

Earlham CDBG Housing Rehabilitation Status of Funded Activities Public Hearing Minutes

The following statements were read to the audience regarding progress and status of the CDBG housing sustainability (owner-occupied rehabilitation) project in the City of Earlham. Meeting time and place was 7:00 PM on February 12, 2018, at City Hall, 140 S. Chestnut Avenue, Earlham, Iowa 50072.

Background

- The City of Earlham has an operating Community Development Block Grant (CDBG), contract number 16-HSG-019. The CDBG grant amount is \$207,500. Local funds to match the CDBG grant total \$22,500 for a total project budget of \$230,000.
- The need for the project was determined following the completion of a housing condition assessment. In addition, the City Council recognized the need to spur re-development and improve housing stock within the city.
- The funding will result in the rehabilitation of five (5) low-to-moderate income owner-occupied homes.

Current Status

- Construction began in January 2018, with construction currently underway on four (4) of the five (5) homes. Construction on the 5th home is anticipated to begin in March, 2018.
- Each of these five (5) homes is located within the designated target area located in the City of Earlham.
- Expenditures through January 31, 2018 have totaled \$24,805 in CDBG grant funds, which has been for grant administration in the amount of \$17,920 and technical services provision in the amount of \$6,885. Funds have not yet been expended for construction costs for rehabilitation of the five (5) homes. No local funds have yet been expended for construction costs for rehabilitation of the five (5) homes. A Request for Funds is being considered on this date by the Earlham City Council following the conclusion of this public hearing.
- No households were displaced or relocated as a result of this project.

Remaining Work

- Rehabilitation work remains to be accomplished on all five (5) homes. Administrative and technical services work also remains to be accomplished. Billing for rehabilitation work and for administrative and technical services is yet to be completed and will be included on future drawdowns.
- The end date of the contract is July 31, 2019.

Changes to Project Scope

- There have been no amendments to the project and no amendments are anticipated.
- There have been no official changes to the project scope, beneficiaries, location, objectives, and performance targets.

Other Information

- Members of the public may have full access to all records and reports except for personal financial records of persons affected by the project.
- No translator has been needed in this project.
- The meeting location is fully accessible to all persons with disabilities.
- If the public has any complaints about the project, how it is run, the quality of construction work, and claims of discrimination, or if the public has need of further assistance with program applications or processes, they should contact the Southern Iowa Council of Governments at 641.782.8491 or at 101 East Montgomery St., Creston, Iowa 50801. All inquiries should be made to Becky Nardy. Concerns may also be made to the City of Earlham, 140 S. Chestnut Avenue, Earlham, Iowa 50072.

The following comments were made at the meeting: _____

No interpreter and/or assistance for persons with disabilities were necessary.

I certify that the above information was read and questions and comments were allowed at the above stated time with _____ elected and _____ non-elected persons in attendance at the meeting.

Date: _____

Jeff Lillie, Mayor

Attest: _____
Mary Sue Hibbs, City Clerk