

APPROVED

COMMUNITY SERVICES BOARD MEETING June 9, 2008- 7:00 P.M.

CITY COMMISSION CHAMBERS – 1ST FLOOR
100 N. ANDREWS AVENUE

	<u>Present</u>	<u>Absent</u>	<u>Board Members</u> <u>Cumulative</u> <u>From 10/07</u>	
			<u>(P)</u>	<u>(A)</u>
Marjorie Davis		A	0	8
William Goetz		A	7	1
Michael Kimmey		A	5	3
Avery Dial	P		8	0
Margaret Birch	P		7	1
Fenel Antoine		A	5	3
Emmett Kater		A	5	3
P.J. Espinal		A	4	4
David Maymon	P		6	2
Tunde Ogunlana		A	4	4
Christopher Priester		A	6	1
James Currier	P		2	1
Maureen Persi	P		1	1

Staff Present:

Margarette Hayes, Manager, Housing & Community Development
Angelia Basto, Administrative Support
Susan Batchelder, Assistant Community Development Manager

Margaret A. Muhl, Recording Secretary

Call to Order

Margarette Hayes stated that since the Chair and Vice Chair were absent this evening, David Maymon has agreed to be the Acting Chair for tonight's meeting.

Acting Chair David Maymon called the meeting to order at approximately 7:15 p.m. and all stood for the Pledge of Allegiance. Roll call was taken and there was no quorum. Therefore, the minutes could not be approved and no other formal action could be taken. They could only convene the public hearing.

Board and Staff Introductions

Margarette Hayes asked the Board to introduce themselves since a new Board Member was present.

Margarette Hayes announced that Maureen Persi was joining this Board and welcomed her.

COMMUNITY SERVICES BOARD MEETING

June 9, 2008

PAGE 2

Maureen Persi stated that she was a retired school administrator from New Jersey, and was active in the school district and involved with the Urban Coalition. She became a resident of Florida in 2003.

Margarette Hayes proceeded to introduce staff that was present tonight: Angelia Basto, Administrative Support; and Susan Batchelder, Assistant HCD Manager.

Certificate of Public Convenience & Necessity Application Review

Margarette Hayes stated that Lindwell Bradley, Code Enforcement, requested that this matter be deferred due to a pending lawsuit involving a rickshaw. The City Attorney advised that the matter is on hold and would be deferred indefinitely.

Discussion on New Responsibilities For Cultural Arts and Tourism

Margarette Hayes advised that she had not spoken with Jeff Modarelli, Economic Development Director, to coordinate his attendance at tonight's meeting. She would make sure that Mr. Modarelli would be attendance at next month's meeting to discuss this matter.

Public Hearing: Proposed CDBG 2008-2009 Annual Action Plan

Margarette Hayes stated that they are required to advertise and hold a public hearing with this Board who is authorized as the body covering the CDBG public services portion of this matter.

Ms. Hayes stated that four grants are included in this process.

The first grant was the Emergency Shelter Grant which was funding for the prevention of homelessness and homeless assistance. Ms. Hayes explained that the allocation was \$86,776, and they were required by HUD to utilize these funds for homeless assistance in the amount of 70%, and 30% for the prevention of homelessness. She further stated that under the Homeless Assistance Center funds were provided to the Broward Partnership for the Homeless for the continued operation of the facility on Sunrise Boulevard. Regarding homeless prevention, funding would be provided to Broward County via the Bureau of Children and Family Services for the operation of the Homeless Prevention Program, and such monies provide short-term assistance which is limited to six months or \$3,000 per household.

Ms. Hayes further stated that under the Home Program, the proposed funding for 2008-2009 was \$983,238. The Federal Government requests that at least 15% of the funds be set aside to form partnerships with not-for-profit organizations for the development of affordable housing. They were attempting to recapture the homes that have been foreclosed and put those units back into service as affordable housing.

Ms. Birch asked if the program involved the purchase of rental units. Ms. Hayes confirmed and said there could be home ownership and/or rental.

COMMUNITY SERVICES BOARD MEETING

June 9, 2008

PAGE 3

It was asked who determined where the monies were spent.

Ms. Hayes explained that the totals set aside were requirements, and the remaining funds were used to provide housing and activities. As a part of their planning process, they were required to prepare a five-year planning document and submit it to HUD. They were currently in the third year of that plan. In preparing the document, one of the areas in which they saw a great need were families with children. She further explained that a survey was mailed to all social service providers in the County, and the information received was used in preparing the five-year planning document. The only function regarding the programs that this Board had was their involvement with the CDBG funds.

Ms. Hayes stated that Rehab Replacement Housing was for ongoing activities to provide assistance to income eligible homeowners throughout the City to bring homes up to standards and construct new homes once a home was determined to be beyond repair. She further stated that there were tenant vouchers for homeless families with children and for the disabled. She explained that the Federal Government allowed 10% of the allocation of the funds for the administration of the Home Program.

Ms. Hayes continued stating that the last piece was the American Dream Down Payment Assistance which was a Federal allocation by the Bush Administration to speed up the process for income eligible individuals purchasing their first homes. This amount would total \$8,543.

Ms. Hayes stated that the next program was HOPWA and the City had the responsibility for the administration of this program. The amount received each year was about \$7 Million to provide housing for individuals with HIV or AIDS.

Ms. Hayes further stated that the proposed activities for 2008/2009, the HOPWA budget would be \$7,351,000, and through the RFQ process there was a proposal for short-term rent, mortgage, and utilities, along with permanent placement housing, assisted living, substance abuse housing, rental vouchers, project based rental vouchers, mental health housing, community based housing, resident assistance services, emergency transition housing, and acquisition. They received additional monies and as units were less available, they could put the funds out to acquire new units and rehabilitate them and put them back into service. The administrative expense would be 3% of the grant totaling \$220,530,000. The focus of the program was to keep individuals from becoming homeless.

Ms. Hayes explained that rent or mortgage payments were limited to 21 weeks per year per household, and the monies were paid directly to the landlord or mortgage company. Utility payments were limited to \$1,000 per year which was also dispersed directly to the utility company.

Ms. Hayes continued stating that in regard to Permanent Housing Placement, they would pay the first and last payments, along with the security deposit. Clients already residing in independent housing were ineligible unless they had to move. Individuals had to demonstrate their ability to continue paying the rent once they received assistance.

COMMUNITY SERVICES BOARD MEETING

June 9, 2008

PAGE 4

Ms. Hayes explained that the Assisted Living Placement Program was continued support for assisted living facilities for individuals requiring supervision and some assistance in daily living. She further stated that Substance Abuse Housing was a program requiring residential treatment for individuals impacted with HIV and AIDS. Mental Health Housing provided housing for individuals in late stages of HIV. Tenant vouchers could be used anywhere in Broward County. The individuals were required to pay no more than 10% of their gross income, or 30% of their adjusted income for rent and utilities whichever was greater.

Ms. Hayes stated that Project Based Rent was specifically for an actual project. Emergency Housing was continued support to supply short-term emergency housing for up to 60 days for HOPWA clients, and to assess the needs of clients and aid in transitioning them into an appropriate housing solution. Community Based Housing Residents Assistance and Services provided dormitory style housing, and they are trying to continue support for up to five months for such individuals.

Ms. Hayes explained they wanted to put more housing units into service and that was being done with the acquisition portion of the program.

Mr. Maymon asked for further clarification regarding the assisted living program.

Ms. Hayes explained that if an individual had HIV or AIDS but was still able to work, but could not live alone, a structured environment was provided. She stated that Broward House, the largest agency in the County, ran the program. Mr. Maymon asked how many individuals would be serviced with the \$700,000. Ms. Hayes stated that she did not have that information available, but would provide it at a later date to the Board.

Ms. Hayes stated that the final grant was the public service portion and the proposed budget for 2008/2009 was \$2,053,679. Allocations would be made for the Step-Up Program which was an apprenticeship training program for Housing Authority residents. The Housing Authority trains these individuals to make cabinets, windows, and screens for work in the construction industry. This was the only job training program in the State of Florida.

Ms. Hayes stated that in regard to Fair Housing, Education and Outreach, they were required by HUD to provide education with reference to affirmatively furthering fair housing, and there was a contract with a HUD sponsored agency. The Housing Programs were: Emergency Repairs, Exterior Home Repair Program, Rehab Administration, and Emergency Relocation Rental Assistance. Other programs were: The Broward Homebound Program, Covenant House, Crossroads Food Bank, First Call For Help, Jack 'n Jill's Infant/Toddler Program and their Scholarship Program, Lighthouse For The Blind, Russell's Life Skills, Second Chance, and Women In Distress. These were the agencies that this Board recommended to receive funding. Some other agencies were: The Mt. Bethel Family Resource Center and the Neighborhood Empowerment Self-Sufficiency Program were also awarded funds by this Board. Homeless Prevention was another program to aid individuals from becoming homeless, and there was an interlocal agreement with the County.

COMMUNITY SERVICES BOARD MEETING

June 9, 2008

PAGE 5

Ms. Hayes further stated that the Elderly Tax and Insurance Assistance Program aided individuals ages 62 on up to retain their homes. An amount of \$100,000 was set aside each year for this program. She stated that Mills Pond Park Improvements was a project they were mandated to support which is an improvement to Mills Pond Park to relocate the concession stands and restrooms.

Mr. Maymon asked why the City did not purchase tax lien certificates and provide a six-month window whereby the individuals could attempt to turn things around. Ms. Hayes explained that it would still be a hardship for some individuals because there would still be the obligation to pay back the City. She was not sure if HUD would approve such a program. Under the LAFT's the County makes them available and they end up getting a lot of vacant lots. She explained they were attempting to relieve the stress individuals were under in such types of situations. She stated that they did not normally go after a tax deed.

Acting Chair David Maymon proceeded to open the public hearing. There being no individuals wishing to speak, the public hearing was closed and discussion was brought back to the Board.

Ms. Hayes stated that such report would be provided to the City Commission and HUD along with the action plan.

Good Of The Order

No discussion.

Other Business

None.

Acting Chair David Maymon commended staff on their hard work and efforts.

There being no other business to come before this Board, the meeting was adjourned at approximately 7:52 p.m.

Respectfully submitted,

Margaret A. Muhl,
Recording Secretary