# EXHIBIT 2

### **STAFF REPORT**

### BLOCK GRANT COMMITTEE THURSDAY, MARCH 25, 2021

### 1. Approval of minutes of the September 10, 2020 meeting.

#### Submitted under separate cover.

**Recommendation:** Approve as submitted and/or modified.

#### 2. Public Hearing on:

## a) Fiscal Year 2020 Consolidated Annual Performance and Evaluation Report for the Community Development Block Grant (CDBG) Program.

The Consolidate Annual Performance and Evaluation Report (CAPER) is an overview of the annual accomplishments of the Community Development Block Grant Program. The report must be submitted to the Department of Housing and Urban Development Offices (HUD) no later than March 31, 2021. The report is utilized to monitor the City's achievements towards goals outlined in the Five Year Consolidated Plan.

The 2020 fiscal year provided another opportunity for the City of West Allis to positively employ and to creatively utilize Community Development Block Grant funds to assist a wide array of projects for low-moderate income individuals/neighborhoods and to remove the negative influence of blight on our community. The City's CDBG funded projects offer a culmination of benefits and results that are outlined throughout this report.

In February of 2020, HUD mailed the official award letter to the City, allocating \$1,295,317 in entitlement funds, which was adjusted in October of 2020 to \$1,295,131. Overall, the funding amount was \$45,825 more than staff had anticipated. It should be noted that awards to Entitlements such as West Allis continue to be delayed further into the fiscal year they are allocated to fund. Continuation of this practice will create further budgetary hurdles.

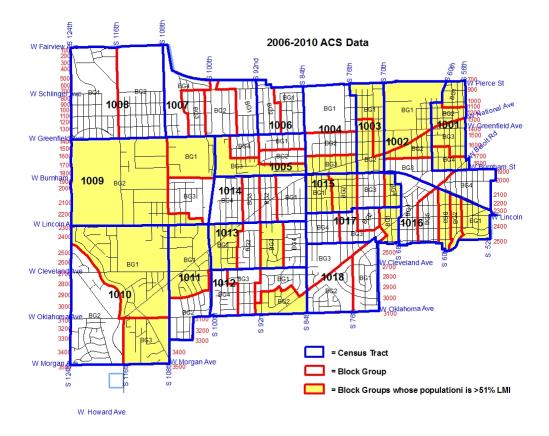
Table 1

	Description	FY 2020 Budgeted	FY 2020 Actual		
1	Projected Entitlement	\$ 1,249,306			
2	Actual Entitlement		\$ 1,295,131		
3	Est. Economic Development Loans Rehabilitiation Income/Repayments	\$ 91,000	\$ 91,000	di	fference
4	Est. Housing Rehabilitiation Income/Repayments	\$ 100,000	\$ 100,000		3.2%
5	Total	\$ 1,440,306	\$ 1,486,131	\$	45,825

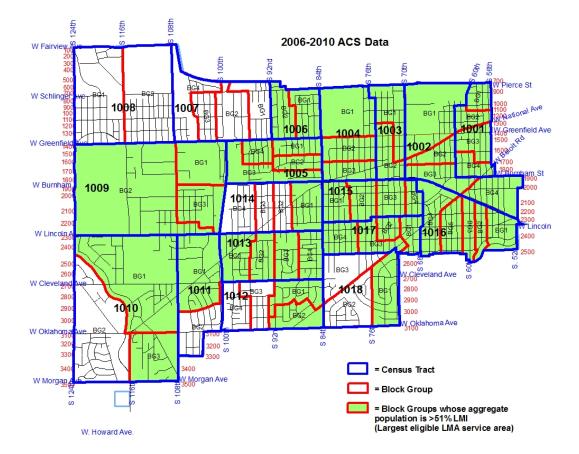
Pictured below are the 2000 Census Tracts of the City of West Allis. The yellow colored areas are Census Tracts with 51% or higher low-moderate income population. Since the Census Bureau no longer issues the "long" form when conducting their biennial census, which means no one is being asked their annual household income, which HUD uses to determine low-moderate income areas and eligible census tracts throughout entitlement communities.

Since the Census Bureau no longer collects income data, they created a program called American Community Survey, or ACS, which collects demographic and income data from a statistically significant sample of households on an annual basis. They release data annual, but group data on 3 and 5-year cycles for communities less than 65,000 in population.

For the past 19 years, entitlement communities have had to rely on 2000 income Census data for CDBG-eligible areas. In June 2014 HUD released 2006-2010 ACS data, which is to be applied to 2018 activities. The low-moderate income area maps have changed, with the new eligible areas shown in the maps below. The yellow colored areas are Census Tracts with 51% or higher low-moderate income population.



Pictured below are the Census Tracts of the City of West Allis with the percentage of lowmoderate income persons. The green colored area is the project area of the CDBG program. Many CDBG funded programs utilize all or a portion of the below service area. CDBG-eligible areas have increased since the use of the 2006-10 ACS income data.



		2020 Annual CDBG Report							
		Activity Name	CDBG Funding Year	Budget (some adjusted for beginning of year balances)	2020 Project Expenditure	Remaining Balance	Project Description	Beneficiary Goal	Beneficiary Achievement YTD
1	ADMINISTRATION (20% CAP)	C20101	2020	\$ 246,405.00	\$ 205,886.99	\$ 40,518.01	Includes supervision of the entire CDBG Program Including the application process, submission of the Annual Action Plan, annual CAPER, and all other protes required by HUD. Staff Invirties all activities in order to assure compliance with HUD guidelines.	Serving the Community	Administration of the CDA program, sesponde to HUD, administered COVID Funds, planning activities In LMI neighborhoods, activity monitoring and downdown reviews, etc.
2	Fair Housing Administrative Costs	C20102	2020	\$ 7,811.00	\$ 1,348.80	\$ 6,462.20	Administration of the Fair Housing program and poster easay contest and administration of any fair housing complaints that the City may receive.	Public and Private school students in the WAWM District	96 youth participated in the context. Program was impacted by COVID. Contexted was advertised on City media platforms
	SUBTOTAL PUBLIC SERVICE (15% CAP)			\$ 254,216.00	\$ 207,235.79	\$ 46,980.21			
3	Community Service Officer (Weed and Seed)	C20201	2020	\$ 40,000.00	\$ 40,000.00	\$ -	The Community Service Officer (CSO) investigates nationes like completes in a targeted LM and works towards read-by flews. The CSO provides granter preservo at parks, playgrounds, and grads schools in a targeted LMA offerer criter, readvoir tasses, and help people to feel safer. The CSO also helps to promote partnerships bathware clictures and the poloe department and other organizations.	5375 people	10 officers speri a total of 1071.2 hours conducting CSD dollars.
4	Grafiti Removal	C20202	2020	\$ 3,271.00	\$ 1,271.00	\$-	Roviewianalyze incidents of grafiti to establish links between cases and develop suspects. Reduce and quickly eliminate grafiti as well as arreat grafite suspects.	45,950 people	There were 247 graft is investigations in LMAs during 2020. All of these were reviewed and followed up on by Detective to the fail in our Criment Investigations Unit. All of the acts of grafti were also checked on by our grafti alkahemert specialists or ensure that the grafti was quickly removed. The grafti specialists desired all 247 of the locations. All grant landing was used.
5	Fail Elderly Home Services/ERAS	C20203	2020	\$ 29,500.00	\$ 29,500.00	\$ -	Staff and volunteers provide assistance to older adults to remain at home. Services include information and mikmal, advocacy, and direct services such as transportation, shopping, and friendly visits.	400 Seniors	Unduplicated services provided to 387 adults, 289 one way ddes, 14 hores wishs, 430 welfwass calls, 6 hores chore sarvicas, 41 midvalar motived face coverings for COVID19, 265 received information and newskitters
5	Gang Prevention	620204	2020	\$ 19,079.00	\$ 9,834.54	\$ 9,244.46	Police department extra investigation to identify gang member associates, identify crime trands and conduct comprehensive drug investigations in eligible LMAs.	45,950 people	280 One Way Rickes 289; 14 Hone Visits; 420 Wellness Calls; 6 Home Once Services; 41 Individuals received Individual Tacs overlap; 255 Individuals received Information and Assistance Newsletters two times during the reporting period
7	Liberty Heights Program	C20214	2020	\$ 10,000.00	s -	\$ 10,000.00	Provide lifeguard supervision to a pool in an LMA.	3,455 people (CT 1001, BG 3, 4; CT 1002, BG 2).	Pool wax closed because of COVID
8	Healthy Homes	C20215	2020	\$ 10,650.00	\$ -	\$ 10,680.00	Increase access to healthy load. Promote physical activity with naired gardenbels. Reduction of astrona togoten and represe astrona contro- duction, mathematical barrier activity of activity of the state of the state of the state clearing backets barrier potentia. Increases advaction, clearing backets, barreas have fire astrony educationed detectors.	275 households	Activity was passed because of COVID.
9	Family Reasons Center	C20216	2020	\$ 25,500.00	\$ 22,103.31	\$ 3,386.69	Designed to provide a comprehensive, coordinated child and family contened pilon that brings macurass together to provide preventative association in a timely, effective, and user-friendly manner. The locus of the center is to provide assistance to LM terrilles.	100 individualis	248 people participated in programming through the Family Resource Center. CS individually participated in base-base payeous per tor to COVM emittedimes. <i>Net adapting our programming to adhere to COVID</i> maticitations, an advanced TS people participated in participated in our Waekly Interaction. Buryters and an additional 516 view of the Storyten advanced. In height 156 views of our Family Resource Center Hold Story Stor Views (Interaction).
10	0817 - Bigling-Job Yanneg	C20217	2020	\$ 20,000.00	\$ 20,000.00	s -	Assis formulate internet, unmericant, underrepringed of details for for type start methods and an of the start of the start of the start watched and an of control of the big of the big with a discussion in middle-start pile and context.	40 individualis	The included invested approximately burring to enhance the Acceptorar performance to trajectoresit and Tables approximately to Cost 104 Acceptor 118 Annexes, Testima and the Acceptorar performance to the Acceptorar performance of the Acceptorar 118 Annexes Annexes and the Acceptorar acceptoration and the Acceptorar acceptoration and the Acceptorar methods for search performance and acceptoration tables. Acceptoration acceptoration acceptoration and acceptoration acceptoration acceptoration acceptor tests, and a processing postcollase, and the Acceptoration acceptorate of the Acceptoration acceptoration acceptor acceptoration acceptoration acceptoration acceptoration acceptorate acceptoration acceptoration acceptoration acceptoration acceptoration acceptoration acceptoration acceptorate acceptoration acceptoration acceptoration acceptoration acceptoration acceptoration acceptoration acceptorate acceptoration accep
11	West Alia Attentive Risk Reduction	C20221	2020	\$ 5,000.00	\$ 1,931.74	\$ 3,068.25	Provide over the stove fire suppression devices for residents in a LMA.	5810 people (CT 1001 BG 1,2,3,4 CT 1002 BG 1,2,3 CT 1003 BG 1,2)	The nature of services provided under the project require in person home visitation which has been prohibited by Governor's emergency order/COVID-19
12	HDI Pagen Daneli: Valena Sepat Ceng	C20215	2020	\$ 10,270.00	\$ 5,052.90	\$ 5,217.10	Demain values agent group the agents and addate auron who we have been been as addate auron who we have been as ended and a second second second second and and a second second second second and addate and a second second second addates and a second second second addates and a second second second addates and addates.	50 individuals	b 200, NIH anveit 2 adults of 2 chillion h J00, NIH community are set as a horizontal set as a set as a set as a horizontal set and set as a set as provide a set as a set and set as a set as provide a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry bio horizontal set as a set as a set as a metry and set as a set as a set as a set as a metry and set as a set as a set as a set as a metry of a set as a set as a set as a set as a metry of a set as a set as a set as a set as a metry of a set as a set as a set as a set as a metry of a set as a set as a set as a set as a metry of a set as a set as a set as a set as a metry of a set as a set as a set as a set as a metry of a set as a metry of a set as a metry of a set as a set as a set as a set as a set as a set as a set as a s
13	Miwaukee County Homeless Outwach	C20222	2020	\$ 30,000.00	\$ 12,149.08	\$ 17,850.92	Connect 40 homeless individuals with permanent housing and/or other wrap around services	40 individualis	26 Beneficiaries. Found indoor placements for 21 beneficiaries and ended their cyclic of homelessness. Connected 10 to community case amangement
с	9.00107442 \$ 303,100.00 \$ 14,14,04,25 \$ 55,467,00 \$								
14	Housing Rehabilitation Management	C20301	2020	\$ 28,750.00	\$ 20,488.55	\$ 8,280.45	All delivery costs (including staff, other direct costs, and service costs) (directly related to carrying out housing shebilitation activities. Exempless include appraisal, inclination activities. Exempless include professional aervices: preparation of work specifications and work weit-ups; loan processing: survey, site and utility plans; appleation processing: and other less.	NIA	Assisted 4 single temly homes and 2 multi-temly (4 units, all SPR and Duplex reported in previous years). Processed Rapplications (lower number of applications due to COVID) and managed a loan portfolio consisting of 131 loans.
15	Housing Rehabilitation Single Family Loan Program	C20302	2020	\$ 100,000.00	\$ -	\$ 100,000.00	Low-Harnas loans to low-moderate income single- tantly owner-occupied households for housing whab expenses.	Rehabilitate 10 single family horses	The CDBG Housing Rehabilitation Lean Program has been used to rehabilitate (correct code and safety violations, endow land paint haunowing, watefords or make accessible) 0 single family homes from January 1, 200 to December 31, 2000. AUGP was not issued until 12/22/2000 to Unda could not be committed to activities.
16	Housing Rehabilitation Multi-Unit Loan Program	C20303	2020	\$ 15,000.00	\$ 3,291.00	\$ 11,709.00	Program assists low-moderate income persons to repair their owner-occupied two-family homes.	1 homebuyer provided	1 homebuyer loan underwritten in 2020, closed February of 2021
17	Home Security for Low/Moderate Income Cernera	C20304	2020		s .	\$ -	Initial goal was to work with the instillation of Security Cameras for LM households.	15 LM households will benefit from this program.	Program was cancelled because of administration challenges based on a HUD monitoring
				\$ 143,750.00	\$ 23,789.55	\$ 112,969.45			
18	PUBLIC FACILITIES	C20401	2020	\$ 25,000.00	\$ 24,875.86	\$ 124.14	Purchase and plant treas, shrubs and flowers in eligible LMAs.	The goal is to beautify the streets and provide shade, reduced air pollution and storm water run-off, through the planting of 200 trees, 50 shrubs and 4000 flowers in all eligible LMA areas.	252 trees, and 4,160 forwars were planted in eighte LMA stress.
19	Exterior Code Enforcement Program	C20404	2020	\$ 160,000.00	\$ 100,588.23	\$ 59,010.77	Salasies and overhead costs associated with property inspections and bilow-up actions (such as legal proceedings) directly related to the enforcement (not correction) of state and local codes.	45,960 people (all eligible LMA block groups)	5.383 inspectores (initial and follow-op) were conducted in 2020. The above referenced 5.383 impactions resulted in apposimitative (242 new/blow- up code violation referral cases. 22 of those new referral cases were nutaxors abandrond dwelling cases. Of those 4.352 new/blow-op referral cases approximably 2.253 cases have been resolved.
20	Parmera Markat Improvementa	C20405	2020	\$ 80,825.00	\$ 21,278.00	\$ 37,376.40	Provide funding for the design, purchase and installation of Park Renovations	Physical Improvements to public space	Funds have been used to purchase ADA sealing and informational boards where governmit hunded program information will be posted throughout the market structure for more Weat Alls readents to have access to information on SDAP, Wrot, Senter Parmers Market vocchers, etc.
21	Burnham Pointe Inprovements	C20407	2020	\$297,200	\$ 34,821.23	\$ 262,306.77	Provide funding for the design, purchase and installation of Pask Renovations	Creation of public space in LMI area	The Bumham Pointe Better Block project is on path for construction in 2021. Continue awarede at March 16 Common Countin meeting. Project is building community and above of the potential of the internaction at 20 <sup>10</sup> Streast and V. Bumham Stream, Internaction will be painted and new planters added. New pathpublic space would be added.
E	SUBTOTAL ECONOMIC DEVELOPMENT			\$ 542,855.00	\$ 184,034.92	\$ 358,820.08			
22	Economic Development Loan & Delivery Program	C20502	2020	\$ 212,000.00	\$ 572.99	\$ 211,427.01	Gap financing loans to amail businesses for projects that will result in new job creations, of which at least 51% of new jobs must be created for LMI individuals.	25 joba	19 jobs projected on loansthat closed or have commitments to close. Utilizing prior year funds and transferred funds to obtain additional loan closures . Costeel loans for Carrin's Chrighes, Oosbie BS BBD, BT Enterprises LLC WA, and The Reunion.
23	Micro Enterprise Technical Assistance - WWBAC	C20505	2020	\$ 60,000.00	\$ 60,000.00	\$ -	WNEXC will provide business development services in the form of basiness education and one-on-one business contending to 35 metro business comma and prospective business content who are residents of West Alia.	35 micro business owners and propactive business owners, 51% of which will be low-to-moderate income individuals	In 2020 45 LMI individuals have received services through WWBC whether it be technical assistance, business counseling, Privancial Education, or access to capital.
24	Commercial Flaçade Improvement & Delivery Program	C20505	2020	\$ 70,000.00	\$ 10,467.00	\$ 59,533.00	Partial wirrbursement grants for taçade improvements to communical buildings in blighted condition.	5 façades	Completed two tapade grants at 7133 W. Becher - Carries Cropes and 5832 W. National Avenue - Public Table. Working with prospect at 6500 W. National Avenue.
	SUBTOTAL			\$ 342,000.00		\$ 270,960.01			
t	TOTAL ALL FUNDING	I	1	\$ 1,486,131.00	\$ 629,933.82	\$ 856,197.18	1	1	