

EXECUTIVE SUMMARY

ANNUAL ACTION PLAN July 1, 2022 - June 30, 2023



SUBMITTED BY:

City of Santa Fe
Office of Affordable Housing
P.O. Box 909
500 Market Street, Suite 200
Santa Fe, New Mexico 87501
Phone # (505) 955-6574

As of the date of the release of this plan, the exact amount of the CDBG award is not finalized yet by HUD.

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

This document represents the Annual Action Plan for the City of Santa Fe for program year 2022-2023. The Annual Action Plan is required of any city, county or state that receives federal block grant dollars for housing and community development funding from the U.S. Department of Housing and Urban Development (HUD). The City is an entitlement city and receives an annual grant from the Community Development Block Grant (CDBG) program.

For the 2022-23 program year, the City estimates that HUD will entitle approximately \$600,000 in CDBG funding, of which 20% (approximately \$120,000) is set aside for administrative costs. ***As of the date of the release of this plan, the exact amount of the CDBG award is not finalized yet by HUD.*** In the event that the City receives more than the estimated amount, the additional funds will be allocated to the Lamplighter Inn project. In the event that the City receives a CDBG award less than \$600,000, the funding recommendations will be reduced proportionately. Additionally, the City proposes to reprogram \$875,711 of unspent funds from prior year projects and anticipates receiving \$200,000 in program income for a total funding amount of \$1,675,711. To further complement CDBG funds, the City has also made available local funds from its Affordable Housing Trust Fund (AHTF) in the amount of \$3,000,000 for the program year in addition to \$3,000,000 made available during the 2021 – 2022 program year.

This Plan is one of the three components required by HUD to be submitted on an annual basis:

- **Consultation and Citizen Participation:** the process through which the grantee engages the community in developing and reviewing the plan as well as consulting with partner stakeholders in the implementation of programs. This process is required annually as part of the Annual Action Plan.
- **Annual Action Plan:** submitted to HUD at the beginning of each funding cycle, the AAP provides a concise summary of the actions, activities, and specific federal and non-federal resources that will be used each year to address the priority needs and specific goals identified in the Consolidated Plan.
- **Consolidated Annual Performance and Evaluation Report (CAPER):** the annual report submitted to HUD in which grantees report accomplishments and progress toward meeting Consolidated Plan goals in the prior year.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Santa Fe's focus over the next year is to prioritize offsetting the impacts of the Covid-19 global pandemic, related to keeping people housed and getting them rehoused if they've lost housing. In addition, CDBG funds will be used to improve and sustain affordable housing, rental, homeownership, and economic opportunities for low- to moderate-income households in Santa Fe, as well as to address the needs of those experiencing homelessness or at risk of becoming homeless. The City will accomplish this by administering program funds to service providers, supporting collaboration and strategically applying resources to community needs.

HUD identifies three sets of planning objectives and three sets of activity outcomes to guide the Consolidated Plan planning process. All goals are expected to relate directly to these objectives and outcomes as illustrated in the following Goals Table.

Planning objectives include:

- **Creating Suitable Living Environments (SL)** – relates to activities that are designed to benefit communities, families, or individuals by addressing issues in their living environment. This objective relates to activities that are intended to address a wide range of issues faced by low- and moderate-income persons, from physical problems with their environment, such as poor quality infrastructure, to social issues such as crime prevention, literacy, or elderly health services.
- **Providing Decent Housing (DH)** – covers the wide range of housing activities that could be undertaken with CDBG funds. This objective focuses on housing activities whose purpose is to meet individual family or community housing needs. It does not include programs where housing is an element of a larger effort to make community-wide improvements, since such programs would be more appropriately reported under Suitable Living Environments.
- **Creating Economic Opportunities (EO)** – applies to activities related to economic development, commercial revitalization, or job creation.

HUD-mandated outcomes include:

- **Availability/Accessibility** – applies to activities that make services, infrastructure, public services, public facilities, housing, or shelter available or accessible to low- and moderate-income (LMI) people, including persons with disabilities. In this category, accessibility does not refer only to physical barriers, but also to making the basics of daily living available and accessible to LMI people where they live.
- **Affordability** – applies to activities that provide affordability in a variety of ways to LMI people. It can include the creation or maintenance of affordable housing, basic infrastructure hook-ups, or services such as transportation or day care. Affordability is an appropriate objective whenever an activity is lowering the cost, improving the quality, or increasing the affordability of a product or service to benefit a low-income household. (For instance, a low interest loan program might make loans available to low- and moderate-income microenterprise businesses at 1% interest, which is far below the market rate. This program lowers the cost of the loan,

enabling entrepreneurs to start businesses. As a result, the program makes financing more affordable. Another example might be a subsidized day care program that provides services to low- and moderate-income persons/families at lower cost than unsubsidized day care.)

- **Sustainability** – applies to activities that are aimed at improving communities or neighborhoods, helping to make them livable or viable by providing benefit to persons of low- and moderate-income or by removing or eliminating slums or blighted areas, through multiple activities or services that sustain communities or neighborhoods.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The following bullets outline progress in meeting goals identified in the 2018-2022 Consolidated Plan, almost all of which are on track to be met, or exceeded. These achievements are a testament to the strong partnerships the City supports with its nonprofit providers and subrecipient contractors.

- The City's goal for **emergency shelters and permanent supported rental housing** as outlined in the 2018-2022 Consolidated Plan was to provide 33 permanent beds and/or longer-term units per year. Through the first half of the current program year (July 1, 2021 - December 31, 2021), AHTF funds were used to support emergency rental and utility assistance provided by The Life Link, New Mexico Coalition to End Homelessness, Santa Fe Recovery Center, SFPS Adelante, and YouthWorks, serving 75 Extremely Low Income (ELI) individuals experiencing homelessness or at risk of homelessness in the community. Additionally, CDBG funds continue to support essential services and shelter beds during the program year. Through the first half of the current program year (July 1, 2021 - December 31, 2021), the Interfaith Women's Summer Safe Haven sheltered 83 individuals. Additionally, Adelante's School Liaison Program assisted 639 students and their families who are currently experiencing homelessness or at risk of becoming homeless with referrals, resources, food, clothing, and other support.
- The City's goal for **rental housing** as stated in the 2018-2022 Consolidated plan was to serve renters earning less than 60 percent of Santa Fe's Area Median Income (AMI). During the 2021-22 program year, the City allocated Affordable Housing Trust Fund (AHTF) and Community Development Block Grant (CDBG) funds to rental facility improvements as well as to support services focused on the homeless, those in danger of becoming homeless, and very low-income renters. Through the first half of the program year (July 1, 2021 - December 31, 2021), more than 102 households were assisted (32-Adelante, 11-Santa Fe Recovery, 17-YouthWorks, 29-New Mexico Coalition to End Homelessness, 13-Life Link) with rental assistance (including utilities, rental arrears and rent).
- City's goal for **home ownership housing** as outlined in the 2018-2022 Consolidated Plan was to provide comprehensive assistance to low-to-moderate-income homebuyers in the form of mortgage principal reduction assistance to an average of 10 households annually. Through the first half of the current program year (July 1, 2021 - December 31, 2021), Homewise has

served nine households with CDBG-funded mortgage principal reduction assistance and two households with AHTF-funded mortgage principal reduction assistance.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City of Santa Fe's community participation process focuses upon meaningful engagement of residents and stakeholders representing local organizations and coalitions. However, public outreach for the 2022 plan has been modified in response to the State's declaration of a Public Health Emergency, the Mayor's Proclamation of Emergency, and the limits on the numbers of people who can gather in public. All City Committees, including the Governing Body meetings were not be held in person but via Zoom meeting. Links to the City's broadcast channels are provided each week on the meeting agenda, accessible through the City's weekly meeting list. The public meeting schedule for the plan is as follows:

- Community Development Commission public meeting (April 6, 2022)
- Annual Plan posted on City's website for a 30-day public comment period (April 11 – May 11, 2022)
- Santa Fe City Council Approval of Request to Publish Notice of Public Hearing (April 13, 2022)
- Public Works Committee public meeting (April 25, 2022)
- Finance Committee public meeting (May 2, 2022)
- Quality of Life Committee public meeting (May 4, 2022)
- The Santa Fe City Council public hearing (May 11, 2022)

The meetings can be made accessible to people with disabilities, including sign language interpretation with prior notice to the City Clerk's office. The meetings are also publicized in Spanish. The public hearing at the May 11 City Council meeting will be streamed on the City's YouTube channel, broadcast on KSFR 101.1 and the public can make comments via Zoom during the meeting or prior to the meeting via email.

Methods of engagement. Engagement methods include opportunities for residents and stakeholders to participate in the development of planning strategies. Stakeholders are consulted and public is invited to comment on the AAP and proposed use of funds as participants at virtual public meetings, by reviewing an electronic copy of the plan, and responding to a survey link on the City's website.

Public outreach is promoted through the City of Santa Fe and individual Council members' Facebook pages. Media relations included a press release to local media and postings on the city's website.

Partner outreach. Local stakeholders, including organizations, agencies and coalitions, promote the outreach efforts directly to their members, residents, consumers and clients. In addition to lending their subject-matter expertise, participating organizations promoted resident engagement opportunities to

recruit focus group participants and encourage residents to participate in the community meeting events.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Public comments and feedback will go here

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments were accepted.

7. Summary

Over the next program year, the Office of Affordable Housing will continue to work on strategies that prevent the most vulnerable City residents from falling into cycles of poverty and chronic homelessness, particularly as a result of the COVID-19 pandemic. Available resources will be deployed as quickly as possible to keep vulnerable people housed, fed and their basic needs met. The City will continue its focus on low income "at risk" neighborhoods with comprehensive programming interventions, and work with the larger community to identify ways that community needs can be more effectively and efficiently identified and met with limited community resources. Note that all projects establish income eligibility by using HUD's Area Median Income (AMI) statistic.

Projects recommended for CDBG funding for FY 2022 – 2023 include:

- Home Repair for Very Low Income Homeowners (Santa Fe Habitat for Humanity): Provides home repair services for people who can't afford necessary repairs to uphold the structural and functional safety of their homes (roofs, heating systems, windows, etc.). The majority of homeowners who benefit from this program are elderly and considered very low income (VLI). **Proposed CDBG funding amount: \$100,000.**
- School-based Services for Homeless Students and Families (SFPS Adelante School Liaison): Provides referral and support services for students and their families experiencing homelessness. The mission of the program is to support academic achievement by helping with tutoring, case management, school supplies, clothing and advocacy to attain other social services. **Proposed CDBG funding amount: \$35,000.**
- Women's Safe Haven Summer Shelter (Interfaith Shelter): Supports staffing costs to keep the shelter open exclusively for women during the summer months when it would normally be closed. Provides meals, short term support services and connection to longer term case management. **Proposed CDBG funding amount: \$35,000**

- Transitional Living and Street Outreach Programs (Youth Shelters and Family Services): Supports staffing costs to run the Transitional Living and Street Outreach Programs. The Transitional Living Program provides a supervised independent living campus for young people aged 17-22. The Street Outreach Program operates a drop-in center providing homeless young people up to age 21 with necessities for survival as well as referrals and services which seek to end their homelessness. **Proposed CDBG funding amount: \$20,000.**
- Lamplighter Inn Project (JL Gray): Funds will support the rehabilitation and conversion of the Lamplighter Inn on Cerrillos Road into 58 units of affordable housing for low-moderate income residents at 80% AMI or less. **Proposed CDBG funding amount: \$290,000.**
- Consuelo's Place Shelter (New Mexico Coalition to End Homelessness): Supports the continued operations of Consuelo's Place Shelter, an emergency shelter that provides services to those experiencing homelessness and for those at imminent risk of becoming homeless. Consuelo's Place Shelter also provides quarantine services and housing for those who have recently tested positive for COVID-19, have had recent exposure to COVID-19, and/or are awaiting results. CDBG funds will support emergency shelter stays, case management, formal and informal skill building for clients, quarantine services, general upkeep, security services, staff salaries, and administration. **Proposed CDBG funding amount: \$353,162.**
- Ocate SF (Santa Fe Civic Housing Authority): Funds will support public infrastructure costs associated with the development of a new apartment project targeted towards households with children earning 80% AMI or less. **Proposed CDBG funding amount: \$100,000.**