



Community Development Department



Housing and Community Development Consolidated Plan *FFY 2021 - FFY 2025 (July 1, 2021 - June 30, 2026)*

Year 1 Investment Report July 1, 2021 - June 30, 2022



Introduction

The City of Grand Rapids, through its Community Development Department, administers federal funds primarily from the U.S. Department of Housing and Urban Development (HUD) for housing and community development activities that principally support low- and moderate-income residents and neighborhoods.

Actions and funding priorities related to the federal Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME), and Emergency Solutions Grants (ESG) programs are identified in the Consolidated Housing and Community Development (HCD) Plan. This five-year strategic plan is also used to guide the Justice Assistance Grant (JAG) program from the U.S. Department of Justice.

Activities identified in the HCD Plan support eight outcomes of the Neighborhood Investment plan, including:

- Prevent and resolve episodes of homelessness
- Improve access to and stability of affordable housing
- Increase the supply of affordable housing
- Improve the condition of existing housing
- Foster engaged, connected, and resident neighborhoods
- Improve community safety
- Improve economic opportunity
- Enhance neighborhood infrastructure

This document summarizes program and project accomplishments for the first year of the FFY 2021 - 2025 Housing and Community Development Plan, covering the period of July 1, 2021 through June 30, 2022. Also included are project accomplishments for investments made through the City's Economic Resiliency and Recovery Investment Strategy (ERRIS) using Community Development Block Grant Coronavirus (CDBG-CV) and Emergency Solutions Grants Coronavirus (ESG-CV) funds.

On March 27, 2020, the Coronavirus Aid, Relief, and Economic Security Act (CARES Act), Public Law 116-136, was signed, providing CDBG funds to prevent, prepare for, and respond to the coronavirus (COVID-19) pandemic and support low-income families and vulnerable populations. The Act also provided ESG program funds to prevent, prepare for, and respond to COVID-19 among individuals and families who are homeless or receiving homeless assistance and to support additional homeless assistance and prevention activities to mitigate the impact of COVID-19. Federal Fiscal Year (FFY) 2020 CDBG-CV and ESG-CV funds were programmed within the ERRIS framework, comprising three (3) impact areas: Resident Resiliency, Business Resiliency and Recovery, and Community Reactivation.

NI Plan Outcome 1: Prevent and resolve episodes of homelessness
City Strategic Priority: Safe community

Total Expended: FFY 2021: \$671,502

This outcome supports efforts to obtain or retain housing stability for individuals and families experiencing homelessness or at risk of homelessness. Activities include, but are not limited to, homelessness prevention and rapid rehousing.

PROGRAM	NUMBER
Rapid Rehousing (ESG)	
Community Rebuilders	
Total Expended: FFY 2021: \$250,818	
Housing relocation and stabilization services and short- and/or medium-term rental assistance as necessary to help homeless individuals or families move as quickly as possible into permanent housing and achieve stability in that housing.	
Number of households served with Rapid Rehousing Assistance	43
Tenant-Based Rental Assistance (HOME)	
Community Rebuilders	
Total Expended: FFY 2021: \$277,684	
This program provides rental assistance to income-eligible individuals and households for up to twelve (12) months.	
Households served with assistance up to twelve (12) months	43
Eviction Prevention Program (ESG)	
The Salvation Army	
Total Expended: FFY 2021: \$83,000	
Housing relocation and stabilization services and financial assistance to help individuals or families at risk of homelessness to avert eviction.	
Number of households who receive prevention financial assistance to avert homelessness.	25
Housing Assessment Program (CDBG Public Services)	
The Salvation Army	
Total Expended: FFY 2021: \$60,000	
The program provides households experiencing a housing crisis with a comprehensive intake assessment, utilizing a strengths-based, housing-focused tool to determine risk for homelessness and vulnerability and begin the process of identifying or maintaining permanent housing.	
Number of people who completed an Intake Assessment as the first step to creating a plan to resolve homelessness	2,062

NI Plan Outcome 2: Improve access to and stability of affordable housing
City Strategic Priority: Economic prosperity and affordability

Total Expended: FFY 2021: \$184,770

This outcome supports efforts to increase household stability and equitable access to housing. Activities include, but are not limited to, fair housing education and enforcement, housing-related legal assistance, down payment assistance, foreclosure intervention, and tenant-based rental assistance.

PROGRAM	NUMBER
Homebuyer Assistance Fund (CDBG)	
City of Grand Rapids Community Development Department	
Total Expended: FFY 2021: \$34,770	
This program provides financial assistance to low- and moderate-income homebuyers for down payment, closing costs, and pre-paid expenses.	
Number of homes purchased with homebuyer assistance	5
Fair Housing Services (CDBG Public Services)	
Fair Housing Center of West Michigan	
Total Expended: FFY 2021: \$75,000	
This program provides access to fair housing services and assists the City of Grand Rapids in affirmatively furthering fair housing. Activities include conducting housing tests to determine compliance with fair housing laws, and developing and conducting educational and outreach activities with groups such as housing industry professionals and consumers to promote equal access to housing opportunities.	
Number of hours of fair housing education and outreach activities	201
Housing tests conducted to determine compliance with fair housing laws	49
Number of people who received fair housing education and outreach	8,364
Housing units opened up from discrimination	1,726
Housing Legal Assistance (CDBG Public Services)	
Legal Aid of Western Michigan	
Total Expended: FFY 2021: \$75,000	
This program provides free housing-related legal counseling and/or representation to low- and moderate-income people residing in the General Target Area.	
People who received free legal counseling and/or representation	528
People who resolved their housing-related legal matter	522

NI Plan Outcome 3: Increase the supply of affordable housing
City Strategic Priority: Economic prosperity and affordability

Total Expended: FFY 2021: \$289,099
 (Includes \$25,000 in CHDO Operating Support and funding from past fiscal years expended in FFY 2021)

This outcome supports the development of newly constructed and rehabilitated affordable rental and homeownership units available to low- and moderate-income households. Activities include, but are not limited to, infill new construction; conversion of vacant non-residential buildings to rental housing; rehabilitation and sale of single-family homes for first-time homebuyers; and development of permanent supportive housing for persons with disabilities, the chronically homeless, or other underserved populations.

PROGRAM	NUMBER
Single-Family Development Projects (HOME)	
Various Development Partners	
Total Expended: FFY 2021: \$165,000	
These projects supported the new construction or significant rehabilitation of homes for sale to income qualified households.	
Affordable homeowner units created	3
Affordable homeowner units underway	9
Multi-Family Rental Projects (HOME)	
Various Development Partners	
Total Expended: FFY 2021: \$124,099	
These projects supported the new construction or significant rehabilitation of multi-family rental developments.	
Affordable rental units created	35
Affordable rental units underway	56

Summary by Development Partners					
Developer	Homeowner Units Created	Homeowner Units Underway	Rental Units Created	Rental Units Underway	Total
Community Rebuilders	0	0	0	6	6
ICCF Nonprofit Housing Corporation	0	5	35	50	90
LINC Up Nonprofit Housing Corporation	1	3	0	0	4
New Development Corporation	2	1	0	0	3
Total	3	9	35	56	103

NI Plan Outcome 4: Improve the conditions of existing housing
City Strategic Priority: Safe community

Total Expended: FFY 2021: \$2,946,190

This outcome supports the maintenance, repair, and improvement of existing housing. Activities include, but are not limited to, housing rehabilitation, emergency and minor repairs, access modifications, lead-based paint remediation, code enforcement, and weatherization and energy efficiency improvements.

PROGRAM	NUMBER
Housing Rehabilitation Program (CDBG)	
City of Grand Rapids Community Development Department	
Total Expended: FFY 2021: \$850,000	
This program provides financial assistance to low- and moderate-income homeowners to rehabilitate and repair their homes.	
Units repaired or rehabilitated	59
Number of qualifying units where exterior code violations were corrected	45
Number of qualifying units made lead safe	25
Number of qualifying units in which home health and safety hazards other than lead-based paint hazards were remediated	46
Average cost savings to homeowners compared to a market rate home improvement loan	\$20,479
Housing Code Enforcement (CDBG)	
City of Grand Rapids Community Development Department	
Total Expended: FFY 2021: \$1,368,688	
Enforcement of the City Property Maintenance Code, Nuisance Code, and Zoning Ordinance.	
Number of code violation cases continued or initiated	5,252
Housing units brought into compliance with Code(s)	3,623
Vacant and/or abandoned housing units returned to productive use	89
Historic Preservation Code Enforcement (CDBG)	
City of Grand Rapids Planning Department	
Total Expended: FFY 2021: \$55,000	
This program provides education and enforcement of the historic preservation code within targeted neighborhoods.	
Number of code violation cases continued or initiated	313
Housing units brought into compliance with Code(s)	310

NI Plan Outcome 4: Improve the conditions of existing housing, continued

Accessible Housing Services (CDBG)

Disability Advocates of Kent County

Total Expended: FFY 2021: \$25,000

This program conducts assessments of individual's mobility impairments and their housing environment and makes specific recommendations for access modifications. Properties suitable for modification into accessible units are referred to Home Repair Services for inclusion in the Access Modification Program.

Housing units provided with environmental assessment **54**

Improving Home Condition (CDBG)

Grand Rapids Nehemiah Project

Total Expended: FFY 2021: \$113,911

This program supports repairs to income-eligible homeowner units to promote health, safety, economical utility consumption, and protection of properties.

**Homeowner units in which minor home repairs were completed
(FFY 2021 performance period continues until September 7, 2022)** **49**

Access Modification Program (CDBG)

Home Repair Services of Kent County

Total Expended: FFY 2021: \$55,000

This program provides access modifications that improve the accessibility of homes for people with significant mobility impairments. Modifications can include ramps, doorway widening, handrails, and bathroom grab bars.

Housing units made accessible for people with disabilities **24**

Minor Home Repair Program (CDBG)

Home Repair Services of Kent County

Total Expended: FFY 2021: \$453,591

This program supports repairs to income-eligible homeowner units to promote health, safety, economical utility consumption, and protection of properties.

**Homeowner units in which minor home repairs were completed
(FFY 2021 performance period continues until December 31, 2022)** **400**

Neighborhood Impact Program (CDBG)

Seeds of Promise

Total Expended: FFY 2021: \$25,000

This program connects homeowners to housing rehabilitation resources.

Number of homeowner units that received repairs **9**

NI Plan Outcome 5: Foster engaged, connected, and resilient neighborhoods
City Strategic Priority: Engaged and connected community

Total Expended: FFY 2021: \$268,800

This outcome supports neighborhood leadership and civic engagement as the means to build great neighborhoods. It supports actions to counteract threats to neighborhood stability, promote choice and opportunity, and encourage sustainable change. Programs and services may include but are not limited to community organizing, leadership development, referral services, beautification projects, and neighborhood promotion.

PROGRAM	NUMBER
Neighborhood Leadership and Civic Engagement (CDBG Public Services)	
Neighborhood Associations	
Total Expended: FFY 2021: \$268,800	
This program provides a range of activities, including outreach and education, resident leadership training, resolution of housing and neighborhood issues, and continued involvement of residents in neighborhood issues and activities.	
People informed or educated on neighborhood leadership or civic engagement opportunities.	5,025
People who indicated the neighborhood leadership or civic engagement information was beneficial.	1,800
People who became actively involved in a neighborhood, community, and/or City board or committee.	1,730

NI Plan Outcome 6: Improve community safety
City Strategic Priority: Safe community

Total Expended: FFY 2021: \$376,370

This outcome supports quality of life and sense of community by reducing or preventing crime. It also supports neighborhood collaborations and use of Crime Prevention Through Environmental Design (CPTED) principles and practices. Services might include crime prevention education and organizing, home security surveys, and other services to ensure health and safety.

PROGRAM	NUMBER
Public Safety (CDBG Public Services and JAG)	
Neighborhood Associations	
Total Expended: FFY 2021: \$299,760	
This program provides a range of activities, including outreach and education efforts and the resolution of neighborhood public safety issues.	
People informed or educated on public safety topics.	4,883
People who indicated the public safety information was beneficial.	1,812
Housing units or public spaces that received safety improvements.	1,002

NI Plan Outcome 6: Improve community safety, continued

Expanded Outpatient Program (CDBG Public Services)

Family Outreach Center

Total Expended: FFY 2021: \$76,610

This program provides mental health services to uninsured and underinsured individuals. Activities include intake, assessment, treatment, and in therapy.

People who received mental health services. 86

Participants with increased functioning across life domains. 78

NI Plan Outcome 7: Improve economic opportunity City Strategic Priority: Economic prosperity and affordability

Total Expended: FFY 2021: \$150,000

This outcome supports equitable economic prosperity with an emphasis on reducing barriers to financial and social capital. Activities include, but are not limited to, job readiness, skill development, training, and technical assistance for existing and new micro-enterprises, and supporting dedicated facilities and services for small business and entrepreneurial opportunities.

PROGRAM	NUMBER
Youth Employment Initiative (CDBG Public Services)	
Hispanic Center of Western Michigan	
Total Expended: FFY 2021: \$50,000	
This program provides job training, job readiness, and employment education for youth ages 14 to 24. Participants are engaged in activities including paid work experience and employability skills training which increases preparedness to enter the workforce.	
People who received job training or job readiness training/services.	18
People who successfully completed the training program.	17
JobStart (CDBG Public Services)	
Steepletown Neighborhood Services	
Total Expended: FFY 2021: \$50,000	
This program provides job training, job readiness, and employment education for youth ages 14 to 24. Participants are engaged in activities to resolve barriers to employment, complete workforce development credentials, and achieve economic security.	
People who received job training or job readiness training/services.	29
People who successfully completed the training program.	15
Adult Career Training (CDBG Public Services)	
West Michigan Center of Arts and Technology	
Total Expended: FFY 2021: \$25,000	
This program provides job training, job readiness, and education for unemployed and underemployed adults. Participants engage in activities to gain self-sufficiency through career training in the areas of medical billing, medical coding, or pharmacy technician.	
People who received job training or job readiness training/services.	15
People who successfully completed the training program.	13

NI Plan Outcome 7: Improve economic opportunity, continued

New Beginnings (CDBG Public Services)

Women's Resource Center

Total Expended: FFY 2021: \$25,000

This program provides job training, life development services, mentoring, and other wraparound support to women returning to the community after incarceration. Participants engage in activities to resolve barriers to employment, complete workforce development credentials, and achieve economic security.

People who received job training or job readiness training/services. 72

People who successfully completed the training program. 31

NI Plan Outcome 8: Enhance neighborhood infrastructure City Strategic Priority: Mobility, health, and environment

Total Expended: FFY 2021: \$0

This outcome supports the improvement of publicly-owned facilities and infrastructure such as parks, streets, sidewalks, and streetscapes, which improves neighborhoods. It also includes accessibility improvements to meet Americans with Disabilities Act (ADA) standards.

There were no projects recommended for funding under this outcome for the period July 1, 2021 - June 30, 2022.

ERRIS | Accomplishments

Total Expended: \$5,469,586

Community Development Block Grant Coronavirus (CDBG-CV) and Emergency Solutions Grants Coronavirus (ESG-CV) funds were programmed in three (3) impact areas: Resident Resiliency, Business Resiliency and Recovery, and Community Reactivation. Reported activities occurred during FFY 2020 and/or FFY 2021. Expended funds and outcomes through 6/30/2022 are shown.

RESIDENT RESILIENCY	NUMBER
Basic Needs & Community Supports (General Operating Fund)	
Neighborhood Match Fund—Various Projects	
Total Expended: \$175,720	
Number of projects funded that provided basic needs assistance, PPE distribution, focused COVID prevention and education among communities of color, immigrant communities, and racial justice	26
Emergency Shelter (ESG-CV) 11/1/2020 - 7/31/2022	
Community Rebuilders, Degage Ministries, Mel Trotter Ministries	
Total Expended: \$820,672	
Number of households who received emergency shelter	4,104

ERRIS | Accomplishments, continued

Homelessness Prevention (ESG-CV) 11/1/2020 - 7/31/2022

The Salvation Army, Community Rebuilders

Total Expended: \$697,851

Number of households who received Homelessness Prevention financial assistance to avert homelessness 264

Housing Resiliency (General Operating Fund)

La Lucha Fund

Total Expended: \$250,000

Number of residents who received rent/mortgage assistance 644

Housing Support Services (CDBG-CV) 1/1/2021 - 6/30/2022

Home Repair Services of Kent County, Legal Aid of Western Michigan

Total Expended: \$152,000

Number of households who received one-on-one foreclosure intervention counseling 19

Number of people who received free legal counseling and/or representation 533

Neighborhood Support (CDBG-CV) 1/1/2021 - 12/31/2021

Creston Neighborhood Association, East Hills Council of Neighbors, West Grand Neighborhood Organization

Total Expended: \$61,429

Number of people who had access to enhanced communications related to public health and safety 7,865

Number of people who received a neighborhood safety guide related to public health and safety 11,204

Neighborhood Support and Technical Assistance (CDBG-CV) 12/1/2020 - 6/30/2021

Rapid Growth/Issue Media, Well Design Studio

Total Expended: \$99,529

Number of organizations in the Third Ward that received technical assistance and training services 10

Public Restroom and Handwashing Stations (ESG-CV) 10/19/2020 - 11/19/2021

City of Grand Rapids Parks and Recreation

Total Expended: \$80,000

Number of outdoor locations where portable restrooms and handwashing stations are installed and maintained for use by unsheltered persons 7

Rapid Rehousing (ESG-CV) 11/1/2020 - 7/31/2022

Community Rebuilders

Total Expended: \$1,185,418

Number of households who received Rapid Rehousing financial assistance to avert homelessness 112

Street Outreach (ESG-CV) 11/1/2020 - 7/31/2022

Arbor Circle, Community Rebuilders

Total Expended: \$118,110

Number of unsheltered persons contacted through street outreach 259

ERRIS | Accomplishments, continued

Youth Employment (CDBG-CV) 6/1/2020 - 8/30/2020

City of Grand Rapids - GRow1000 Youth Employment Initiative

Total Expended: \$164,000

Number of youth participated in employment program 90

Emergency Shelter Health and Safety (CDBG-CV) 9/1/2021 - 8/31/2022

Degage Ministries, Mel Trotter Ministries

Total Expended: \$199,344

Number of households who received emergency shelter 3,724

Mental Health Services (CDBG-CV) 9/1/2021 - 10/31/2022

Family Outreach Center, Hispanic Center of Western Michigan

Total Expended: \$98,289

Number of persons who received mental health services 49

Number of individuals referred to mental health services or support 52

Neighborhood-based Youth Academic Instruction and Support (CDBG-CV) 9/1/2021 - 8/31/2022

Baxter Community Center, Bethany Christian Services, Grand Rapids Youth Commonwealth, New City Kids, The S.T.E.M. Greenhouse

Total Expended: \$244,172

Number of students that received academic instruction and support services 1,130

Neighborhood Clean Ups (CDBG-CV) 5/1/2021 - 11/19/2021

City of Grand Rapids Public Works

Total Expended: \$67,326

Number of person with access to a neighborhood clean-up 108,680

BUSINESS RESILIENCY AND RECOVERY

NUMBER

Small Business Grant Program - Business Grants (CDBG-CV) 11/9/2020 - 1/31/2021

Various Businesses

Total Expended: \$527,721

Number of grants provided to small or microenterprise businesses 107

Small Business Grant Program - Targeted Outreach/Applicant Technical Assistance (CDBG-CV) 11/9/2020 - 1/31/2021

Grand Rapids Area Black Businesses Inc., Local First/People First Economy, West Michigan Asian American Association, West Michigan Hispanic Chamber of Commerce

Total Expended: \$150,000

Small Business Assistance - COVID Business Adaptation Program and PPE (CDBG-CV) 7/12/2021 - 6/30/2022

City of Grand Rapids

Total Expended: \$154,502

Number of business assisted 19

ERRIS | Accomplishments, continued

COMMUNITY REACTIVATION	NUMBER
Park Activation - Summer Park Ambassadors (CDBG) City of Grand Rapids Total Expended: \$30,000	
Number of youth that participated in employment program	20
Seasonal Pop-up Markets (CDBG-CV) Roosevelt Park Neighborhood Association, Our Kitchen Table Total Expended: \$44,790	
Number of residents that attended a neighborhood pop-up market	1,509
Summer Day Camp Programming (CDBG-CV) City of Grand Rapids Parks and Recreation (MLK, Garfield, and Roosevelt Parks), Baxter Community Center (Joe Taylor Park) Total Expended: \$148,713	
Number of youth that participated in summer day camp programming.	273