual Performance and Evaluation Report** (CAPER) is the City of Olympia’s annual report on the **Community Development Block Grant** (CDBG) Program. This report provides information on the activities funded for the Program Year 2015 (herein PY 2015) Action Plan (9/1/15 – 8/31/16), the third of a five year Plan.

Report Format

The CDBG annual report known as the CAPER is now submitted online in a digital format that may be difficult for citizens to understand. A copy of the full CAPER is either attached or available upon request. In the spirit of our Citizen Participation Plan, we offer this **“Citizen’s Summary”** to provide key information in a user-friendly format to ensure that our community understands how these federal funds are used.

Availability

This draft of this CAPER will be available for public comment as follows:

- Two-week public comment period October 11th - 5 PM on October 26, 2016
- Public Hearing on Tuesday evening October 25, 2016
- All public comments and corrections will be included in the final CAPER
- CAPER will be submitted to HUD by November 15, 2016.
- Final CAPER will be available on the City’s website located at www.olympiawa.gov
- Paper copies will be available at City Hall (601 4th Avenue East) and the Olympia Timberland Library (313 8th Avenue SE) or by calling City of Olympia staff at 360-753-8183.



CDBG Strategic Goals

The City identified five goals to pursue with CDBG funding during the current five-year “CDBG Consolidated Plan” period as follows:

- **Economic Development** (*Highest priority*)
- **Housing Rehabilitation**
- **Land Acquisition**
- **Public Services**
- **Public Facilities**

While economic development was identified as the highest priority in the current Five-Year Consolidated Plan, activities in the other four identified strategy areas are also eligible. Additionally, the Council could add other CDBG-eligible strategic goals based on current conditions not anticipated at the time of the Five-Year Consolidated Plan development.

Downtown Street Outreach

The Capital Recovery Center’s Downtown Ambassador Program provides assistance to homeless and mentally ill people.
PY2015 CDBG Funding: \$56,396

Program Year 2015 Action Plan

The City planned the following activities during the program year (9/1/15 – 8/31/16). Be advised that most activities were completed during the program year while others are multi-year projects:

Recipient	Project/ Activity	Outcomes	Strategic Goal(s) Met	HUD CDBG Objective(s) Met	2015 Amoun
CDBG Annual Grant Funded Projects					
Enterprise for Equity	Micro Enterprise Activity	47 LMI entrepreneurs assisted (7 training graduates, 41 recipients of business coaching)	Economic Development	Low- and moderate-income entrepreneurs assisted (LMI)	\$45,000
City of Olympia	Land Acquisition	Acquisition of one derelict building	Public facilities and Infrastructure	Elimination of Slum/Blight, Spot Basis (SBS)	\$150,000
City of Olympia	Debt Service – Section 108 Downtown Improvement Project	Partial Repayment of Section 108 loan (Alley lighting & ADA sidewalk)	Public Facilities	15% - Low/Mod Area (LMA) 85% - Low/Mod Limited Clientele (LMC)	\$193,000
Assorted Downtown Property owners	Safety & Façade Improvement Pilot Project (CPTED*)	Solid Waste Improvements – trash compactor for LMI Apartments	Economic development & LMI Housing Assistance	Safety improvements for publicly or privately owned property in predominantly low/moderate income area	\$60,000
Capital Recovery Center	Ambassador Program	Expand staff to allow up to 150 citizen contacts	Social Services/ Homeless Continuum of Care	Benefit to low- and moderate-income persons Limited Clientele (LMC)	\$56,397*
YMCA	Market survey for public facility – community center	No Activity	No Activity	Assistance for community Center	\$12,000
City of Olympia	General Administration	N/A	N/A	N/A	\$113,053
Olympia CDBG Sub-Total:					
Section 108 Loan Projects					
City of Olympia	Downtown Safety Improvements	Installation of alleyway lighting; ADA access and sidewalk improvements	Public facilities and infrastructure	Benefit to low- and moderate-income persons (LMA)	\$325,000
Olympia Section 108 Loan Subtotal: \$325,000					

*Funds for the Isthmus Park project were added to prior year funding in the amount of \$100,000



EMPHASIS ON THE URBAN HUB The City has used the CDBG Program as one of many tools to improve Olympia’s downtown for low & moderate income residents, business owners and employees.

Program Year 2015 Accomplishments

The chart below presents an overview of funded activities and what was completed this program year:

CDBG Activity Category	Project / IDIS Activity ID	# Assisted and/or Units	Proposed PY 2015 Award	Amount Expended
Administration/Planning*	General Administration (Activity 189) General Administration –	N/A	\$113,053*	\$94,086.24*
Economic Development**	Micro Enterprise Training & Assistance	7 training graduates & 41 businesses coached moderate income people	\$45,000** \$4,500**	\$45,000 \$547
Public Facilities **	Land Acquisition – acquisition of dilapidated Building	Building demolition – asbestos removal completed Activity Delivery Costs	\$150,000** \$5,578	\$159,421.61 \$5,578
Debt Service – partial repayment of Section 108 Downtown Improvements	Section 108 Loan Debt Service	N/A	\$128,000	\$130,039.27
Social Services	Capital Recovery Center Ambassador Program - Citizen contacts/street outreach with homeless and mentally ill people (190)	2,191 people assisted	\$54,884* \$1,512*	\$54,884* \$1,512*
Safety & Façade Improvements Pilot Project	Solid Waste Improvement Project – trash compactor installation to benefit LMI apartment complex	Equipment purchased Activity Delivery Costs	\$66,000 \$6,000	\$60,000 \$6,000
PY 2014 Activity	Project / IDIS Activity ID	# Assisted and/or Units	Proposed Award	Amount Expended
Debt Service – partial repayment of Section 108 Downtown Improvements	Section 108 Loan Debt Service	N/A	\$64,344	\$64,344
Isthmus Bldg. Demolition		Final costs – Asbestos removal	\$250,000	\$7,640
Safeplace CPTED		Final costs – Safety lighting	\$4,839	\$630
Temple Beth Hatfiloh		Final costs – Safety lighting	\$5,600	\$25
Downtown Safety Improvement Project	Section 108 Loan – Activity Expenses	ADA curb cuts installed & 7 Alleyways lit with LED lighting		\$194,000
PY 2013 TOTAL PROGRAM EXPENDITURES				\$501,538.04

*April 2016 Amendment increased funding from original Annual Action Plan allocations.

**April 2016 Amendment added this activity, to expand from the original Annual Action Plan allocations.

***Includes nominal funding for project management or “Activity Delivery Costs”

Trash Compactor: *Solid Waste Improvements*

The City purchased a trash compactor to install behind the apartment building located above Quality Burrito, intended to serve seven units of low & moderate income tenants. This compactor will also serve a number of other properties and will greatly reduce rats, loose garbage and will reduce the number of dumpsters taking up valuable space in our urban hub.





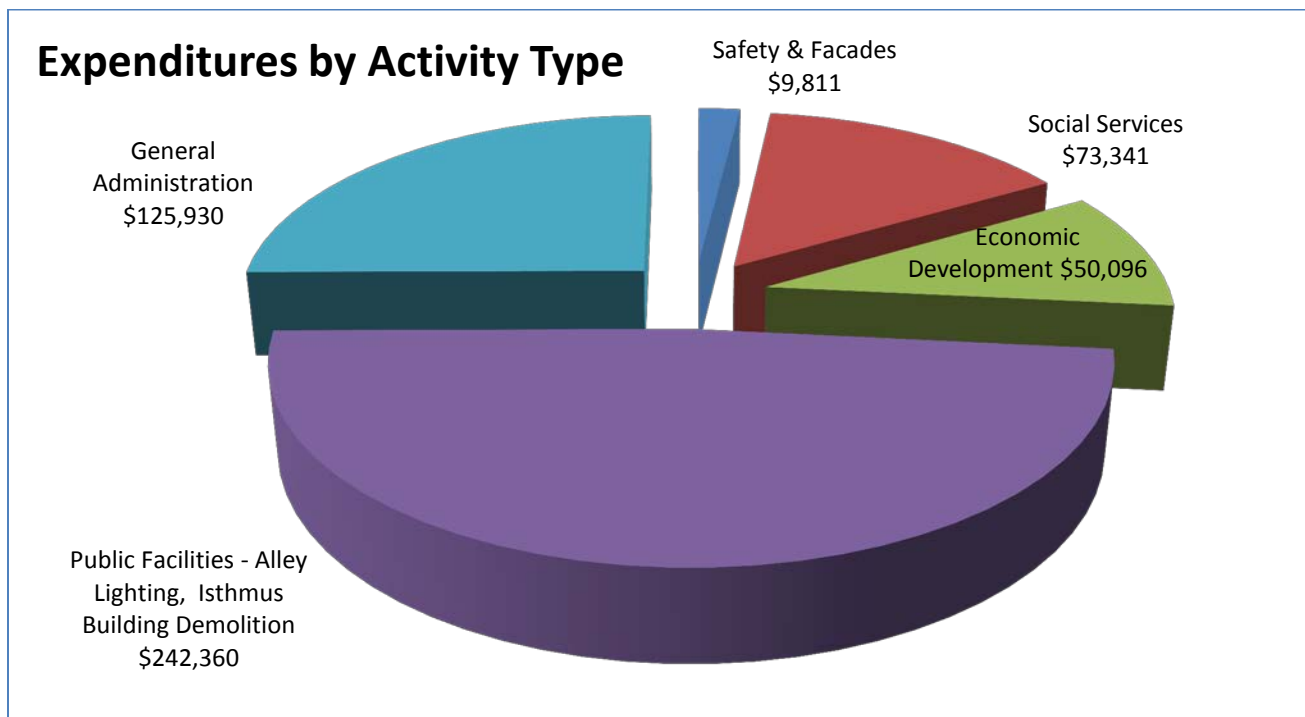
Micro Business Training for Low & Moderate Income Entrepreneurs

Councilmember Jeanine Roe (left) joins Enterprise for Equity Executive Director Lisa Smith (right) at a recent Micro- Business training graduation.

In PY 2015, the City amended the Annual Action Plan to use \$45,000 to assist Enterprise for Equity in an intensive training and business coaching program that provided 41 Micro-businesses owned by low and moderate income entrepreneurs in Olympia.

Expenditures

Expenditures by Activity Type



The chart above shows the percentage of PY 2015 CDBG expenditures by activity. While there was a range of activity, the City intended to utilize these CDBG funds to focus on the urban core in general and to improve the business climate.

Resources

Projects funded with Olympia’s CDBG monies also receive funding from other sources. This ensures that federal CDBG funds are “leveraged” or matched with these other fund sources to meet the needs in our community. This chart shows how the City of Olympia leveraged \$629,862 in federal CDBG funds with additional monies as shown. The dollar amount in the far right column shows the leverage or match per CDBG dollar. Overall, for every CDBG dollar, an additional \$3.06 was leveraged as shown below:

Fund Source	Fund Amount	Percentage Total Funds	Leverage per CDBG Dollar
Federal: CDBG and Program Income	\$629,682	25%	N/A
Local: City of Olympia Funds	\$622,100		\$1.08
Local: HHSC Funds	\$654,304		\$.44
Private Funding	\$60,000		\$.46
Other Federal Funds	\$50,000		\$.75
State Funds	\$0.00		\$.11
County Funds	\$113,730		\$.23
TOTAL	\$	100%	\$3.06

Expanded CDBG Fund Source: Section 108 Loan Program

Section 108 offers a powerful investment tool for local governments. It allows them to transform a small portion of their CDBG funds into federally guaranteed loans large enough to pursue physical and economic revitalization projects that can renew entire neighborhoods. Starting in Program Year 2015, the City began tapping federal CDBG Section 108 Funds to support a public safety project in the downtown core. Section 108 loan funds provide communities with a source of financing for economic development, housing rehabilitation, public facilities, and large-scale physical development projects.

Alley Lighting Project Phase 2

Part of the Section 108 funding was utilized to install the second phase of alley lighting to make these public right-of-ways more accessible and safer. Specific alleys to be lighted were identified by examining crime data, frequency of use, and other data to prioritize funds for the highest need. This project was started shortly before the conclusion of Program Year 2015. Alley lighting is part of a **Public Facilities** strategy to create a more suitable environment for economic development and to ensure that our downtown is safe and welcoming for all.

FOR MORE INFORMATION:

Anna Schlecht (360) 753-8183, aschlech@ci.olympia.wa.us

The full CAPER annual report can be found online at:

olympiawa.gov/city-services/housing-social-service.aspx

Paper copies available at the following locations:

Olympia City Hall 601 4th Avenue East, Olympia

Olympia Timberland Library 313 8th Ave. South East, Olympia



Alley Lighting, Phase 2 the City invested \$194,000 to make alleys safer for pedestrians. Above people go to Artswalk Fall 2016 via well-lit alleys.