



COMMUNITY DEVELOPMENT DIVISION

Community Development Board Meeting Minutes

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Regular Meeting of the Community Development Board October 2, 2018

Board Members Present: Jim Corson, Rebecca Noell, Joe Stockburger, Patt Leikam, Katrina Kruger, Kathleen Candelaria, Bret Rutherford

Board Members Excused: Becky Bey, Laura Gittings-Carlson

Staff Present: Brenda Beckett, Christina Escamilla

Guests: None

Welcome / Introductions / Announcements: The Community Development Board met in the 6th Floor Conference Room, Miller Building, 2825 3rd Avenue North, Billings, Montana. Board member Jim Corson, called the meeting to order at 3:00pm.

Public Comment: None

Meeting Minutes: Board member Patt Leikman moved to approve the August meeting minutes and Katrina Kruger seconded the motion. A vote was taken and the minutes were approved unanimously.

Staff Reports:

- **Foreclosure Acquisition / Housing Rehabilitation Program:** Projects just getting started with the initial home inspection and bid / work list development will be put on hold. Homeowners seeking bids will continue to gather two to three bids for their projects. Home repair projects under construction will continue to move forward. Staff continues to assist with progress inspections and contractor payments.
- **Affordable Housing Development:** NeighborWorks project has started. The contractor has begun excavation work on the site.
- **First Time Home Buyer Program:** There is currently enough funding to commit funds to one household. We have received repayment of some loans that can be added to this to keep the program open a bit longer. There are currently nine households who have funds committed to them and will close during October/early November.
- **Billings - Metro Vista Project:** Staff expect to fill 18 to 19 AmeriCorps VISTA positions for January 2019. AmeriCorps Vistas members Claire Yang and Jacob Cote from the Planning Division will be presenting the following at the upcoming meeting; findings on where urban development occurred, characterizes of the properties, shared characteristics of homes built in the City's First Neighborhoods, and trends impacting housing development particularly during 1930s, 1980s, and 1990s.

Comprehensive Annual Performance Evaluation Report (CAPER) Review: Staff gave a presentation on the CAPER accomplishments for the last fiscal year that were shared with City Council (*see attached*).

Neighborhood Concerns and Happenings: Wyeth Friday recommended viewing the council works session from October 1, 2018 on the One Big Sky District. Every Friday morning at 7:30am there are coffee talks at different coffee shops around town about the One Big Sky District project. There will be representatives from different strategy partners. To view the complete list of dates please click on the [link](#). There is a [Facebook](#) group and newsletter for One Big Sky District updates. The Project Re:Code recommendation presentation will be held the week of October 29th and will be open to the public.

November Meeting: Board member Katrina Kruger moved to approve moving the November meeting to November 13, 2018 and Kathleen Candelaria seconded the motion. A vote was taken and the date change was approved unanimously.

Next Meeting: Jim Corson adjourned the meeting and set the next meeting for November 13, 2018.

Comprehensive Annual Performance Evaluation Report

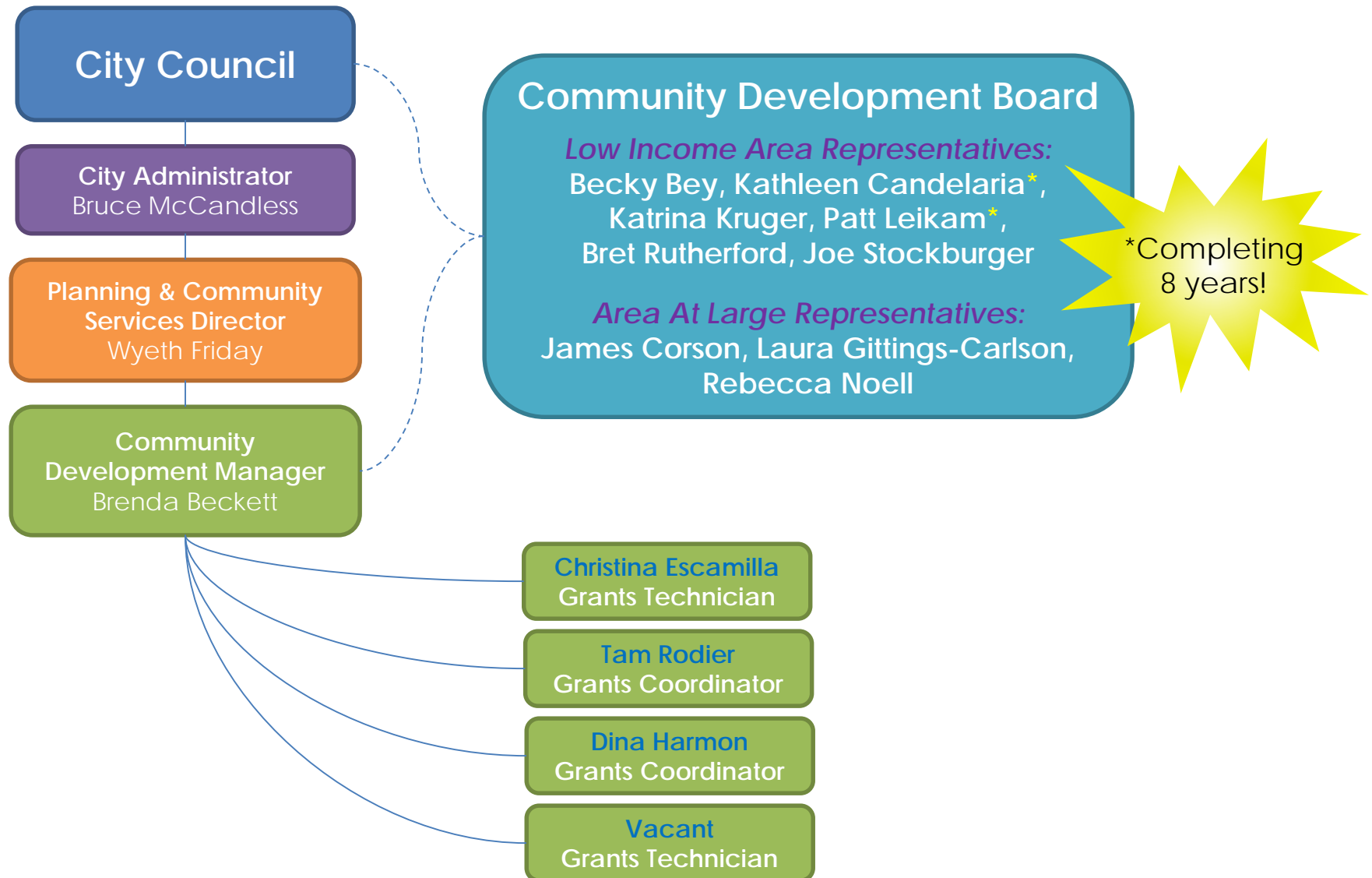
FY2017-2018 CDBG & HOME PROGRAMS

COMMUNITY DEVELOPMENT DIVISION
SEPTEMBER 2018

What is the CAPER?

- Comprehensive Annual Performance Evaluation Report
- Report and public comment required
- Covers July 1 to June 30
- Illustrates progress for the 3rd year of the FY2015-2019 Consolidated Plan

Community Development



CDBG & HOME Funding

Source of Funds	Resources Made Available	Amount Expended During Program Year*
CDBG	\$931,593	\$1,041,884
HOME	\$586,106	\$543,291

**Includes \$ from previous year*

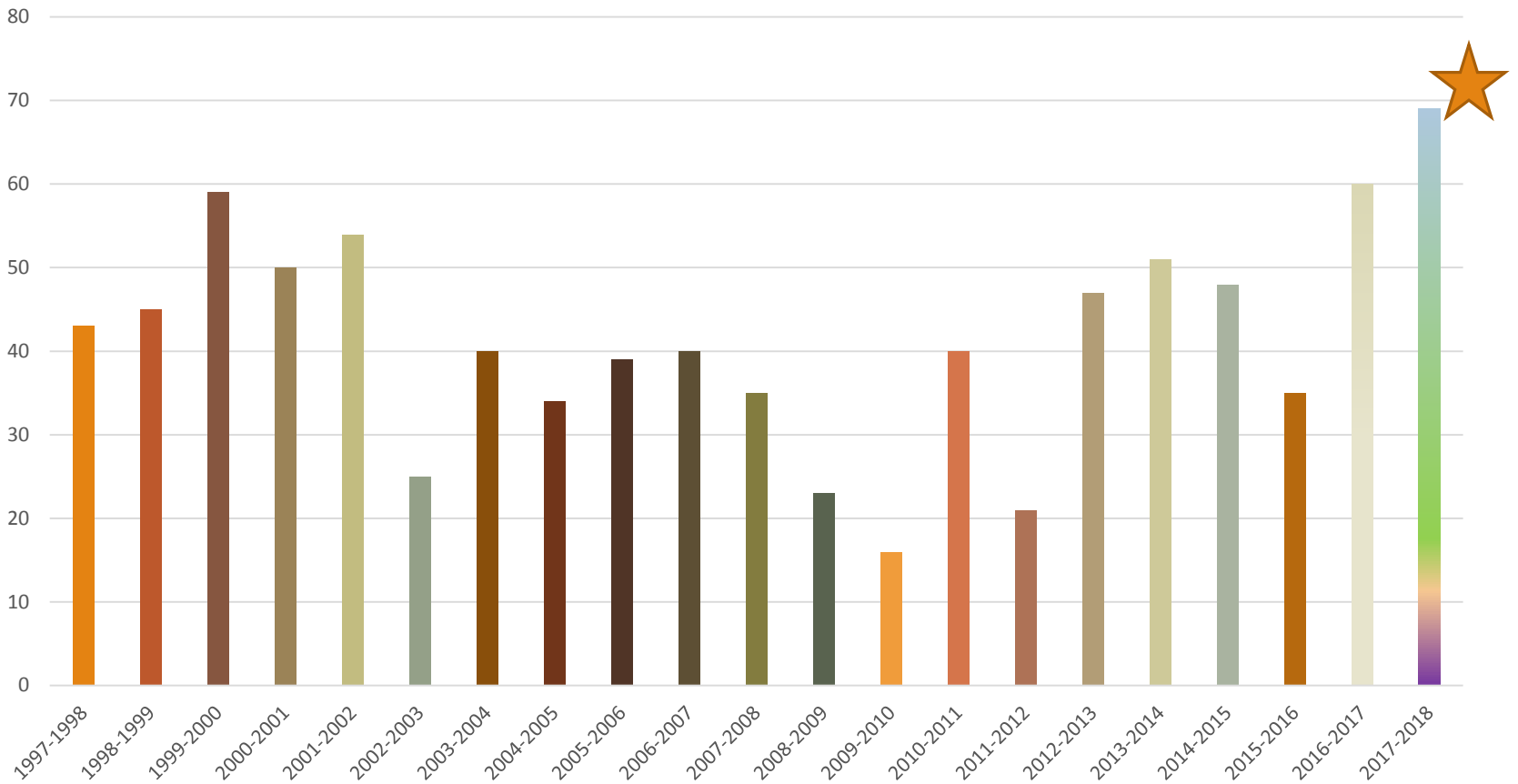
One Year Goals

FY2017-2018

<i>Goal</i>	<i>Indicator</i>	<i>Expected Program Year</i>	<i>Actual Program Year</i>	<i>% Complete</i>
Affordable Housing Preservation	Homeowner Housing Rehabilitated	6	5	83%
New Affordable Housing Opportunity	Direct Financial Assistance to Homebuyers	20	69	345%
Poverty Impact	Public service activities other than Low/Moderate Income Housing Benefit	200	508	254%

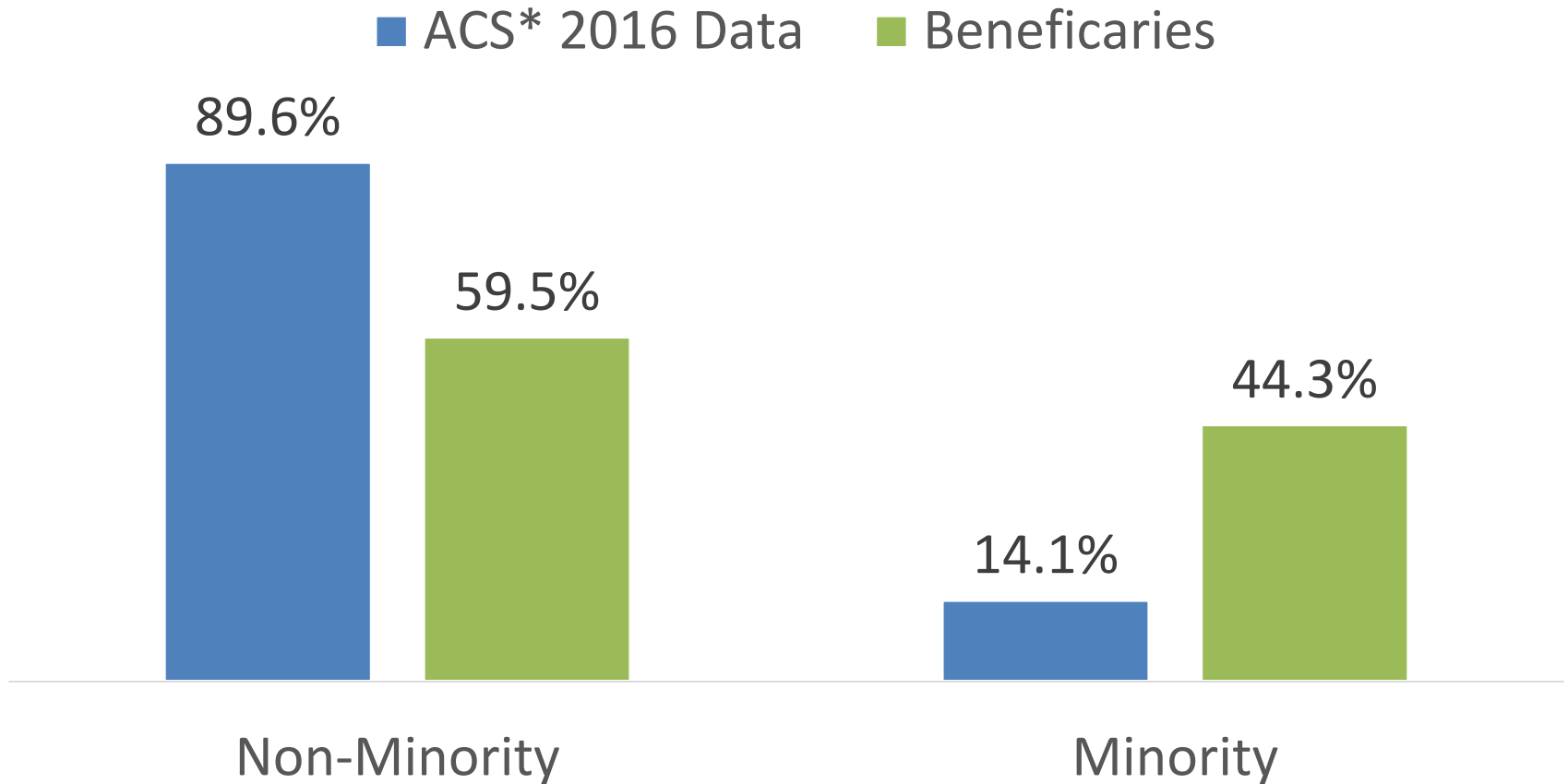
First Time Home Buyer

Households Closed by Fiscal Year



874 Total Households

Minorities



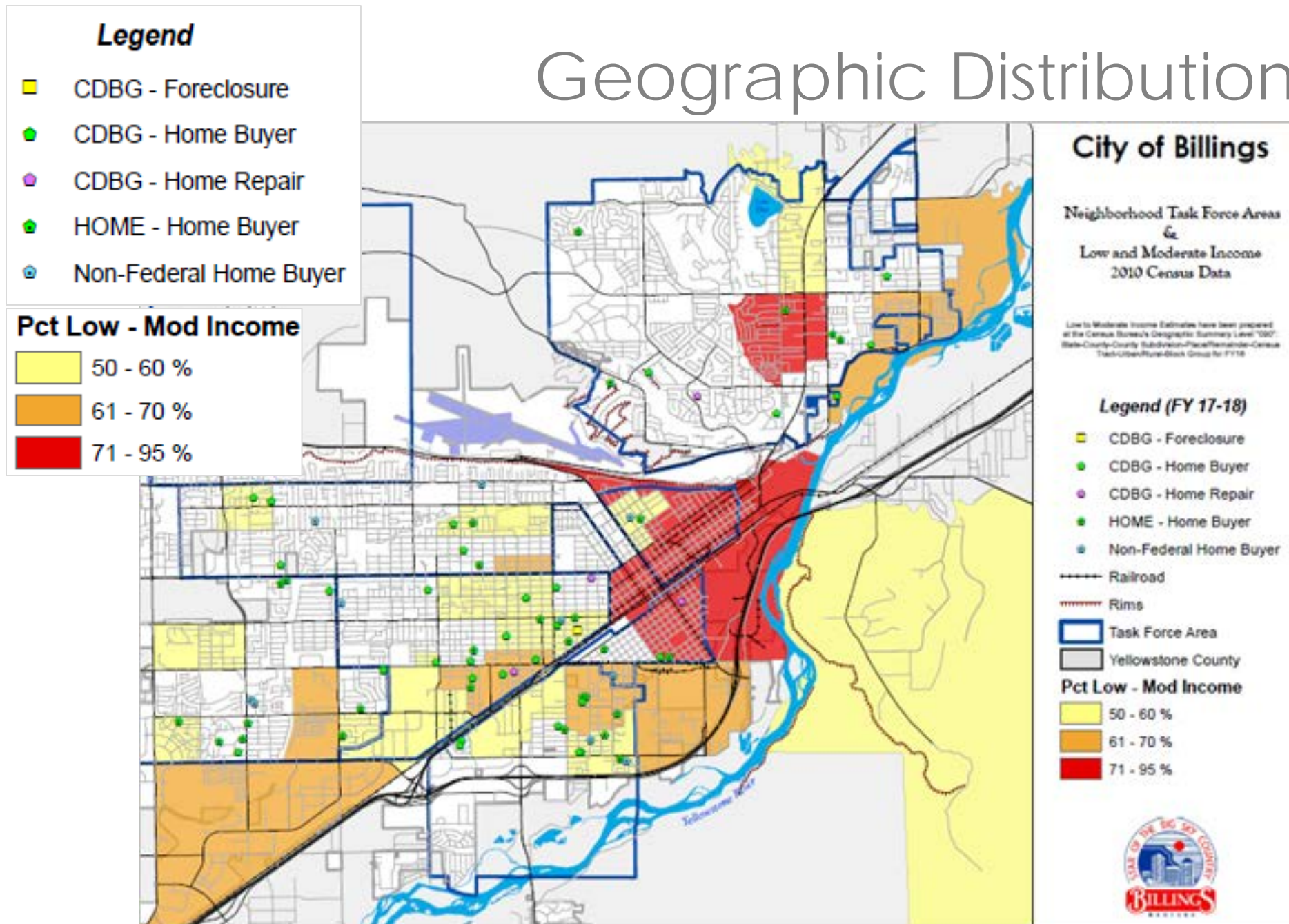
**American Community Survey*

Includes Multi-Racial Data

Beneficiaries by Program and Funding Source

Race / Ethnicity		Home Buyer			Housing Development	Home Repair	Foreclosure	VISTA	Totals
		CDBG	HOME	City*	HOME	CDBG	CDBG	CDBG	
White		26	26	10		2	1	281	346
Black or African American								16	16
Asian									
American Indian or American Native		1	4			1		171	177
Native Hawaiian or Other Pacific Islander									
American Indian and Black									
Multi-Racial		2				1		40	43
Subtotals		29	30	10		4	1	508	582
Totals			69			4	1	508	
Hispanic		2				0		20	22
Not Hispanic		27	30	10		4	1	488	560
Special Populations		Home Buyer			Housing Development	Home Repair	Foreclosure	VISTA	Totals
		CDBG	HOME	City*	HOME	CDBG	CDBG	CDBG	
Single Head of Household	Female	4	12	6		2	1	14	39
	Male	2		1					3
Disabled Households			2				1	38	41
Elderly			3					54	57

Geographic Distribution



All Applicants by Program and Funding Source

Race / Ethnicity		Home Buyer	Home Repair	Totals
White		93	19	112
Black or African American				
Asian				
American Indian or American Native		10	1	11
Native Hawaiian or Other Pacific Islander				
American Indian and Black				
Multi-Racial		3	1	4
Totals		106	21	127
Hispanic		4	0	4
Not Hispanic		102	21	123
Special Populations		Home Buyer	Home Repair	Totals
Single Head of Household	Female	51	5	56
	Male	7	2	9
Disabled Households		4	8	12
Elderly		3	6	9

Leveraging: \$11,402,198

First Time Home Buyer Program	\$10,542,063
VISTA Cash & In-Kind \$ Generated	\$337,173
VISTA Project Support – Cash Admin	\$522,962

≈1:13 Ratio

Leveraging

AmeriCorps VISTA – Billings Metro VISTA Project

Grants to City

\$360,000 CDBG Investment

\$4,697,945
Member Services
& Administration

1:13 Ratio

VISTA Fundraising

221 Members
served at
50 Organizations

Generated
\$4,049,107

1:11 Ratio

Total Project Value

\$8,195,131

1:23 Ratio

Member Community Investment

\$1,960,115

*Local housing,
markets, goods,
services, healthcare*

1:5 Ratio

Council Questions:

1. **Why doesn't Billings provide Renter Assistance?**
 2. **Will the city apply for Federal grants (Emergency Solutions and McKinney Vento) for the homeless?**
-
- Avoid service duplication – rental assistance is already provided.
 - Housing Authority of Billings (HAB) & HRDC District 7 (HRDC) have \$14 million per year for housing / supportive services for low income households.
 - Emergency Solutions & McKinney Vento are distributed to HAB and HRDC already.
 - The City's role is supportive, rather than competitive.
 - City provides financing for home buyer / repair and housing development.
 - 470 rental / homeownership units have been created through Affordable Housing Development program.

Housing Development



King's Green: 49 Units



Whitetail Run: 32 Units



Southern Lights: 20 Units



Acme
Hotel:
19 Units

Questions?
