

2024-25 Gresham Annual Action Plan Draft

Note: This document is a draft and will be updated. Information highlighted throughout the document will be updated once funding allocations have been announced and funding recommendations have been made. Projects included in this draft document may not receive CDBG funding and may be removed from the Annual Action Plan in a later draft.

Executive Summary

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

1. Introduction

The Portland Consortium (“Consortium”) includes the City of Portland (Lead), the City of Gresham and Multnomah County. In accordance with HUD regulations, the Consortium is required to submit a Consolidated Plan every five years as a condition of receiving four Federal formula grants: Community Development Block Grant, HOME Investment Partnership Grant, Emergency Solution Grant and Housing Opportunities for Persons with AIDS. The Consolidated Plan contains a snapshot of the community’s housing and community development needs, identifies local priorities, establishes the strategies each jurisdiction will use to address those priority needs and sets five-year goals to measure each jurisdiction’s achievements. The 2021-2025 Consolidated Plan was approved by HUD in August 2021.

Over the five-year period covered by the 2021-25 Consolidated Plan over \$75 million is expected to be available through these programs, including allocations and program income. While most of this funding will be administered by the City of Portland as the Consortium Lead, the City of Gresham and Multnomah County receive their own CDBG allocations and Gresham also selects projects for a portion of the Consortium’s HOME funds. The following are the relevant programs and the associated national objectives:

- **CDBG Program Objectives:** Provide decent housing; Create suitable living environments; Expand economic opportunity
- **HOME Program Objectives:** Expand the supply of decent, safe, sanitary and affordable housing.
- **ESG Program Objective:** Reduce and prevent homelessness.
- **HOPWA Program Objective:** Provide housing for persons with HIV/AIDS.

The Consolidated Plan is carried out via the Annual Action Plans, which identify specific projects and annual goals for the Federal formula grant funds received by each member of the Consortium. This document is the City of Gresham’s 2024-25 Annual Action Plan under the 2021-2025 Consolidated Plan and it details the City’s plans for CDBG entitlement funding. HOME funds are detailed in the City of Portland’s plan, but we will reference HOME funded projects in the narrative pieces of the plan

wherever applicable. The 2024-25 Annual Action Plan is the fourth Annual Action Plan under the current Consolidated plan.

Consortium members report on annual accomplishments and progress toward annual and five-year goals in the Consolidated Annual Performance and Evaluation Report (CAPER) filed each year in the fall. The 2023-2024 CAPER will be the third CAPER under the 2021-2025 Consolidated Plan and will be completed in Fall 2024.

HUD regulations also require that each Consortium receiving federal housing and community development funding regularly complete an Analysis of Impediments to Fair Housing Choice (AI). This requirement was suspended when the 2021-2025 Consolidated Plan was developed and submitted, so the Consortium members followed the interim “Preserving Community and Neighborhood Choice” rule that was in place at the time. The requirement to create an AI was reinstated on July 31st, 2021, after the 2021-2025 Consolidated Plan had been submitted to HUD. The Consortium partners plan to create a new AI during the creation of the 2026-2030 Consolidated Plan and will use the 2011 AI to inform Action Plans under the 2021-2025 Consolidated Plan, or will follow the current rule in place at the time the Consolidated Plan is completed.

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.

As determined in the 2021-2025 Consolidated Plan, three broad needs and goals were identified described below:

Affordable housing choice (Need)

Increase and preserve affordable housing choice of rental and homeownership units for low- and moderate-income households in ways that promote racial equity. (Goal)

The community needs safe housing, in good condition for all residents. Projects accomplishing this goal include home repair, down payment assistance, new housing development support, affordable housing development, rental housing rehabilitation and permanent supportive housing.

2024-25 Action Plan Goals: Rental units rehabilitated- 12 housing units; Homeowner Housing rehabilitation- 36 housing units; Financial Assistance to Homebuyers- up to 18 households*; Public Services activities other than low-mod housing- 85;

Prior year goals carrying over: HOME rental units developed: 3-4 units

*Homebuyer assistance and affordable housing development will be funded using HOME funds, which are included in Portland’s Con Plan as the Consortium Lead.

Basic services & homeless prevention/intervention (Need)

Reduce and prevent homelessness, including mitigating the overrepresentation of Black, Indigenous, and People of Color experiencing housing instability. (Goal)

There is a pressing need in the community to prevent and reduce homelessness and increase stability for all residents. Projects accomplishing this goal include culturally relevant services and interventions across a broad spectrum, such as supportive and emergency services, rent assistance, transitional housing, shelters, homelessness prevention through service interventions, Housing First models, and Fair Housing enforcement and education.

2023-24 Action Plan Goals: Rent Assistance/Rapid rehousing- 45 Households, Public Services activities other than low-mod housing- 36 individuals

Community and economic development (Need)

Improve livability and promote economic development in low and moderate-income areas by investing in community infrastructure, employment training and anti-poverty strategies for area residents. (Goal)

The community needs improvements to area infrastructure, facilities, economic opportunities, and economic development. Programs to improve employment outcomes and household economic stability include employment training, referral and self-sufficiency and economic enhancement programs. Anti-poverty strategies include a variety of public services that provide support to residents across the lifespan. Projects will also support micro-enterprises and business development, as well as public facilities, parks, and transportation improvements.

2023-24 Action Plan Goals: Public Services activities other than low-mod housing- 500; Business assistance- 110, Public Improvements- XX,XXX

Prior year goals carryover: Public Improvements- 44,200

Add goal summary table here

Goal Summary Table

3. Evaluation of past performance

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

The Consortium Partners have made progress in meeting community needs over the years. The organizational structure includes coordination between departments within the Consortium jurisdictions as well as coordination with agencies outside the Consortium, including Metro and Home Forward. The Consortium planning efforts create efficiencies in performance and delivery in spite of dwindling resources. Collaborative county-wide planning efforts include targeting the need for housing, building a suitable living environment through services and infrastructure, and fostering a system and improvements to spur economic development. In addition to a regional approach to projects and programs, area residents have supported increasing local resources to address the affordable housing crisis in the form of housing bond measures, general funds, and fees. Additionally, Portland, Gresham and Multnomah County have strong regional planning efforts, including the Continuum of Care Board that focuses on alleviating the sufferings faced by populations experiencing homelessness. This combination of collaboration and local resources have helped the Consortium to actively address the affordable housing and economic prosperity needs of the community.

Gresham has been mostly successful in making progress towards Gresham-specific Consolidated Plan goals. In the 2023-2024 program year, many of the City's activities are on track to meet or exceed annual goals, while others have fallen short. Rising costs due to inflation and higher rents, paired with stagnated wages have resulted in an increasing need for services and a higher dollar amount per client needed to stabilize households served by CDBG and HOME funded activities. The highly competitive housing market and high interest rates have also made it challenging to carry out homebuyer activities due to HOME purchase price limits, HQS requirements and income limits. While home prices have stabilized after their spike during the pandemic, high interest rates are still making mortgage payments unaffordable to many low- and moderate-income households. High interest rates have also resulted in fewer homes on the market, because households with existing mortgages with lower rates are less likely to sell their homes because a new mortgage on an upgraded home would carry a much higher rate.

In response to these challenges, the City increased funding for programs that respond to conditions worsened by the pandemic including rent assistance and supportive services. HOME-ARP funding was used in 2023-23 and 2023-24 to expand rent assistance and supportive services available in the City, but these funds were a one-time allocation, so increased services in these areas cannot continue indefinitely. HOME-ARP funded programs have spent most of their allocated funding, but will continue to spend down any remaining funds into 2024-25. HOME-ARP funds are included in Portland's plan as the Consortium Lead. The City is also working with subrecipients to identify areas where improvement is needed, offering technical assistance to service providers and brainstorming ideas for improving client participation going forward. During the 2024-25 budgeting process for CDBG funds, past performance data and cost per participant information was used to prioritize projects that have historically met goals and those who provide the best outcomes per dollar spent. For the City's WELCOME HOME program, the maximum loan amount was increased from \$20,000 to \$40,000 in 2022-23 after 2 years with very little movement on the program. This change has proven to be successful and increased the number of down payment assistance loans the program has been able to provide.

Gresham and the Consortium Partners are committed to addressing the emerging and existing needs of the low-income residents of the community and furthering racial equity for the Black, Indigenous and People of Color (BIPOC) residents of the community. Several of Gresham’s subrecipients offer culturally specific services and all provide informational materials in multiple languages and offer translation to clients as needed. Year after year, Gresham’s subrecipients consistently serve Gresham’s highest need populations including BIPOC residents, seniors, people with disabilities, and other marginalized groups.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Summary of needs hearing

The Consortium follows the federally required Citizen Participation Plan to ensure citizen participation requirements are met or exceeded annually. The current CPP was adopted in the 2021-2025 Consolidated Plan. All public hearings include an in-person option to attend and may also provide remote attendance options.

Citizen Participation was conducted through two Community Need Hearings (one in Portland and one joint hearing for Gresham and Multnomah County), surveys and comment cards, consultations with citizen subcommittees and local service providers and local Action Plan and budget hearings. To ensure broader outreach to residents, the Gresham & Multnomah County consultation survey was offered in both English and Spanish and the comment card was available in English, Spanish, Simplified Chinese, Vietnamese and Russian.

The City of Gresham and Multnomah County held a joint Community Needs Hearing at the Multnomah County East building in Gresham on November 16th, 2023. A public notice for the meeting was posted in the Gresham Outlook on October 27th, 2023. The meeting was open to all community stakeholders and focused on needs specific to Gresham and East Multnomah County. Translation and accommodations were made available to interested participants upon request. The hearing was attended by service providers, representatives from community organizations and other community members. A link to the comment card to provide written feedback was included in all email invitations to the needs hearing and posted on the City of Gresham website. Service providers invited to the meeting are also encouraged to share comment opportunities with their staff and clients.

A preliminary draft of Gresham’s 2024-25 Annual Action Plan was made available on **May 1, 2024**. A public hearing for Gresham’s 2023-24 Annual Action Plan was held on May 16, 2024 and Gresham City Council reviewed and approved the plan at a public meeting on **July 2, 2024**. The public comment period for Gresham’s 2024-25 Annual Action Plan was **May 1, 2024 to May 31, 2024**. Comments were also accepted at the Gresham City Council meeting on **July 2, 2024**.

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 were offered through public hearings, written submissions and remote consultations with citizen committees and service providers.

Summary of needs hearing comments to be added.

Summary of written comments received to be added.

Summary of comments at Annual Action Plan public hearing to be added.

Summary of comments at the City Council meeting to be added.

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

All comments were considered and/or incorporated in the Action Plan.

7. Summary

A preliminary draft of Gresham's 2024-25 Annual Action Plan was made available on May 1, 2024. A public hearing for Gresham's 2024-25 Annual Action Plan was held on May 16, 2024 and Gresham City Council reviewed and approved the plan at a public meeting on July 2, 2024. The public comment period for Gresham's 2024-25 Annual Action Plan was May 1, 2024 to May 31, 2024. Comments were also accepted at the Gresham City Council meeting on July 2, 2024.

Fall Community Needs Hearing (Gresham & Multnomah County)- November 16, 2023

Community Needs Comment Card- November 2023 to June 2024

Publication of Action Plan Draft- May 1, 2024

Gresham CDHS Action Plan Public Hearing- May 16, 2024

Gresham City Council Action Plan Meeting- July 2, 2024

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	GRESHAM	
CDBG Administrator	GRESHAM	Community Revitalization

Table 1 – Responsible Agencies

Narrative

As the designated lead agency for the Consolidated Plan, PHB coordinates and collaborates with the jurisdictional partners for plan preparation and relevant administrative tasks.

As the Consortium Lead, Portland handles the allocation and administration of HOME Funds, however Gresham selects its own projects detailed in an annual intergovernmental agreement with the City of Portland. Each of the three jurisdictional partners receive their own CDBG entitlement funds directly and allocate and administer respective allocations independently. The HOPWA and ESG funds are received by Portland and PHB assumes program administration lead. Since the creation of Joint Office of Homeless Services (JOHS) in 2016, a joint city-county agency, much of the HOPWA and ESG funds are passed on to this specialized agency for program implementation.

In addition to the agencies listed in the AP-10, the City also initiated a consultation with Verde NW, a climate resistance and environmental infrastructure advocacy group. Consultation was initiated via email and the agency was also added to our contact list so that they will be invited to future needs meetings and public hearings. The City also consulted internally with various divisions within the City including Economic Development, Homeless Services and Emergency Management. The AP-10 would not allow us to save the information for these consultations within that section, so they are being listed here instead.

Consolidated Plan Public Contact Information

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AP-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

This section outlines consultations with public and private agencies that provide housing, social and economic development services through State and local health and child welfare agencies, adjacent governments, HOPWA grantees, the public housing agency, Continuum of Care grantees, Emergency Solution Grant grantees, and public and private agencies concerning housing, and related social programs for homeless, victims of violence, unemployed and publicly funded institutions and systems of care that may discharge persons into homelessness, such as health-care facilities, mental health facilities, foster care, emergency management, broadband needs and corrections programs. Consultations occur annually when preparing each Annual Action Plan. The Portland Consortium includes representatives from the City of Portland, the City of Gresham, and Multnomah County. They participate in regional planning efforts concerning all aspects of needs and opportunities covered by the 2021-25 Consolidated Plan, including economic development, transportation, public services, special needs, homelessness, and housing. Needs far exceed resources so the Consortium members have worked together to make decisions and set long-term priorities. Coordination within the Cities also consisted of input and review from the Portland Housing Advisory Commission, the Fair Housing Advocacy Committee, the Federal Funding Oversight Committee, the City of Gresham Community Development and Housing Subcommittee and the Multnomah County Policy Advisory Board. Coordination with Home Forward and Housing, service-providing agencies, and other stakeholders are described below. Their comments and input are reflected in discussions throughout this Consolidated Plan.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

Representatives from each of the Consortium Partners participate in regional planning efforts concerning all aspects of needs and opportunities covered by this Annual Action Plan and the 2021-25 Consolidated Plan, including housing, public services, homelessness, special needs, economic development and transportation. Significant resources are jointly planned and administered for homelessness prevention, emergency housing and supportive services. Coordination efforts and planning processes are reflected in discussions throughout this Consolidated Plan. In preparing the 2024-25 Annual Action Plan, the Consortium has consulted with other public and private agencies that provide assisted housing, health services and social services (including those focusing on services to children, elderly persons, persons with disabilities, persons with HIV/AIDS and their families and homeless persons). These consultations have occurred in the course of regularly-occurring meetings of the Portland Housing Advisory Commission, the CoC, the Fair Housing Advocacy Committee, Healthy Homes Coalition, and Oregon Housing (formerly Oregon Opportunity Network), in special meetings and hearings sponsored by the City of Portland, the City of Gresham and Multnomah County and in specially

noticed Annual Action Plan hearings. Consultations occurred with both housing and service providers, Home Forward (formerly Housing Authority of Portland), homeless persons, people with disabilities, and organizations that provide services to homeless families, people with alcohol or drug addictions, people with developmental disabilities, HIV affected families, the elderly, homeless adults, children and families and people with mental illness.

The Consortium consulted with state and local health agencies regarding lead paint issues. Child welfare agencies do not have a role in lead hazard identification or abatement in Multnomah County. For this plan the Consortium met specifically, or within the course of everyday business, with each of the required public and private agencies.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

All three of our Consolidated Plan jurisdictions (Portland, Multnomah County, and Gresham) are represented on the Continuum of Care (CoC) Board and its Jurisdictional Committee which both meet monthly. The CoC was reorganized and relaunched in 2022. It coordinates with Consolidated Plan jurisdictions through meetings, calls and emails, to organize needs and Action Plan hearings and subcommittee to work on strategic planning, outreach, evaluation and system coordination. All of the jurisdictions support the Continuum's priorities focusing on the needs of the most vulnerable populations including chronically homeless persons, unaccompanied youth, families with children, and veterans, among others.

The 2021- 2025 Consolidated Plan priority needs and goals align with the COC effort. This alignment includes coordination between the CoC needs assessments and strategic plan and the Consolidated Plan priority need #2 (Need for basic services and homelessness prevention and intervention) and goal #2 (Reduce homelessness and increase stability, including mitigating the overrepresentation of Black, Indigenous, and People of Color experiencing housing instability), as well as priorities related to affordable housing production and preservation and economic opportunity.

The CoC works with all three jurisdictions to engage consumers, neighborhoods and public agencies providing housing, health and social services (including health care agencies and the public housing authority.) The CoC specifically looks at the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The Portland Consortium works closely with the Collaborative Applicant of the Continuum of Care (planning for allocation and use of Emergency Solutions Grant (ESG) funds). ESG policies and procedures were created and are updated periodically in cooperation with the Consortium. Guidelines ensure that ESG subrecipients are operating programs consistently across eligible activities. Performance is reviewed by all three entities. The Collaborative Applicant (City of Portland) works closely with Multnomah County and the HMIS lead to maximize the use of HMIS resources and to draw data for reports on project performance and program outcomes.

The CoC actively solicits and integrates ESG recipient participation in planning, evaluation & reporting. The Portland Housing Bureau (PHB) staffs the CoC Board and is also an ESG grantee and lead agency for the CoC and Portland Consolidated Plan. The CoC gathers input from ESG recipients through subcommittees, including the data & evaluation subcommittee, to assess needs and guide ESG funding decisions to address homelessness more effectively. Our CoC currently directs ESG to expand the capacity of the regional Short-Term Rent Assistance program and operate emergency shelters closely aligned with locally- and CoC-funded housing resources. The JOHS, which receives all the ESG funding through an IGA with PHB, monitors ESG recipients and evaluates project performance using CoC-developed housing placement outcomes collected in the regional homeless management information system (HMIS). Data is analyzed from project-level outcomes, system-wide point-in-time counts of homelessness, and HMIS reports and ESG recipient feedback, and ESG-specific policies and procedures are included in the CoC's adopted HMIS policies and procedures.

The responsibility for implementing the Plan will rest with the Portland Housing Bureau, Gresham's Community Development Department, Multnomah County Department of Human Services and Home Forward.

2. Agencies, groups, organizations and others who participated in the process and consultations

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	211INFO
	Agency/Group/Organization Type	Services - Housing Service-Fair Housing Grantee Department
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships with the Consortium, meetings, and interviews.
2	Agency/Group/Organization	UNLIMITED CHOICES INC.
	Agency/Group/Organization Type	Housing Services - Housing Services-Elderly Persons Services-Persons with Disabilities
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, meetings, and surveys.
3	Agency/Group/Organization	AFRICAN AMERICAN ALLIANCE FOR HOMEOWNERSHIP
	Agency/Group/Organization Type	Housing Services - Housing Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular consortium partnerships and meetings.
4	Agency/Group/Organization	Home Forward
	Agency/Group/Organization Type	Housing PHA Services - Housing Services-Persons with Disabilities Services-homeless Service-Fair Housing Regional organization

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, meetings, plans and surveys. Home Forward also has a representative on the Consortium's Fair Housing Advocacy Committee, along with reps from each jurisdiction.
5	Agency/Group/Organization	CITY OF PORTLAND / BHCD
	Agency/Group/Organization Type	Housing Services - Housing Service-Fair Housing Other government - Local Community Development
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs HOPWA Strategy Market Analysis Economic Development Anti-poverty Strategy Lead-based Paint Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	City of Portland is the Consortium lead and works closely with the Consortium partners on all aspects for the Consolidated Plan and Action Plans.
6	Agency/Group/Organization	WORKSYSTEMS INC.
	Agency/Group/Organization Type	Services-Education Services-Employment Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular Consortium partnerships, meetings and interviews.
7	Agency/Group/Organization	HOUSING DEVELOPMENT CENTER
	Agency/Group/Organization Type	Housing Regional organization Planning organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular Consortium partnerships, meetings and plans.
8	Agency/Group/Organization	HACIENDA COMMUNITY DEVELOPMENT CORPORATION
	Agency/Group/Organization Type	Housing

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular Consortium partnerships and meetings.
9	Agency/Group/Organization	MULTNOMAH COUNTY
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims Health Agency Child Welfare Agency Publicly Funded Institution/System of Care Other government - County

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs HOPWA Strategy Market Analysis Economic Development Anti-poverty Strategy Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Multnomah County is s Consortium Partner and works closely with the rest of the Consortium on all aspects for the Consolidated Plan and Action Plans.
10	Agency/Group/Organization	OREGON HOUSING AND COMMUNITY SERVICES
	Agency/Group/Organization Type	Housing Services - Housing Other government - State
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular Consortium partnerships, meetings, plans and interviews.

11	Agency/Group/Organization	STATE OF OREGON DEPARTMENT OF HUMAN SERVICES
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Services - Victims Health Agency Child Welfare Agency Other government - State
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs HOPWA Strategy Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular Consortium partnerships, meetings, plans and interviews.

12	Agency/Group/Organization	FAIR HOUSING COUNCIL OF OREGON
	Agency/Group/Organization Type	Housing Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, meetings, plans and surveys. FHCO also has a representative on the Consortium's Fair Housing Advocacy Committee, along with reps from each jurisdiction.
13	Agency/Group/Organization	El Programa Hispano Catolico
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Services - Victims Services- Culturally Specific
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Market Analysis Economic Development Anti-poverty Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
14	Agency/Group/Organization	INTERNATIONAL REFUGEE CENTER OF OREGON
	Agency/Group/Organization Type	Services - Housing Services-Education Services-Employment Regional organization Services- Culturally Specific
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
15	Agency/Group/Organization	HABITAT FOR HUMANITY PORTLAND
	Agency/Group/Organization Type	Housing Services - Housing Regional organization Financial Institution
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.

16	Agency/Group/Organization	NATIVE AMERICAN YOUTH ASSOCIATION
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Employment Service-Fair Housing Regional organization Civic Leaders
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Market Analysis Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular Consortium partnerships, surveys, and public meetings.

17	Agency/Group/Organization	HUMAN SOLUTIONS
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs Market Analysis Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.

18	Agency/Group/Organization	Proud Ground
	Agency/Group/Organization Type	Housing Services - Housing Services-Education Regional organization Community Land Trust
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
19	Agency/Group/Organization	Family of Friends
	Agency/Group/Organization Type	Services-Children Services-Education Regional organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.

20	Agency/Group/Organization	Metropolitan Family Services
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Services-Education Regional organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
21	Agency/Group/Organization	Friends of the Children
	Agency/Group/Organization Type	Services-Children Services-Education Regional organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
22	Agency/Group/Organization	COMMUNITY ENERGY PROJECT
	Agency/Group/Organization Type	Housing Services-Education Regional organization Services- Resource Conservation

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
23	Agency/Group/Organization	Micro Enterprise Services of Oregon
	Agency/Group/Organization Type	Services-Education Services-Employment Business Leaders
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
24	Agency/Group/Organization	Eastside Timbers
	Agency/Group/Organization Type	Services-Children
	What section of the Plan was addressed by Consultation?	Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
25	Agency/Group/Organization	ZiPLY Fiber
	Agency/Group/Organization Type	Services - Broadband Internet Service Providers

	What section of the Plan was addressed by Consultation?	Economic Development Broadband Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Ziply was contacted to request consultation on broadband needs in Multnomah County.
26	Agency/Group/Organization	Rockwood Preparatory Academy
	Agency/Group/Organization Type	Services-Children Services-Education
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
27	Agency/Group/Organization	Cultivate Initiatives PDX
	Agency/Group/Organization Type	Services - Housing Services-homeless Services-Health Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
28	Agency/Group/Organization	Boys & Girls Club
	Agency/Group/Organization Type	Services-Children Services-Education
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Families with children Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
29	Agency/Group/Organization	Beyond Black
	Agency/Group/Organization Type	Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.

30	Agency/Group/Organization	Rockwood Community Development Corporation
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.
31	Agency/Group/Organization	Gresham Neighborhood Coalition
	Agency/Group/Organization Type	Housing Neighborhood Organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, surveys, and public meetings.

32	Agency/Group/Organization	REAP Inc.
	Agency/Group/Organization Type	Services-Children Services-Health Services-Education Services-Employment
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	

Identify any Agency Types not consulted and provide rationale for not consulting

No agency types were intentionally excluded from consultation.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Multnomah County	Basic services & homeless prevention/intervention (Need); Reduce homelessness and increase stability (Goal)
Moving to Work	Home Forward	Community and economic development (Need); Infrastructure, facilities, economic opportunity (Goal)

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Analysis of Impediments to Fair Housing	Portland Consortium	Affordable housing choice (Need); Increase and preserve affordable housing choice (Goal)Basic services & homeless prevention/intervention (Need); Reduce homelessness and increase stability (Goal)Community and economic development (Need); Infrastructure, facilities, economic opportunity (Goal)
A Home for Everyone: A United Community Plan	Multnomah County	Basic services & homeless prevention/intervention (Need); Reduce homelessness and increase stability (Goal)
Community Economic Development Plan	Prosper Portland	Community and economic development (Need); Infrastructure, facilities, economic opportunity (Goal)

Table 3 - Other local / regional / federal planning efforts

Narrative

AP-12 Participation - 91.401, 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

Citizen participation was encouraged through two Community Needs Hearings, three jurisdictional Action Plan Hearings, the Portland budget hearing and a Gresham City Council meeting as well as surveys, comment cards and service provider consultations. Events and opportunities to comment were advertised in the Portland Tribune, the Gresham Outlook, on the jurisdiction websites and through newsletters and email lists. Gresham and Multnomah County's online survey was available in English and Spanish and comment cards were translated into Spanish, Simplified Chinese, Russian and Vietnamese to encourage participation from diverse members of the community. Service providers consulted included those who provide culturally specific services and services tailored to the needs of BIPOC residents, immigrants, refugees, people with disabilities, houseless individuals and families and other marginalized groups.

Accessibility accommodations and translation are offered for all meetings. All public hearings were held in-person or in a hybrid format. All meeting locations are ADA accessible.

The consortium partners also consulted with existing citizen committees and task forces that address community needs relevant to this Action Plan. The consortium partners were all participating members of the Fair Housing Advocacy Committee, a Portland committee that included jurisdictional representatives from Gresham and the County, as well as community members and representatives from local service providers. This committee is currently on hold pending updates to the City of Portland's organizational structure.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons
1	Public Hearing	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	November 16, 2023 Community Needs Hearing: 10 community stakeholders, 2 Gresham City Councilors and 4 jurisdictional staff attended the Multnomah County and City of Gresham needs hearing.	Participants discussed community development, infrastructure, economic development and housing needs in East Multnomah County, then identified priorities under all categories. Attendees identified job training programs, resources for community members living in vehicles and communication and coordination with service providers and the community as top needs. Complete discussion notes from the meeting are attached to the Annual Action Plan for reference.	All comments were accepted.
2	Public Hearing	Non-targeted/broad community	May 30, 2024 Community Development & Housing Subcommittee Public Hearing for the 2023-2024 Annual Action Plan: # members of the Community Development & Housing Subcommittee, # City Councilors and 2 City Staff Members attended the public hearing.	Comments will be added here.	All comments were accepted.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons
3	Internet Outreach	<p>Non-English Speaking - Specify other language: Spanish, Russian, Vietnamese, Simplified Chinese</p> <p>Non-targeted/broad community</p> <p>Local Service Providers</p>	<p>Community Needs Survey and Comment Card, November 2023 to June 2024. The comment card was available as an online survey and a fillable PDF that could be completed via computer and emailed or printed and mailed into the jurisdictions.</p> <p>Information on how to comment with links to the City's website and online surveys were provided to the Community Revitalization contact list, which includes subrecipients, local non-profits and other stakeholders who has expressed interest in the Annual Action Plan.</p>	<p>Comments will be added here.</p>	<p>All comments were accepted.</p>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons
4	Public Meeting	Non-targeted/broad community	July 2, 2024- Gresham City Council Meeting	Comments will be added here.	All comments were accepted.

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,040,018	0	589,516.81	1,390,874	1,040,018	Expected amount available for the remainder of the Con Plan only factors in EN each year and assumes EN will remain level for the rest of the Con Plan. Prior year resources include uncommitted funds carried over from previous program years. \$432,633 of the prior year resources are from the Parks Improvement Project, which was included in the 2020 AP and will span the entire 2021-2025 Con Plan. The 2022-23 Streetlight Infill project is also carrying over \$141,839, which will remain in that project in 2024-25. Work has begun on the 2022-23 Streetlight Infill project and will continue into 2024-25.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City of Gresham independently, and as part of the HOME Consortium with the City of Portland and Multnomah County, makes every effort to leverage HUD grant funds with other public and private investments. Housing development and rehabilitation activities are highly leveraged because public funds are used as “last in” gap financing amounts, which requires that more substantial investments are in place. In the 2023-2024 fiscal year, Gresham projects included leveraged funds from other sources, nearly doubling the amount of funding put into the projects. The Portland Housing Bureau as the Consortium lead makes required matches for use of HOME funds.

In the months and years ahead, communitywide efforts will continue to move forward to find increased opportunities to leverage and better align economic opportunities and resources to support housing stability and reduction in homelessness.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City of Gresham regularly plans public infrastructure improvements on publicly owned land. Current projects in the 2024-25 Action Plan on publicly owned land include the Parks Improvement project, which will add sidewalks to the public right of way near Rockwood Central Park, and the Street Lighting Improvements project, which will add streetlights in residential neighborhoods in the public right of way. Whenever opportunities arise publicly owned land and property will be included to the extent practicable.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Increase & preserve affordable housing choice	2021	2025	Affordable Housing Public Housing Homeless		Affordable housing choice	CDBG: \$XXX,XXX	Public service activities other than Low/Moderate Income Housing Benefit: 85 Persons Assisted Rental units rehabilitated: 12 Household Housing Unit Homeowner Housing Rehabilitated: 36 Household Housing Unit
2	Reduce homelessness & increase stability	2021	2025	Homeless Non-Homeless Special Needs		Basic services & homeless prevention/intervention	CDBG: \$XXX,XXX	Rent Assistance Rapid Rehousing: 45 Households Public service activities other than Low/Moderate Income Housing Benefit: 36 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Infrastructure, facilities & economic opportunity	2021	2025	Non-Housing Community Development		Community & economic development	CDBG: \$XXX,XXX	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 44200 Persons Assisted Public service activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted Businesses assisted: 110 Businesses Assisted

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Increase & preserve affordable housing choice
	Goal Description	Includes \$XXX,XXX in administration. Admin has been split proportionally between goals based on the amount of CDBG funds allocated to each goal. Accomplishments for Adapt-A-Home are split between the Rental units rehabilitated and Homeowner Housing rehabilitated GOIs because the program assists both renters and homeowners. The annual goal of 24 households served has been divided 50/50 between the two GOIs.
2	Goal Name	Reduce homelessness & increase stability
	Goal Description	Includes \$XXX,XXX in administration. Admin has been split proportionally between goals based on the amount of CDBG funds allocated to each goal.

3	Goal Name	Infrastructure, facilities & economic opportunity
	Goal Description	<p>Includes \$XXX,XXX in administration. Admin has been split proportionally between goals based on the amount of CDBG funds allocated to each goal.</p> <p>Accomplishment goals include goals for the Streetlight Infill project and the Yamhill Sidewalk Infill which are both prior year projects carrying over into 2024-25</p>

AP-35 Projects - 91.420, 91.220(d)

Introduction

The 2024 Annual Action Plan outlines projects addressing needs identified in the 2021-2025 Consortium Consolidated Plan, opportunities in Gresham and City priorities. Initial project recommendations were made in consultation with the Community Development and Housing Subcommittee which reviewed and evaluated applications. Part of the review process was consideration of the ability of local and regional agencies and partners to successfully achieve objectives and administrative demands, including monitoring. The City Council made the final decisions on projects.

#	Project Name
1	2024 Gresham Administration
2	2024 Consolidated Plan & Action Plan Coordination
3	2024 Adapt A Home
4	2024 Mend A Home
5	2024 Living Solutions
6	2024 AARP Experience Corps Mentoring
7	2024 Eastside Timbers
8	2024 DIY Weatherization Workshops
9	2024 MESO Microenterprise Assistance
10	2024 Willow Tree
11	2024 TBRA Activity Delivery
12	2024 WeeCare Business Assistance
13	2020-2025 Park Improvements Project
14	2022 Streetlight Improvements
15	2024 Rockwood Central Improvements

Table 7 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The City of Gresham allocates CDBG and HOME funds through a competitive process, with review and input provided by the Community Development and Housing Subcommittee, an 8-person citizen advisory group, along with scoring and review by a technical advisory group made up of internal finance and program staff. Further, the City gives priority to projects that promote investment in low-income neighborhoods, leverage additional revenue to stimulate private development, create affordable housing or support other CDBG priorities.

Obstacles to addressing underserved needs include the historical decreases in CDBG and HOME funding. While funding has remained level in recent years, inflation, rising rents, and increasing population in Gresham mean there is an increased demand for funding. Many service providers

expanded services during the pandemic, when one-time pandemic response funding was widely available, and now hope to maintain the increased funding levels while the City’s allocation of CDBG and HOME funds has gone back to pre-pandemic levels. The cost of providing services, developing affordable housing, funding homeownership programs and completing infrastructure projects continues to rise, so while funding remains level, fewer community members can be served. AP-38 Project Summary

Project Summary Information

1	Project Name	2024 Gresham Administration
	Target Area	
	Goals Supported	Increase & preserve affordable housing choice Reduce homelessness & increase stability Infrastructure, facilities & economic opportunity
	Needs Addressed	Affordable housing choice Basic services & homeless prevention/intervention Community & economic development
	Funding	CDBG: \$XXX,XXX
	Description	General management, oversight and coordination, staffing of advisory committee (CDHS), contract preparation & compliance, environmental reviews & management of the subrecipient selection process.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This is an admin activity, so it will not directly benefit any community members.
	Location Description	1333 NW Eastman Parkway, Gresham, OR 97030
	Planned Activities	General Administration
2	Project Name	2024 Consolidated Plan & Action Plan Coordination
	Target Area	
	Goals Supported	Increase & preserve affordable housing choice Reduce homelessness & increase stability Infrastructure, facilities & economic opportunity

	Needs Addressed	Affordable housing choice Basic services & homeless prevention/intervention Community & economic development
	Funding	CDBG: \$5,000
	Description	Payment to City of Portland (PHB) for Consolidated Plan/Annual Action Plan coordination with the consortium members and administration of the countywide advisory committee.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This is an admin activity, so it will not directly benefit any community members.
	Location Description	
	Planned Activities	General Administration
3	Project Name	2024 Adapt A Home
	Target Area	
	Goals Supported	Increase & preserve affordable housing choice
	Needs Addressed	Affordable housing choice
	Funding	CDBG: \$XXX,XXX
	Description	Home accessibility modifications such as ramps, grab bars and roll in showers for 24 low- and moderate-income seniors and people with physical disabilities. Clients may be homeowners or renters and the outcomes for this project will be split between renters and homeowner. For rental units the landlord will agree to keep accessibility improvements in place to create a permanently accessible unit. Accomplishments for this project are split between two GOIs because the project serves both renters and homeowners.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will assist 24 households with accessibility modifications. Clients served will primarily be low- or very low-income, with participants being at or below 60% MFI. One or more member of each household served will be a person with a disability or a senior citizen.

	Location Description	Scattered sites city-wide in Gresham.
	Planned Activities	Minor Home Rehab and related Rehab Admin
4	Project Name	2024 Mend A Home
	Target Area	
	Goals Supported	Increase & preserve affordable housing choice
	Needs Addressed	Affordable housing choice
	Funding	CDBG: \$XXX,XXX
	Description	Critical home repairs for 24 low- and moderate-income homeowners and mobile home owners so that they can continue to live in the Gresham community in a safe, secure and functional home. Repairs covered will include items that are necessary to maintain the safety and livability of the home such as roof, plumbing and electrical repairs.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will serve 24 households with emergency home repairs. All clients served will be low- or very low-income with all clients being at or below 60% MFI. Beneficiaries of this project are usually seniors or people with disabilities living on fixed incomes. This project will primarily serve mobile homeowners, but may serve homeowners with single family homes as well.
	Location Description	Scattered sites city-wide in Gresham
	Planned Activities	Minor Rehab and related Rehab Admin
5	Project Name	2024 Living Solutions
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$XXX,XXX

	Description	Living Solutions will provide employment services to XX Gresham residents with incomes under 30% MFI. Services include assistance getting into career training programs such as apprenticeships and college courses, English classes, technology training, assistance with barriers to securing employment such as transportation or supplies, Career Mapping, employment plan development, job search assistance, online job application assistance and mock interviews. This includes serving individuals within Gresham's immigrant and refugee community.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	This program will serve XX Gresham individuals. Individuals served will primarily be very low-income and will likely face barriers to living wage employment.
	Location Description	Gresham, City-wide
	Planned Activities	Job Training & Placement
6	Project Name	2024 AARP Experience Corps Mentoring
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$22,000
	Description	Funds will be used to recruit and train senior mentors to support 100 at risk kindergarten to 3rd grade students at Gresham elementary schools. The activity carried out for this project will be a public service activity.
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	This project will serve approximately 100 students in K to 3rd grade classrooms at one or more elementary schools in Gresham with high levels of poverty.
	Location Description	19501 NE Davis St, Gresham
	Planned Activities	Youth Services (Tutoring & Mentoring)
7	Project Name	2024 Eastside Timbers
	Target Area	

	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$50,000
	Description	After school soccer program and/or recreational league soccer scholarships for 300 low- and moderate-income Gresham youth. the activity for this project will be a public service activity.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will serve up to 300 children who live in Gresham and/or attend Gresham schools. Over half of the children served will come from households at or below 80% MFI.
	Location Description	Gresham City-wide, scattered sites 4710 SE 174th Ave, Gresham
	Planned Activities	Youth Services (Soccer Program)
8	Project Name	2024 DIY Weatherization Workshops
	Target Area	
	Goals Supported	Increase & preserve affordable housing choice
	Needs Addressed	Affordable housing choice
	Funding	CDBG: \$17,000
	Description	Training workshops to teach Gresham residents how to weatherize their homes to keep them more comfortable in the winter, lower energy bill costs and conserve energy. Low- and Moderate-income households will be provided with a kit containing weatherization materials to take home. The activity carried out for this project will be a public service activity.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will serve 85 Gresham households that are at or below 80% MFI.
	Location Description	City-wide, scattered sites
	Planned Activities	Other Public Services (Education)

9	Project Name	2024 MESO Microenterprise Assistance
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$XX,XXX
	Description	Technical assistance for 45 microenterprises to assist low- and moderate-income Gresham entrepreneurs with starting or growing their small businesses.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will assist 45 small business owners whose household income is at or below 80% MFI. Businesses served must have 5 or fewer employees including any business owners.
	Location Description	Gresham City-wide, scattered sites
	Planned Activities	Microenterprise Assistance
10	Project Name	2024 Willow Tree
	Target Area	
	Goals Supported	Reduce homelessness & increase stability
	Needs Addressed	Basic services & homeless prevention/intervention
	Funding	CDBG: \$65,624
	Description	Supportive services for 36 Gresham residents who are unhoused or at immediate risk of homelessness to stabilize their households and prevent or alleviate homelessness.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will assist 36 Gresham community members at or below 80% MFI.
	Location Description	Gresham City-wide, scattered sites
	Planned Activities	
	Project Name	2024 TBRA Activity Delivery

11	Target Area	
	Goals Supported	Reduce homelessness & increase stability
	Needs Addressed	Basic services & homeless prevention/intervention
	Funding	CDBG: \$XX,XXX
	Description	Administrative costs for direct client assistance to prevent homelessness by providing up to 45 very low/low-income Gresham households with up to 12 months of Tenant Based Rent Assistance (HOME Funds) which will keep the families in their apartments. HOME funds are used for the actual tenant based rental assistance.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	This project will assist 45 households. All clients served will be at or below 80% MFI and at least 90% of clients served will be at or below 60% MFI
	Location Description	Gresham City-wide, scattered sites
	Planned Activities	Housing Services
12	Project Name	2024 WeeCare Business Assistance
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$XXX,XXX
	Description	Technical assistance for XX childcare microenterprises to help them expand and grow their existing businesses.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	This project will serve XX Gresham small businesses with 5 or fewer employees, including any owners.
	Location Description	Gresham City-wide, scattered sites
	Planned Activities	Microenterprise Assistance
	Project Name	2020-2025 Park Improvements Project

13	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$432,633
	Description	Infrastructure improvements for Gresham parks serving low- and moderate-income neighborhoods. Note: \$166,992 of the funds in this project were allocated in prior years. An additional \$265,641 in 2023-24 funds will be added to the existing project. Sidewalk infill to improve safe pedestrian access to Rockwood Central Park.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	The Rockwood Central sidewalk infill is estimated to serve 35,000 individuals living within walking distance (1 mile) of the project site. Note: This is a 2023-24 project that will begin construction in 2024-25 and will finish in 2024-25. No new funds are being allocated to this project.
	Location Description	Yamhill from Rockwood Central Park to 182nd Ave, Gresham
	Planned Activities	Infrastructure Improvements (Sidewalk Infill)
14	Project Name	2022 Streetlight Improvements
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$141,839
	Description	Infrastructure improvements to add lighting in the public right of way in low-income residential neighborhoods to improve safety and visibility. Note: This is a 2022-23 project that began construction in 2023-24 and will finish in 2024-25. No new funds are being allocated to this project.
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	Infrastructure improvements are estimated to benefit approximately 9,200 residents living in the vicinity of the three infill sites.

	Location Description	SE Grant St & SE 189th Ave, extending West off of 190th Ave NE Everett Ln, between NE 197th Ave and NE 199th Ave SE 182nd Ave, along the Centennial High School frontage
	Planned Activities	Infrastructure Improvements (Streetlight Infill)
15	Project Name	2024 Rockwood Central Improvements
	Target Area	
	Goals Supported	Infrastructure, facilities & economic opportunity
	Needs Addressed	Community & economic development
	Funding	CDBG: \$150,000
	Description	Infrastructure improvements to add turf under the existing playground at the park. The addition of turf will replace the existing woodchips present on site, which will make the playground accessible to individuals that use mobility aids like wheelchairs.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit from the proposed activities	Infrastructure improvements are estimated to benefit approximately XXXXX residents living in the service area of the park.
	Location Description	17707 SE Main St, Portland, OR 97233
	Planned Activities	Infrastructure Improvements (Park Improvement)

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The City of Gresham has not identified specific geographic target areas for this plan, projects are citywide. Allocations are normally made for projects available to low-income people and/or occurring in qualifying low-income neighborhoods. The City has set as a priority investing in community infrastructure development and redevelopment in lower-income neighborhoods to safeguard public health, improve livability and promote economic development. Where possible, funds will be leveraged to make substantial improvements in those areas, including increasing economic opportunities. The City works with regional partners to make significant improvements along transportation corridors and in areas targeted for urban renewal, including Rockwood, the Civic Neighborhood, and Downtown. The City will continue to view projects with the objective maximizing impact from investment.

Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The City of Gresham does not allocate investments to specific geographic areas at this time. According to HUD's Low- and Moderate-Income Summary Data, Gresham as a whole is 55.83% low- and moderate-income, so there are many neighborhoods spread throughout the City that can benefit from CDBG-funded improvements.

Discussion

AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

The City of Gresham is dedicated to addressing the community’s complex housing challenges. Gresham City Council identified “Housing for All” as a priority in the Gresham Strategic Plan 2022-25 (“Strategic Plan”). The Strategic Plan is a three-year plan that identifies priorities that the City will focus resources on through 2025. This plan is carried out through annual action plans that describe how the City will make progress on Strategic Plan goals each year. The 2022-23 action plan includes three strategic objectives to support the “Housing for All” priority including providing resources to those experiencing homelessness or housing insecurity, promoting and supporting affordable housing development and serving as a community partner to support housing stability. City staff that carryout work on these objectives participate in monthly Housing for All Collaborative to track progress, coordinate work and discuss strategies in achieving the objectives outlined in the Strategic Plan. This work will continue into 2023-24.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

In 2019 the Oregon State legislature passed House Bill 2001 and House Bill 2003, both aimed at helping local communities meet the diverse housing needs of Oregonians. House Bill 2001 expands the ability of property owners to build more affordable housing types in all residential zones. These types of homes already exist in most cities but have been prohibited in many neighborhoods due to zoning requirements. Under this new rule larger Oregon cities and cities in the Portland Metro region must allow duplexes, triplexes, quadplexes, cottage clusters and townhouses in residential areas. This requirement became effective June 30, 2022. Gresham recently adopted new code changes to ensure compliance with the new state requirements. The changes aim to create more opportunities for renters and homeowners at different income levels and increase the variety of housing available in Gresham.

House Bill 2003 requires all Oregon cities with a population over 10,000 people to study the housing needs of their residents and develop and implement strategies to encourage housing production to meet the community’s needs. In accordance with this rule, the City of Gresham completed the 2021-2041 Housing Capacity Analysis, which determined the City will need over 6,000 additional housing units over the next 20 years. Between early 2022 and Fall 2022, City staff worked to engage community members, gather feedback, and assess strategies to meet future housing needs in Gresham in order to create a Housing Production Strategy (HPS). Gresham City Council reviewed and adopted the HPS

at a public hearing on June 6, 2023.

The City also continues to administer several housing related programs internally to promote safe and affordable housing in Gresham. Since 2007, the City's Rental Inspection Program has helped ensure existing rental units are safe and habitable with regular mandatory rental unit inspections. This program is described in more detail in the AP-85. Since 2015, the City's WELCOME HOME program has provided down payment assistance loans to Gresham households at or below 80% median family income. Prior to the implementation of the WELCOME HOME program the City provided down payment assistance through other programs including several Habitat for Humanity developments. The City also funds local a community land trust, Proud Ground, to provide homebuyer assistance and create permanently affordable homes in Gresham.

The City also provided a conditional commitment of HOME funds to an affordable housing development project in 2023-24. This project is included in Portland's Annual Action Plan as the consortium lead. Advocates for Life Skills & Opportunity (ALSO) will partner with developers to construct a 39-unit affordable housing project. The project will include one-, two- and three-bedroom units at rents affordable to households at 60% median family income and will also set aside 10 units for persons with intellectual and developmental disabilities. HOME funds will subsidize 3 to 4 units in this project. This project is currently moving toward meeting the funding requirements for commitment of HOME funds and is beginning the Environmental Review process in Spring 2024.

Discussion

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

While poverty levels in Gresham, and statewide in Oregon, have been decreasing, the Portland Metro region is a high cost of living area and federal poverty levels are not the best indicator to determine whether the percentage of lower income households in the region is decreasing. Based on income limits for the area, most households making 300% of the federal poverty level or less are at or below 80% median family income for the Portland Metro region. According to the 2021 American Community Survey 5-year estimates, approximately 60% of Gresham residents are below 300% of the federal poverty level. Gresham has a relatively lower cost of living than many surrounding areas and as a result, more lower income households are moving into Gresham to find affordable housing, including that affordable to working families. The City prioritizes projects to assist community members to achieve stabilization, self-sufficiency and increase earning capacities. Projects that stabilize households are essential, especially in the wake of the COVID-19 pandemic, for preventing homelessness, improving the mental health of household members, and ensuring families can overcome unexpected crises. Projects included in the annual plan speak to those efforts. In addition, the City works closely with long-term partner providers to reach out to persons in need, including in language and culturally appropriate methods. Participating in regional transportation and economic efforts, the City seeks to create vibrant hubs and to increase employment, including local entrepreneurs. Gresham continues a strong monitoring practice to maximize the efficacy of funded efforts.

In addition to the “Housing for All” priority mentioned previously, Gresham City Council’s Strategic Plan identifies “Thriving Economy” and “Community Vibrancy” as priorities. The “Thriving Economy” priority aims to promote economic growth in Gresham and improve overall community wealth. Gresham supports this priority through the work done under each Annual Action Plan by supporting projects that provide small assistance and job training and placement to help low-income business owners and residents increase their earning potential. The “Community Vibrancy” priority focuses on improvements to neighborhoods to help bring communities and cultures together to create a shared sense of belonging. The Annual Action Plan supports this priority by funding recreation opportunities for youth and public facilities improvements such as park improvements.

Add info about progress on strategic plan.

Actions planned to address obstacles to meeting underserved needs

The City continues to work with the Department of Land Conservation and Development and Oregon Housing and Community Services on policy resources to assist in housing development and services. The City works with partners (The Division Transit Project, Metro, TriMet, the City of Portland, the Oregon Department of Transportation and Multnomah County) to meet transportation needs of Gresham residents and bring key investments to Gresham. Along with transit elements, plans call for actions

regarding safety, economic development, community enrichment and housing.

Actions planned to foster and maintain affordable housing

The City of Gresham supports quality housing that is affordable to all residents. Since 2007 the City has operated the Rental Inspection Program, which results in periodic inspections for compliance with a broad range of habitability standards. Along with random mandatory inspections, the program will inspect rental units based on tenant habitability complaints. Common violations found and corrected are visible mold, inadequate ventilation, illegal heat sources, plumbing disrepair, inoperable smoke detectors, and exposed wiring. In 2020, Gresham City Council passed two code changes relating to the Rental Inspection Program. One requires landlords to present tenants with an informational handout titled, “Rights & Responsibilities of Landlords & Tenants” upon execution or renewal of a lease. The intent of the form is to increase both tenant and landlord knowledge of their respective responsibilities and rights. The form also includes a list of local resources. The second change to City code assesses a fine upon property owners if a court determines they have retaliated against a tenant.

The City funds Unlimited Choices to provide rehabilitation of units to ensure permanent accessibility for persons with disabilities and home repair assistance for lower-income households. The City also assists lower-income homebuyers with HOME funds through the WELCOME HOME down payment assistance program and through Proud Ground.

In 2018 metro-area voters passed the Regional Affordable Housing Bond, which provides funding for the development of affordable housing. Out of the \$27.1 million allocated to Gresham, the City has committed 99.9% of funds. In the City’s first RFP, released in 2020, \$16.5 million in funds was committed to develop Wynne Watts Commons and Rockwood Village. These projects, which were completed in 2022, yielded a total of 194 affordable units. In the City’s second RFP, released in 2023, \$10.6 million was committed across four projects, which are currently in various stages of development. Terracina Vista is a 91-unit affordable rental project, near 165th & Burnside, which closed in December 2023 and is currently under construction. Oak Row at Rockwood is an 11-unit affordable ownership project, near 181st and Stark, which has received final approval from Metro and anticipates closing and construction later this spring. Myrtlewood Way is a 20-unit affordable ownership project near 176th and Glisan, which has been submitted to Metro for concept endorsement and anticipates closing and construction at the end of 2024. Civic Drive Family Housing is a 59-unit affordable rental project, near Gresham City Hall, which recently received concept endorsement from Metro, and anticipates closing spring 2025. In total, these projects create 375 units of affordable housing, including 77 30% units and 216 family sized units. Across the region, nearly 5,000 affordable housing units have been created or are in development. The bond is coming to an end, however Metro is currently exploring possible new funding proposals for voters’ consideration.

May 2020, Metro voters passed ballot measure 26-210, the Supportive Housing Services Measure, which is projected to generate as much as \$248 million a year across the region. Funds are being used to

expand existing programs and support new services, with the goal of ending chronic homelessness in the region. Metro began disbursing funds in Summer 2021. Each of the three counties within Metro's jurisdiction submits an annual work plan on April 1 of each year, which describes the annual accomplishment goals for Supportive Housing Services funds for the following fiscal year. Between July 1 2021 and December 31, 2023, Multnomah County used these funds to place 2,955 people in housing, prevent eviction for 14,676 households and create or sustain 460 shelter beds.

The City adopted several guiding principles regarding housing which recognize that everyone in Gresham deserves a decent, safe and affordable place to live and that sustainable and vibrant communities require a balance of jobs, housing and services. The City is committed to fostering housing options that working individuals and families can afford and will look for new opportunities to preserve and expand housing options for all residents.

Actions planned to reduce lead-based paint hazards

Local housing programs refer low-and moderate-income households to the Portland Lead Hazard Control Program for grants to remediate lead-based paint hazards in housing where children under the age of 5 visit or reside and/or a pregnant person resides. This program is available to homeowner occupied units and rental units when the unit is occupied by a household at or below 80% MFI. In many housing units when the Lead Team finds issues of home repair and/or code violations, the staff try and assist with complimentary programs that are based on local resources.

In Gresham, CDBG funded projects providing rehab (not to exceed \$5,000) follow lead-safe work practices whenever the unit was built before 1978. For HOME funded homebuyer activities, a visual lead-based paint inspection is conducted for all properties purchased.

Actions planned to reduce the number of poverty-level families

The City of Gresham has historically supported a number of projects that reduce the level of poverty and increase the capacity of families to earn living wages and plans to continue supporting these projects. Workforce development and training efforts are supported through the Living Solutions program which assists low-income persons to gain job skills and then places those individuals in career-path jobs. Additionally, the City is providing funding for IRCO to partner with Living Solutions to address similar needs in Gresham's immigrant and refugee community.

The City has worked with regional partners to improve the transportation system, notably the bus-rapid-transit system (BRT) along Powell and Division and to the employment campuses in northeast Gresham, including Mt. Hood Community College. The BRT project laid the foundation for TriMet FX with offers faster, higher tier, high-capacity bus service on the Division corridor between Gresham and Downtown

Portland. Service on this line opened in September 2022 and provides buses arriving every 12 minutes.

The City sponsors the Garage to Storefront program to encourage small businesses by offering waivers for business license fees and permit fees for remodeling and facade improvements for vacant and some occupied business spaces in target areas. Target areas include Central Rockwood, the Civic Neighborhood and Downtown Gresham. In 2023 this program was accessed by 8 small businesses, saving them a total of \$17,753 in permit and miscellaneous fees. The Garage to Storefront program has been renewed through 2025. The City's Small Business Center also assisted 59 minority, women, and veteran owners get their business license in 2023.

In Spring 2020, the City also launched a Small Business Grant program to provide critical working capital funds to small businesses suffering from financial hardship as a result of the COVID-19 pandemic. As of May 2020, 820 businesses had been assisted to the benefit of both the businesses and the community. In 2021-22, the City allocated an additional \$500,000 in ARPA funds, with half earmarked for BIPOC, Women and Veteran-owned businesses, for an additional round of business grants. These funds were awarded to 77 Gresham businesses. Additionally, the City's Small Business Center and Urban Planning Department assisted 12 microenterprises with getting their business licenses and permits to open their businesses at the new Rockwood Market Hall.

The City is a partner in the Comprehensive Economic Development Strategy (CEDs) and supports links between industry and education (at the K-12 and higher education levels), supports diversity in the workplace and in industry, and supports activities raising the skills and employability of underrepresented and disadvantaged populations. The Economic Development Traded Sector Jobs Strategy defines the City's vision for targeted job growth and development which relies on existing industry sectors: manufacturing, advanced electronics, specialized machinery and equipment, and professional services. An integral component is supporting and building a pipeline for a trained workforce. Part of this development incorporates close collaboration and coordination with partners including WorkSource Oregon, WorkSystems, Inc. (WSI) and Mt. Hood Community College which currently offers an industry-supported curriculum in mechatronics (the interface between machines and software).

Actions planned to develop institutional structure

The City of Gresham holds annual meetings with service providers to assess current community conditions impacting low- and moderate-income households. These discussions include updates on social services accomplishments in working with the population and identification of service gaps or needs in the community.

The City of Gresham is a member of a Regional Fair Housing work group comprised of representatives from the Portland/Vancouver Metro Area that receive federal funding and must deploy that funding in the context of a Fair Housing Assessment and Plan. The jurisdictions and organizations that have chosen to meet are Multnomah County, Clark County, Clackamas County, Washington County, City of Gresham,

City of Beaverton, City of Portland, City of Hillsboro, City of Vancouver, State of Oregon and the Fair Housing Council of Oregon. We recognize that many fair housing issues cross jurisdictional boundaries and may require a regional approach. We meet to learn from each other about how best to meet our federally mandated fair housing planning and implementation.

In 2022, the City added a Housing Resources Coordinator position to assist residents in navigating housing resources available to Gresham residents. While this position does not place residents in housing, they do connect callers with appropriate resources and can often make referrals to programs providing various forms of assistance, helping community members access critical resources they may not have otherwise been aware of. Additionally, the City maintains a Homeless Services team that provides outreach and resource referrals to people experiencing houselessness in Gresham.

The City of Gresham continues to strengthen in-house delivery by monitoring subrecipients annually and by increasing staff development through HUD training and regional coordination.

The City also maintains an Emergency Operations Plan to guide the City in operating, coordinating relief and recovery efforts during an emergency or natural disaster. During large scale emergencies, the City activates its Emergency Operation Center to coordinate disaster response and staff are trained to respond to unexpected events. Information on emergency preparedness including how to build supply kits on a budget, how to store your own emergency water, earthquake preparedness and tsunami hazards is available on the City's Emergency Management webpage on the City website. Additionally, the City participates in Multnomah County's Multi-Jurisdictional Natural Hazard Mitigation Plan, which provides a comprehensive view of the risks to Multnomah County from earthquake, flood, landslide, severe weather, volcano, and wildfire and wildfire smoke, and strategies for lessening the impact of those future disasters.

Actions planned to enhance coordination between public and private housing and social service agencies

As noted, the City participates in the Comprehensive Economic Development Strategy (CEDS), as well as in regional transportation planning efforts. Both contain strategies that encompass whole communities and neighborhoods that includes outreach to residents and businesses. Strategies are cross-cutting recognizing that real opportunity is inclusive – housing, transportation, jobs, shopping, services, and recreation. The City will continue to participate in regional strategies. The City of Gresham is a member of the Continuum of Care and will continue to provide input and act on recommendations. Acting independently, and with Multnomah County and the City of Portland, Gresham encourages partnerships across public and private sectors.

For Metro Housing Bond projects, the City prioritized projects that included services for residents. Both completed developments offer supportive services for vulnerable populations. Albertina Kerr's Wynne Watts Commons includes 30 permanent supportive housing accessible units for people with intellectual

and developmental disabilities and it is located on the same site as their existing Gresham campus. Rockwood Village includes services from Hacienda CDC, including support for residents of all ages and entrepreneurial services.

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

Gresham receives HOME funding through the Consortium. During the annual application process, Gresham determines which projects qualify and which projects will receive funding for both CDBG and HOME funds. Gresham and Portland enter into an IGA related to HOME funds and the projects Gresham will be funding for that fiscal year.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%