

## CR-05 - Goals and Outcomes

### Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The City of Wauwatosa received a total of \$882,995 in Community Development Block Grant (CDBG) funding in 2017 and approved allocations to 12 different organizations totaling the full award.

Each project was designed to meet one of three major objectives (decent housing, suitable living environment or economic opportunity) and successfully contributed accomplishments under one of the City's identified goals: provide services to seniors, improve the quality of life for individuals with disabilities, undertake improvements to public facilities, promote economic development, promote equal opportunity in housing and increase/improve affordable housing opportunities for LMI households.

### Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

| Goal                           | Category                          | Source / Amount | Indicator   | Unit of Measure     | Expected – Strategic Plan | Actual – Strategic Plan | Percent Complete | Expected – Program Year | Actual – Program Year | Percent Complete |
|--------------------------------|-----------------------------------|-----------------|---|---------------------|---------------------------|-------------------------|------------------|-------------------------|-----------------------|------------------|
| Develop economy and employment | Non-Housing Community Development | CDBG: \$        | Public service activities for Low/Moderate Income Housing Benefit | Households Assisted | 0                         | 43                      |                  | 37                      | 43                    | 116.22%          |

|  |                                   |                |   |                        |     |     |        |     |     |         |
|--|-----------------------------------|----------------|---|------------------------|-----|-----|--------|-----|-----|---------|
| Develop economy and employment                     | Non-Housing Community Development | CDBG: \$       | Jobs created/retained   | Jobs                   | 29  | 23  | 79.31% | 15  | 23  | 153.33% |
| Develop economy and employment                     | Non-Housing Community Development | CDBG: \$       | Businesses assisted   | Businesses Assisted    | 150 | 12  | 8.00%  | 0   | 12  |         |
| Improve/develop infrastructure                     | Non-Housing Community Development | CDBG: \$337183 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit | Persons Assisted       | 0   | 441 |        | 770 | 441 | 57.27%  |
| Improve/develop infrastructure                     | Non-Housing Community Development | CDBG: \$337183 | Other   | Other                  | 1   | 0   | 0.00%  |     |     |         |
| Increase the supply of standard affordable housing | Affordable Housing                | CDBG: \$       | Rental units rehabilitated  | Household Housing Unit | 50  | 34  | 68.00% | 34  | 34  | 100.00% |
| Increase the supply of standard affordable housing | Affordable Housing                | CDBG: \$       | Homeowner Housing Rehabilitated   | Household Housing Unit | 125 | 6   | 4.80%  | 15  | 6   | 40.00%  |

|  |  |          |  |                  |      |      |         |      |      |         |
|--|--|----------|--|------------------|------|------|---------|------|------|---------|
| Provide services to targeted populations           | Non-Homeless<br>Special Needs<br>Non-Housing<br>Community<br>Development | CDBG: \$ | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 5000 | 2298 | 45.96%  | 9000 | 2298 | 25.53%  |
| Provide strong program planning and administration | Administration   | CDBG: \$ | Other  | Other            | 1    | 1    | 100.00% | 1    | 1    | 100.00% |

**Table 1 - Accomplishments – Program Year & Strategic Plan to Date**

**Assess how the jurisdiction’s use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.**

Specific objectives identified in the City's plan are: provide services to seniors, improve the quality of life for individuals with disabilities, undertake improvements to public facilities, promote economic development, promote equal opportunity in housing, and increase/improve affordable housing opportunities for LMI households. In 2017, priority programs that fall into the public service and public facilities/economic development categories, such as the programs that assist Wauwatosa’s senior and disabled populations, renovations to health care facilities, and the creation of jobs received the bulk of funding and consistently met or superseded their goals. Public service organizations served more individuals than were anticipated.

## CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

|   | CDBG         |
|---|--------------|
| White                                     | 1,840        |
| Black or African American                 | 389          |
| Asian                                     | 24           |
| American Indian or American Native        | 62           |
| Native Hawaiian or Other Pacific Islander | 0            |
| <b>Total</b>                              | <b>2,315</b> |
| Hispanic                                  | 51           |
| Not Hispanic                              | 0            |

Table 2 – Table of assistance to racial and ethnic populations by source of funds

### Narrative

The data above represent most individuals served through the City's Public Service organizations as reflected on the PR23 report 'CDBG Beneficiaries by racial/ethnic category. However, a couple of categories are reported on the PR23 that do not show on the CR-10 screen above: American Indian/Alaskan Native & White and other multi-racial: individuals. This brings the Total Number of individuals served to 2,989.

Numbers that are not included are those of people residing in two health care facilities that received funding for renovation and from economic development programs that created jobs or assisted businesses, but the comparative breakdown is similar to the numbers above.

The Food Pantry that operates in conjunction with the Hunger Task Force and TEFAP is not required to track racial / ethnic data; instead they regularly update their discrimination policy to comply with regulations. These numbers reflect a slightly more diverse population than that of the City as a whole and are also not included above.

## CR-15 - Resources and Investments 91.520(a)

### Identify the resources made available

| Source of Funds | Source | Resources Made Available | Amount Expended During Program Year |
|-----------------|--------|--------------------------|-------------------------------------|
| CDBG            | CDBG   | 1,112,995                | 526,991                             |
| HOME            | HOME   |                          |                                     |
| HOPWA           | HOPWA  |                          |                                     |
| ESG             | ESG    |                          |                                     |
| Other           | Other  |                          |                                     |

Table 3 - Resources Made Available

### Narrative

The City did not receive access to PY 2017 CDBG funds until late 2017. Many of the sub-recipients are completing their projects in 2018. Community First had funds reallocated in late 2016 and expended those funds throughout 2017 to assist 6 households.

Administration/Planning: \$ 142,599

Metro Fair Housing: \$ 34,000

Senior Center: \$ 84,702

Elena's House: \$ 15,051

Interfaith: \$ 20,068

Tosa Food Pantry: \$ 6,314

Tosa Cares \$ 6,314

Community First \$156,492

Life Navigators \$ 44,190

WWBIC: \$ 30,102

Luther Manor: \$ 182,619

Lutheran Home \$ 110,374

Greek Manor \$ 50,170

**Identify the geographic distribution and location of investments**

| Target Area                             | Planned Percentage of Allocation | Actual Percentage of Allocation | Narrative Description         |
|---|----------------------------------|---------------------------------|-------------------------------|
| Wauwatosa CDBG Entitlement Jurisdiction | 100                              | 100                             | Entitlement City Jurisdiction |

**Table 4 – Identify the geographic distribution and location of investments**

**Narrative**

2017 projects were conducted by various organizations that have a specific location within the City. All organizations expend CDBG funds to serve primarily LMI Wauwatosa residents community-wide with at the locations below:

- Life Navigators - 7203 W. Center Street \$44,190
- Elena's House - 624 N. 103rd Street \$15,051
- Interfaith – 1529 Wauwatosa Avenue \$20,068
- Lutheran Home – 7500 W North Avenue \$110,374
- Tosa Food Pantry - 7474 Harwood Avenue \$6,314
- Tosa Cares - 1700 N. 116th Street \$6,314
- Wauwatosa Senior Center - 7300 W. Chestnut Street \$84,702
- WWBIC - 2745 W MLK Drive, Milwaukee (funds used to assist Tosa residents and businesses only) \$30,102
- Community First - housing rehab at various locations within the City \$156,492
- Metro Fair Housing - 759 N Milwaukee St #500, Milwaukee \$34,000
- Greek Manor - 9440 W Congress St. \$50,170  
Luther Manor - 4545 N 92nd St. \$182,619

The only facility that operates on publicly owned land is the Wauwatosa Senior Center, located in the Muellner Building in Hart Park (owned by the City); the senior center program was operated by the Wauwatosa School District - Recreation Department.

## Leveraging

**Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.**

The City of Wauwatosa allocated all CDBG funds to organizations and projects that serve Wauwatosa residents and typically does not obtain other public and private resources to provide additional resources beyond CDBG funds for these specific programs. When possible and applicable, the City can leverage other grant funds to assist in addressing needs. For example, brownfield grants can be leverage to assist redevelopment efforts and support economic development.

The organizations the City support obtain other resources to operate their programs. The individual organizations and programs that the City funded with CDBG money were able to leverage additional resources from the private and non-profit sectors in order to fully implement their projects. Each organization that the City supports with CDBG funding also received other public and private funding and/or donations that assist them in carrying out their programs. CDBG funds allow the organizations to provide a higher level of service to meet the demand; without the funds service would be cut or reduced.

The City of Wauwatosa only receives funds from the CDBG Program and this program does not have any matching requirements.

## CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

|  | One-Year Goal | Actual   |
|--|---------------|----------|
| Number of Homeless households to be provided affordable housing units      | 0             | 0        |
| Number of Non-Homeless households to be provided affordable housing units  | 0             | 0        |
| Number of Special-Needs households to be provided affordable housing units | 0             | 0        |
| <b>Total</b>   | <b>0</b>      | <b>0</b> |

Table 5 – Number of Households

|  | One-Year Goal | Actual    |
|--|---------------|-----------|
| Number of households supported through Rental Assistance             | 0             | 0         |
| Number of households supported through The Production of New Units   | 0             | 0         |
| Number of households supported through Rehab of Existing Units       | 0             | 40        |
| Number of households supported through Acquisition of Existing Units | 0             | 0         |
| <b>Total</b>   | <b>0</b>      | <b>40</b> |

Table 6 – Number of Households Supported

**Discuss the difference between goals and outcomes and problems encountered in meeting these goals.**

Funds were allocated to Community First to undertake residential rehab efforts. 6 LMI housing units had rehab work completed. The Greek Manor plan to complete a multi-unit residential rehab project in 2017 that will assist 34 LMI units - all of these units are renter occupied and household incomes are verified on an annual basis to ensure they meet the HUD income limits. The Greek Manor meets the definition of Section 215, affordable housing, as it is occupied only by households that qualify as low-income families; The City does not use funding for new unit construction or rental



assistance. These actions are undertaken by Milwaukee County with the use of HOME funds allocated to the consortium that the City participates in. The Milwaukee Continuum of Care covers the City of Milwaukee, City of West Allis, City of Wauwatosa and the remainder of Milwaukee County. The Milwaukee Continuum of Care is recognized by local government, the State of Wisconsin, and the federal government as the group responsible for planning, organizing, and evaluating the continuum of services for homeless individuals and families.

**Discuss how these outcomes will impact future annual action plans.**

The City reallocated \$135,000 to Community First in late 2016 to continue activities until 2017 funds were received. Community First rehabilitated 6 housing units in 2017.

The City just completed a comprehensive Housing Study and that highlighted the need for a range of housing options to meet various needs, including low income individuals, workforce housing, housing for seniors and housing for the disabled. Currently a housing policy and strategy to implement the recommendations of the study is underway to give further direction to housing redevelopment decisions. Staff has supported these proposals during the approval process and expects to see an increase in the construction of affordable housing units in the coming years. Currently, Wauwatosa’s zoning ordinance does not mandate that new housing developments contain a certain number of affordable units. The City’s zoning does allow for smaller lot sizes and a variety of multi-family properties that in turn offer more affordable housing options than would exist otherwise.

**Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.**

| <b>Number of Households Served</b> | <b>CDBG Actual</b> | <b>HOME Actual</b> |
|------------------------------------|--------------------|--------------------|
| Extremely Low-income               | 18                 | 0                  |
| Low-income                         | 16                 | 0                  |
| Moderate-income                    | 3                  | 0                  |
| <b>Total</b>                       | <b>37</b>          | <b>0</b>           |

**Table 7 – Number of Households Served**

**Narrative Information**

Wauwatosa's objective was to provide affordable housing with a particular emphasis on extremely low-income individuals. The objective was met by providing 18 extremely low-income, 16 low-income and 3 moderate income households with affordable housing.

In addition, funds were used to support Elena's House, a transitional housing facility for persons living with HIV/AIDS, under public services. However, ten (10) extremely low-income individuals resided at their facility in 2017. Additionally, funds were provided for renovations and code compliance upgrades to two public health care facilities that serve hundreds of low income and/or disabled seniors that reside under their care.

Wauwatosa efforts to address "worst case needs" and meeting the needs of persons with disabilities included funding Elena House, Lide Navigators, Greek Manor and the Lutheran Home.

Wauwatosa actions to foster and maintain affordable housing include funding that rehabilitation of units at the Greek Manor and Lutheran Home.

## **CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)**

**Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:**

### **Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

It is difficult to assess the number of homeless individuals in the City of Wauwatosa and other than the occasional police report, or individuals encountered around City Hall, knowledge of the exact number of homeless is largely unknown. There are no shelters in Tosa so homeless individuals are referred to organizations in the surrounding area that provide emergency shelter and other services. The City participates in the Point in Time Count undertaken by the Continuum of Care and is awaiting the results to shed further light on the issues of the homeless population in the community.

The City of Wauwatosa aimed funds at preventing homelessness in the community through the funding of programs that assist LMI households by providing affordable housing services and basic needs services to aid in homelessness prevention. In addition, Tosa Food Pantry and Tosa Cares assisted those individuals in need with emergency food supplies, toiletries, and clothing.

### **Addressing the emergency shelter and transitional housing needs of homeless persons**

In PY 2017, CDBG funds did not assist any organizations that work solely with homeless populations. Funds were expended on programs such as Elena's House, which provides housing for individuals with HIV/AIDS who would be at great risk of experiencing homelessness without such a housing option that offers transitional and/or permanent housing.

The City participates in the Continuum of Care and collaborates with existing housing developments to assess the number of units in need of rehabilitation or facilities that could expand their number of units in an effort to maintain, and when possible increase, the number of affordable housing units offered/available. The City continued to support the programs and services within the community that provide much needed emergency assistance to LMI households that in turn helped prevent homelessness.

### **Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections**

**programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs**

The City provides referrals to subsidized housing developments in the community. In addition, the City continued to support the programs and services within the community that provide much needed assistance to LMI households, in turn helping prevent homelessness. Participation in Milwaukee's Continuum of Care supports resources in the community working to end homelessness.

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

The City of Wauwatosa is a member of the Milwaukee County Continuum of Care, a coalition whose mission is to organize people and resources to end homelessness in Milwaukee. The CoC has developed a 10-year plan to end homelessness and meets to work on issues and opportunities people experiencing homelessness. The CoC conducts Point in Time Counts and Wauwatosa participated in these events. While the City's Health Department does not admit people for care, it does give people referrals to agencies in the surrounding area that provide shelter and services for the homeless. As there are no permanent, transitional, or public housing facilities in the City, partnering with the CoC is the best avenue for assisting these populations.

**CR-30 - Public Housing 91.220(h); 91.320(j)**

**Actions taken to address the needs of public housing**

There is no public housing located in the City of Wauwatosa.

**Actions taken to encourage public housing residents to become more involved in management and participate in homeownership**

There is no public housing located in the City of Wauwatosa.

**Actions taken to provide assistance to troubled PHAs**

There is no public housing located in the City of Wauwatosa.

## **CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)**

**Actions taken 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. 91.220 (j); 91.320 (i)**

The City continued to uphold and enforce zoning ordinances that maintain small-size residential lots and allow for high-density, multi-family developments that can more easily accommodate a range of diverse households. In a typical year only a handful of new residential units are constructed in Wauwatosa. Cost of these developments is market driven and as a result of the high land values in the City, developers have not constructed truly affordable housing units. More recently, the opportunity to include affordable housing units into new developments has arisen through finance options that developers need to move projects forward. The City just completed a comprehensive Housing Study and that highlighted the need for a range of housing options to meet various needs, including low income individuals, workforce housing, housing for seniors and housing for the disabled. Currently a housing policy and strategy to implement the recommendations of the study is underway to give further direction to housing redevelopment decisions. Staff has supported these proposals during the approval process and expects to see an increase in the construction of affordable housing units in the coming years. Currently, Wauwatosa's zoning ordinance does not mandate that new housing developments contain a certain number of affordable units. The City's zoning does allow for smaller lot sizes and a variety of multi-family properties that in turn offer more affordable housing options than would exist otherwise.

## **Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)**

- **Underserved Housing Needs:** The City supported the MMFHC fair housing services and Elena's House, a transitional living facility for LMI people with HIV / AIDS. Health Facility rehab activities served seniors and people with disabilities (Lutheran Home, Luther Manor) by creating safer living environments.
- **Underserved Senior Citizens:** Funding of the Senior Center and Interfaith Programs ensured activities/services to improve/maintain the quality of life and personal well-being of Wauwatosa's senior population. Examples of services that were provided by these organizations include social activities, recreational opportunities and services such as transportation are available to the City's senior population.
- **Underserved People With Disabilities:** Funding for Life Navigators allowed continued operation of family support and crisis intervention services for disabled people to improve health, safety and work/live experiences. Facility rehab activities provided accessibility modifications for people with disabilities.

### **Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)**

Wauwatosa actions to reduce lead-based paint hazards include utilizing lead-certified contractors and lead safe practices in housing rehabilitation projects. In partnership with the Wisconsin Childhood Lead Poisoning Prevention program (WCLPPP), Wauwatosa public health nurses work with all families of lead-poisoned children to provide education and monitoring. Certified staff conduct environmental assessments on homes in which lead-poisoned children reside. The nurses work with the families to monitor the child's health and prevent future lead poisonings. The Wauwatosa Health Department also has free publications and literature about remodeling and the hazards of lead.

### **Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)**

**Housing:** The City continued to uphold and enforce zoning ordinances that maintain small-size residential lots and allow for high-density, multi-family developments that can more easily accommodate LMI households. Funding for rental and homeowner rehab helps maintain affordable housing.

**Economic Development:** Through the Economic Development grants/loans to businesses, jobs are created for LMI individuals through grants and loans to businesses located in the community, thereby working to alleviate poverty for these people.

**Emergency Services:** Tosa Food Pantry and Tosa Cares provided emergency relief services to families and individuals below the poverty level. The provisions of food, school supplies and clothes lift some of the cost burden of these necessities and help to alleviate poverty.

### **Actions taken to develop institutional structure. 91.220(k); 91.320(j)**

In order to develop more effective institutional relationships, staff attends CDBG trainings and conferences and works in coordination with the various institutions with which it works – City government, HUD, subrecipients and community groups and citizens.

### **Actions taken to enhance coordination between public and private housing and social service**

**agencies. 91.220(k); 91.320(j)**

The individual organizations and programs that the City funded with CDBG money were able to leverage additional resources from the private and non-profit sectors in order to fully implement their projects. Each organization that the City supports with CDBG funding also received other public and private funding and/or donations that assist them in carrying out their programs. CDBG funds allow the organizations to provide a higher level of service to meet the demand; without the funds service would be cut or reduced.

**Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)**

The City's CDBG program has focused on preventing fair housing discrimination, promoting fair housing education and providing information and referral services. Wauwatosa partners with the Metropolitan Milwaukee Fair Housing Council (MMFHC) who operates four programs that conduct a variety of activities to promote equal opportunity in housing (enforcement program, outreach & education program, community & economic development program and training & technical assistance program).

As has been done in the past to promote the City's fair housing ordinance, the City newsletter posts flyers highlighting the fair housing ordinance, listing all of the protected classes under the ordinance, describing activities that define housing discrimination and prompting persons that suspect they have been a victim of fair housing discrimination to contact the Wauwatosa City Attorney's office in order to file a formal complaint. In addition, Wauwatosa hosts and participates in two Rental Management Training Session conducted by MMFHC in the fall. Additionally, information about the fair housing ordinance will be added to the City's website. Educational flyers about housing discrimination are posted in City Hall and at the library.

Additionally, Wauwatosa provides promotional assistance in the form of referrals and information dissemination for the Milwaukee County HOME Programs. Wauwatosa does not have control over the administration of these programs. It is our understanding that the County reports this data to HUD as well.

Wauwatosa participates in the Continuum of Care as a means of sharing and disseminating information on housing issues in the region and participated in the Point of Time Count to assess the City's homeless population in order to understand these needs.



## **CR-40 - Monitoring 91.220 and 91.230**

**Describe the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements**

Contact with subrecipients helped determine adherence to regulations and ensure the identified objectives and outcomes were being followed. To further meet these ends, the collection of local agreements and data reports demonstrated that the programs were addressing/meeting the goals and objectives that were identified in the Plan. When there were discrepancies, staff works with the organization until the problem is resolved. Internal controls monitored the evaluation of money requests, drawdown procedures and actions related to CDBG eligibility requirements. Checklists for each subrecipient were maintained to track the necessary documentation and progress status.

Staff maintains an ongoing expense ledger, separate from IDIS, which tracks each subrecipient's funding amount and drawdowns for past and present years. Staff monitored timeliness via this ledger throughout the year and if necessary, contacted organizations notifying them of the need to spend funds. This documentation, along with reports such as the PR03 that were downloaded from IDIS, and regular contact with HUD staff regarding timeliness are all actions undertaken to monitor and ensure timeliness was met.

Essentially all Wauwatosa CDBG activities are conducted by subrecipients. Regular phone and e-mail contact throughout the year helped City staff monitor subrecipient activities. Staff conducts in-house monitorings of subrecipients, the nature of the which consisted primarily of file and record reviews, including a comparison of application project proposal and actual project activity, an analysis of the format and quality of reporting and accomplishment information, and a review of invoice records. In addition, the City is audited annually by an outside firm and an audit of the CDBG program is part of that process. The City identified a consultant to provide direct subrecipient monitoring assistance moving forward in 2018.

## **Citizen Participation Plan 91.105(d); 91.115(d)**

**Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.**

Notice for public meetings regarding CDBG activities, plans, and applications are published in the local newspaper, advertised on notice boards at City Hall and on the City website along with contact information should citizens have any questions. The public hearing for FY 2017 was held November 9, 2016. The minutes have been attached to this document. The public comment period for the CAPER was February 14 through March 16, 2018. The draft document was available on the City website and a hard copy was available for viewing at City Hall. No public comments were received. The public notice has been attached to this document. An affidavit of publication was received.

### **CR-45 - CDBG 91.520(c)**

**Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.**

Wauwatosa's CDBG program does not vary much from year to year in terms of activities that are funded, and the programs undertaking these activities address high priority needs within the community. Subrecipients determined the indicator they would use to measure results throughout the year by the category best suited their activities (i.e. people, households, facilities etc). The indicator was chosen when the subrecipient applied for CDBG funds. As far as improving the success of meeting housing goals, a strategy that includes greater outreach and advertising of the funded programs could increase participation, along with greater solicitation/outreach to other organizations that provide housing services in the community. Each year, the CDBG Committee evaluates previous and new applications based on past performance and the need for additional or new services. The Common Council also votes on funding allocations and can shift the focus of fund usage based on needs the community has and expresses.

**Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?**

No

**[BEDI grantees] Describe accomplishments and program outcomes during the last year.**

## **CR-45 - CDBG 91.520(c)**

**Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.**

Wauwatosa's CDBG program does not vary much from year to year in terms of activities that are funded, and the programs undertaking these activities address high priority needs within the community. Subrecipients determined the indicator they would use to measure results throughout the year by the category best suited their activities (i.e. people, households, facilities etc). The indicator was chosen when the subrecipient applied for CDBG funds. As far as improving the success of meeting housing goals, a strategy that includes greater outreach and advertising of the funded programs could increase participation, along with greater solicitation/outreach to other organizations that provide housing services in the community. Each year, the CDBG Committee evaluates previous and new applications based on past performance and the need for additional or new services. The Common Council also votes on funding allocations and can shift the focus of fund usage based on needs the community has and expresses.

**Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?**

No

**[BEDI grantees] Describe accomplishments and program outcomes during the last year.**

# Attachment

## Public Hearing Minutes

**City of Wauwatosa Community Development Block Grant Committee**

Meeting Minutes  
October 31<sup>st</sup>, 2016  
Wauwatosa City Hall, Committee Room #1

Present: Ald. Kathy Causier, Fran McLaughlin, Jose Vasquez, Ellyn Steinke

Absent: Dan Werlein, Linda Ertl and Michael Yamat.

Also Present: Jen Ferguson (staff)

- I. The meeting was called to order at 6:00 PM and the public hearing regarding CDBG community needs and the citizen participation plan was opened for public comment – no members from the public were present and no comments were received.
- II. Program Updates and Evaluation  

Staff updated Committee members about the outcome of the final 2016 CDBG funding amount and how projects are progressing to date. An overview of 2017 applications was given, along with an update to management changes with the Wauwatosa Senior Center.
- III. The meeting adjourned at 6:20 PM.

# Public Hearing #2 Minutes

## City of Wauwatosa Community Development Block Grant Committee

Meeting Minutes  
November 9<sup>th</sup>, 2016  
Wauwatosa City Hall, Committee Room #1

Present: Ald. Causier, Fran McLaughlin, Jose Vasquez, Linda Ertel.

Absent: Michael Yamat, Ellyn Steinke, Daniel Werlein

Also Present: Jen Ferguson (staff)

- I. The meeting was called to order at 6:00 PM and the public hearing regarding CDBG funding needs and priorities for the PY 2017 was opened for public comment.
- II. Public Hearing.

The following individuals attended the meeting and spoke on behalf of the organizations requesting 2017 CDBG funding:

- *Vicki Spataro Wachniak – Life Navigators*  
Ms. Wachniak commented that Life Navigators provides approximately 2,000 families with an alternative service to state-run centers so that individuals with disabilities can lead healthy, active lives. CDBG funds will provide assistance for a new roof on their existing building to maintain a safe operating space.
- *Lamont Davis – Community First*  
Community First conducts single-family home rehab projects including accessibility modifications and code compliance upgrades to maintain safe, quality home assets. Using independent contractors, repairs are performed for LMI homeowners.
- *Amy Dedow - Greater Tosa Interfaith*  
Ms. Dedow informed the committee that CDBG funding is needed to cover the salary of the one paid staff person that operates the program, along with minor operational costs for the services Interfaith provides. Interfaith provides needed services for seniors that include things like home maintenance, transportation and social visits.
- *Heidi Mayer – Lutheran Home*  
Ms. Mayer mentioned that CDBG funding for hvac digital control system upgrades to improve energy efficiency. CDBG funding assistance allows The Lutheran Home to provide additional philanthropy to provide care for more clients.
- *Mary Ellen Huwiler– Elena's House (letter)*

Ms. Huwiler stated that Elena's House provides transitional and end of life housing from people with HIV/AIDS and helps with jobs, education, and social programs; CDBG funds are a critical part of staffing the organization.

- *Sherry Swenson – Luther Manor*  
Funds are needed to install a new, custom flooring system that provides infection control, the greatest threat their long-term nursing care facility faces. Fighting infection puts a strain on the budget and reducing contributors is a top priority for the health and well-being of client.
- *Tom Ertl – Tosa Cares*  
Tosa Cares identifies families in need of help social workers, schools, churches and fire/police and provides gap services such as emergency food and clothing supplies to families and individuals, feeding over 3,000 people during 7 annual distributions. Tosa Cares is a volunteer run organization that, with the exception of supplemental food purchases, relies totally on donations.
- *Mary Hamill - Tosa Community Food Pantry*  
Ms. Hamill stated that the food pantry needs and relies on CDBG funds to purchase food when there is a donation shortfall. They have and continue to experience increased demand for emergency food services as tough economic times continue.
- *Tom Rotter – Greek Orthodox Manor*  
Greek Manor relies on CDBG funds to keep the housing facility for LMI senior and disabled residents, constructed in 1983, modern and safe for all residents. As an older facility without much investment until the granting of CDBG funds, accessibility modifications, efficiency upgrades and safety systems will be made.

III. With no more persons wishing to speak the public hearing was closed and the meeting adjourned at 6:40 PM.