

Executive Summary

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

1. Introduction

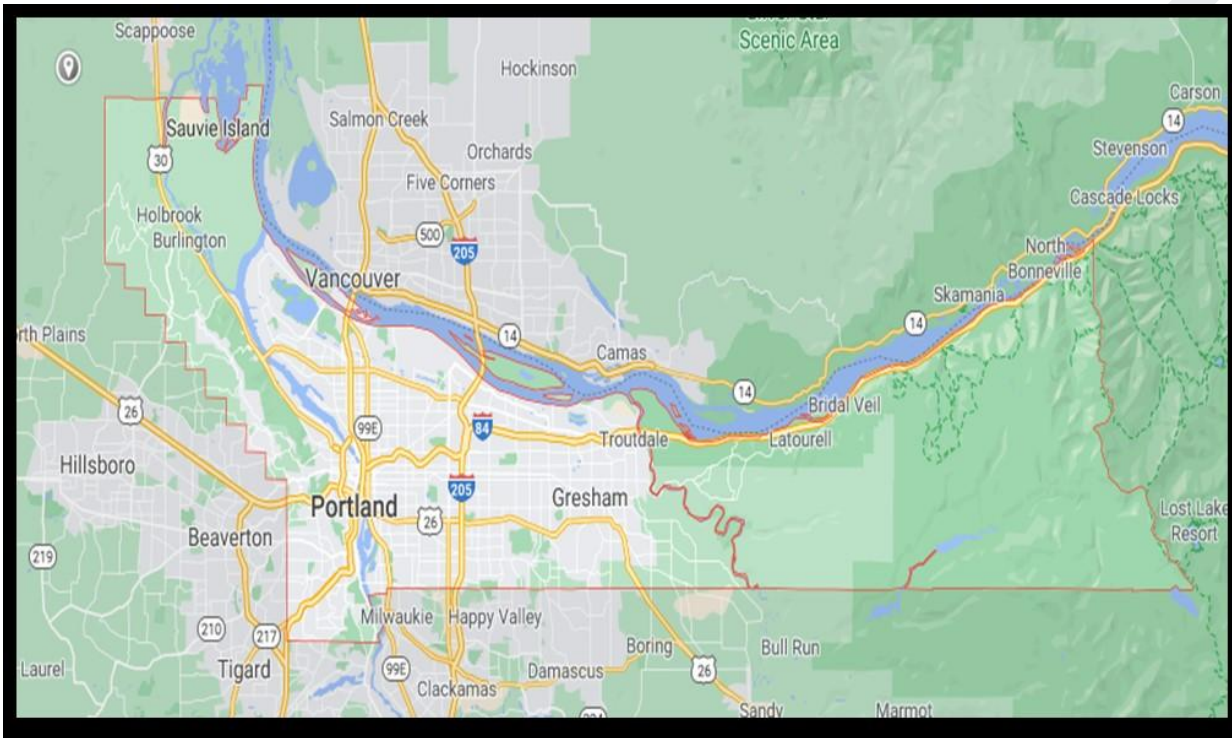
The Consolidated Plan is a required plan document that all jurisdictions that receive HUD federal funds are required to produce. The plan provides an assessment of community needs, a market analysis and engages the public to establish goals, prioritize needs and then to establish strategies community needs. This document is the Consolidated Plan for the Portland Consortium for the five-year period covering 2021-25. This Plan also includes the fiscal year 2021-22 Annual Action Plans for members of the Consortium. The Action Plan provides details on how the recipients of the federal funds intend to allocate the funding that is received.

The Portland Consortium consists of the City of Portland (Lead), City of Gresham and Multnomah County (representing the unincorporated portions and smaller cities within its boundaries).

This Plan covers fiscal years 2021-25 and establishes local priorities, consistent with national objectives and priorities established by the US Department of Housing and Urban Development (HUD), to utilize funds allocated by the Community Development Block Grant (CDBG), the HOME Investment Partnership Program (HOME), Housing Opportunities for Persons with AIDS (HOPWA) and the Emergency Solution Grant (ESG). 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. 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.

As determined in the Needs Assessment and Market Analysis included in this plan, three broad needs and goals were identified as described below.



Portland Consortium Map

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

As determined in the Needs Assessment and Market Analysis included in this plan, three broad needs and goals were identified described below:

Consortium Need #1

Affordable housing choice: 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.

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

Multnomah County 5 Year Targets: Rental units rehabilitated - 10 Household Housing Unit; Homeowner Housing Rehabilitated - 135 Household Housing Unit

Consortium Need #2

Basic services & homeless prevention/intervention: There is a pressing need in the community to prevent and reduce homelessness and increasing stability for all residents. Projects accomplishing this goal include interventions across a broad spectrum, such as: supportive and emergency services, transitional housing, shelters, homelessness prevention through service interventions, Housing First models, Fair Housing enforcement and education, cultural and population appropriate program delivery and activities to increase self-sufficiency, e.g., job training, employment readiness and education.

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

Multnomah County 5 Year Targets: Public service activities other than Low/Moderate Income Housing Benefit - 750 Persons Assisted

Consortium Need #3

Community and economic development: 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. Projects will also support micro-enterprises and business development, as well as, public facilities, parks, and transportation improvements.

Associated Goal: 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.

Multnomah County 5 Year Targets: Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit - 2500 Persons Assisted

3. Evaluation of past performance

The City of Portland, the City of Gresham and Multnomah County have made significant progress over the years in meeting needs. 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 and A Home For Everyone that focus on alleviating the sufferings faced by population 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.

Given the performance period includes the year 2020 it is important to note the impact that the COVID Pandemic has had on the jurisdictions. Since March 2020, the Consortium has continued to fund projects and address the most immediate needs of the area residents in ways that can ensure safe but effective and efficient provision of services. The Consortium has moved efficiently and effectively to scale up necessary assistance for population experiencing homelessness, deploy Tenant Based Rent Assistance (TBRA) for households facing risk of eviction and have worked hard to support area micro enterprises and small businesses to adapt to ever changing business delivery model and help them stay afloat.

The Consortium is absolutely committed to addressing the emerging and existing needs of the no and low-income residents of the community. Additionally, the Consortium is very committed to furthering racial equity for the Black, Indigenous and People of COLOR (BIPOC) residents of the community.

4. Summary of citizen participation process and consultation process

This Consolidated Plan is being prepared in the midst of an ongoing pandemic. Consequently, the Consortium has relied on virtual hearings and on-line surveys for soliciting public comments. Additionally, the Consortium makes available around the year 'Comment Card' to submit comments.

Further, the comment card was translated into four different safe harbor languages: Spanish, Simplified Chinese, Russian and Vietnamese based on the Consortium language access guidance.

Similarly, the Consortium has relayed on over the phone consultations, inputs from multiple task forces convened to address the needs created by the public health emergencies and a tailored "Consultant Survey".

In addition to the survey opportunities, the Consortium held a virtual Zoom Hearing in Fall 2021 for Needs Assessment and another similar virtual Zoom Hearing in late Spring 2022 to share the highlights from the Consolidated Plan and Action Plan 2022-23. Community residents also get an opportunity to offer comments regarding goals, objectives and strategies at the respective City Council Hearings for Gresham and Portland and at the Multnomah County Public Advisory Board (PAB) meeting. After the Multnomah County PAB meeting a preliminary draft was made available May 19th 2022 via an announcement in the Gresham Outlook and via the Multnomah County website.

Five-Year Consolidated Plan 2021-25

Community Feedback Survey

Instructions

Thank you for offering your opinion on housing, economic and community development needs for Multnomah County, the City of Portland, and the City of Gresham (the Consortium). The Consortium will provide multiple ways to comment between Fall 2020 and Spring 2021 to hear and make a record of your testimony. Your comments will help shape the goals and funding priorities for the Consortium's federal grant funds and will be published in the Five-Year Consolidated Plan 2021-2025.

Section 1 of the survey is to provide information about yourself and general comments about the needs in your community. In Section 2 of the survey please provide comments on the Consortium focus areas and help us prioritize these areas by ranking them in order of importance.

This survey will take no more than 10 minutes to complete.

Section 1

1. Please provide your name and contact information. (Optional)

Name:

Phone:

Email:

2. Which of the following best describes you?

☐ Consortium Area Resident

☐ Service Provider in Multnomah County

☐ Both of the Above

☐ Other (please specify):

3. Which of the following best describes the neighborhood, area, or city you live in?

☐ Northeast Portland

☐ Southeast Portland

☐ Northwest Portland

☐ Southwest Portland

☐ North Portland

☐ Central City (Portland)

☐ Gresham

☐ Troutdale

☐ Fairview

☐ Wood Village

☐ Corbett

☐ Unincorporated Multnomah County

☐ Outside Multnomah County

☐ Maywood Park

☐ Decline to State

Community Feedback Survey Excerpt

5. Summary of public comments

Annual Action Plan
2022

The Consortium makes a concerted effort to solicit public comments through needs hearing, public review of Consolidated Plan draft, regular forums like area oversight and/or advisory bodies and city council/ county board budget hearings and approval processes. The ongoing COVID Pandemic has forced the Consortium to hold virtual hearings and electronic submission of comments.

Regardless of the revision to mode of citizen participation/public comments, the majority of public comments have been about hardships imposed by the public health emergency, the plight of the population experiencing homelessness, continued lack of affordable housing options of all types and in all locations throughout Multnomah County. As an expression of the focus on racial disparities across the nation and in the Portland Metro area, residents have brought up exacerbated inequities experienced by the BIPOC population.

A summary of comments received thus far includes: eviction risk, economic instability, decreasing supply of homes for sale, increasing rents, housing discrimination, scarcity of living wage jobs and lack of financial support for small businesses. Displacement risk for low-income residents to area with fewer amenities continues to be a problem. As another impact of the COVID 19 Pandemic, area residents also noted a spike in mental health services needed, as the pandemic has negatively impacted community members' mental health, especially children and teens struggling with distance learning.

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

All comments have been accepted by the jurisdiction.

7. Summary

The Consortia has made every effort to extend opportunities to the public at large and to area service providers to comment and provide inputs for this Consolidated Plan. Besides the survey, a Fall virtual Needs Hearing was held in November 2021 and Plan Hearings were held in May-June. The draft of the Annual Action Plan was noticed in the area dailies advertising a 30-day public comment period extending from May 19, 2022 – June 19, 2022. Following is a Calendar of events for 5-year Consolidated Plan:

- Fall Community Needs Hearing (Gresham & Multnomah County): Nov 3, 2021

- Community Survey/Comment Card: November 2021 – June 2022
- Publication of AP Draft: May 10, 2022
- Multnomah County Public Hearing (CDBG Policy Advisory Board): May 19, 2022

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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	MULTNOMAH COUNTY	
CDBG Administrator	MULTNOMAH COUNTY	County Human Services, Youth & Family Services Division

Table 1 – Responsible Agencies

Narrative

As the designated lead agency for the Consolidate Plan, Portland Housing Bureau (PHB) coordinates and collaborates with the jurisdictional partners for plan preparation and relevant administrative tasks.

Portland is also the lead agency in the HOME Consortium and PHB handles the allocation and administration of HOME Funds. Each of the three jurisdictional partners get their own CDBG entitlement funds and hence 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.

Consolidated Plan Public Contact Information

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

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, and corrections programs. 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 aspect of needs and opportunities covered by this 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, Renter Services Commission, the City of Gresham Community Development and Housing Subcommittee and the Multnomah County Policy Advisory Board. The preparation of this report was also coordinated with Home Forward, Joint Office of Homeless Services (JOHS), Prosper Portland, area housing service providers, area non-profits, and other stakeholders. Their comments and input are reflected in discussions throughout this Consolidated Plan.

The County's thirty (30) day public notice and comment period for the 2022 - 2023 Annual Action Plan was from May 19, 2022 to June 19, 2022. This was published on the County's website, as well as in the Gresham Outlook on May 10, 2022.

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(I)).

Representatives of the Consortium of the City of Portland, City of Gresham and Multnomah County participate in regional planning efforts concerning all aspects of needs and opportunities covered by this 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 Consolidated 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, A Home For Everyone Coordinating Board, the Fair Housing Advocacy Committee, renter Services Commission, the City of Gresham Community Development and Housing Subcommittee and the Multnomah County Policy Advisory Board. Consultations occurred with both housing and service providers and several culturally specific providers in the area. The Consortium was awarded CARES Act funding and as part of implementing programs for COVID-19 relief, consultations included brainstorming strategies with stake holder groups for long-term recovery. At these sessions, along with CARES funding, feedback was sought for priorities and strategies for HUD entitlement funds as well.

The Consortium also consulted and sought narratives for relevant sections on public housing from Home Forward, Portland area's Public Housing Authority. Similarly, for sections that deal with homelessness issues and special needs issues, the Consortium worked closely with relevant staff at the Joint Office of Homeless Services (JOHS), the City-County Agency that is in charge of providing services for the population experiencing homelessness and also manages HOPWA contracts.

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 (meets monthly) and its Executive Committee (meets quarterly.) The CoC 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, and families with children, and veterans, among others. The CoC is part of a coordinated effort called "A Home for Everyone." The A Home for Everyone Plan calls for assessment and rapid placement in appropriate housing, reducing vulnerability and increasing stability.

CoC goals from Consortium local homelessness plan align with our Consolidated Plan. Under the 2016-2020 Consolidated Plan, this primarily comes through 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), though each of the Consolidated Plan priority needs and goals also aligns with CoC effort (especially those 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. The CoC is working on a single point of entry system, it has been successful at addressing veteran homelessness, and the CoC is using its experience to address other special need homeless populations.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the 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 sub-recipients are operating programs consistently across eligible activities. Performance is reviewed by all three entities. The Collaborative Applicant (City of Portland) is also the HMIS lead and works closely with Multnomah County to maximize 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 more effectively end homelessness. Our CoC currently directs ESG to expand capacity of the regional Short Term Rent Assistance program and operate emergency shelter closely aligned with locally- and CoC-funded housing resources. 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 CoC's data & evaluation subcommittee evaluates outcomes to provide direction for project- and system-level performance improvements.

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. However, implementation cannot proceed without the involvement and support of several public and private agencies. The following list describes the various institutions, businesses and agencies responsible for the delivery of housing and economic opportunity services in the region. Each description of a product and market segment is not intended to be a complete account of activities for each entity.

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

Table 2– Agencies, groups, organizations who participated

1	Agency/Group/Organization	MULTNOMAH COUNTY
	Agency/Group/Organization Type	Other government - County
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs HOPWA Strategy Economic Development Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consulted through regular partnerships, meetings, plans and email communications.

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

See Portland Consortium content for this section for comprehensive list of all agencies who participated in the process, as well as consultations with housing, social service agencies and other entities. No agencies were intentionally excluded from consultation. Every effort was made to ensure advance publication of meetings and opportunities to contribute.

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	Portland Consortium	See Portland Consortium content for this section.

Table 3– Other local / regional / federal planning efforts**Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))**

Home Forward, the housing authority for the cities of Multnomah County, was specifically consulted for the sections of the Consolidated Plan relevant to their portfolio. The state is consulted for all notices of funding. The County is specifically consulted in planning for housing supportive services, referral, and other housing stabilization initiatives. The Consortium members are all active members of the Continuum of Care, A Home For Everyone and other committees that influence homelessness prevention and homeless services. The Consortium also works in consultation with the community development and infrastructure organizations such as Prosper Portland, Metro, Tri-Met, Oregon Department of Transportation and equivalent municipal agencies and other public entities and associations that set priorities for the use of resources in the region, set goals and measure progress in meeting those goals.

Narrative

A number of plans were consulted in the preparation of this Consolidated Plan reflecting policies, needs or significant research, those include:

American Community Survey 2015-2019
Census Bureau Reports for 2015-2019
City of Portland Comprehensive Plan 2035
Consortium Analysis of Impediments to Fair Housing Choice 2011
Consortium A Home for Everyone
City of Portland State of Housing Report (2019)
Portland Point in Time Count 2019
Multnomah County; A Home for Everyone, A United Community Plan
Multnomah County Climate Action Plan (2019)
Multnomah Food Action Plan (2010-2015)
City of Gresham Comprehensive Plan
Gresham Point in Time Count 2019
Home Forward Moving to Work Plan
Multnomah County Capital Improvement Plan
Multnomah County Coalition of Communities of Color Unsettling Profile Reports
Metro Opportunities and Challenges for Equitable Housing
2019 Poverty in Multnomah County Report
City of Gresham Parks & Recreation, Trails and Natural Areas Master Plan
Gresham Neighborhood Change Analysis
Multnomah county Comprehensive Gang Assessment
Multnomah County Strategic Plan to Address Gang Violence
City of Gresham Capital Improvement Program
Gresham Powell-Division Transit and Development Project Action Plan
Gresham Active Transportation Plan
Poverty in Multnomah County (2019)
Map Gresham: Opportunity Analysis
City of Gresham Housing Study
Gresham 2020 & 2021 Council Work Plans
Gresham Task Force on Housing Final Report

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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 Need Hearings and three jurisdiction Action Plan hearings. All of the events were advertised in the Portland Tribune, the Gresham Outlook, newsletters, email lists and on the jurisdiction webpages. Citizen participation was also encouraged surveys and comment cards. See attachments for affidavits of public notices.

The Fall Needs Hearing helped the Consortium develop a list of needs and the needs were then categorized into relevant groupings. This organized list of needs was then matched against the current Consolidated Plan (2021-2025) goals to see if there was any gap. Based on this exercise, it was clear that the current goals captured the needs very well. However, it was also clear that racial disparities needed to be highlighted and emphasized as part of the goal setting. Consequently, the goals were revised to reflect the Consortium's commitment to further racial equity and also to enhance service delivery to the area BIPOC community.

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	URL (If applicable)
1	Public Meeting	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish, Russian, Vietnamese, and others</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	17 people at the Multnomah County and City of Gresham Community Need Hearing.	Needs and priorities included: Sidewalks and safe crosswalks; culturally-specific mental health services; tenant rights education; credit repair and assistance; job skills development paired with rent assistance; address digital divide; micro-enterprise technical assistance; subsidized childcare; affordable housing	All comments accepted.	

2	Online Survey and Comment Card	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish, Simplified Chinese, Vietnamese, Russian</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>13 Responses: 5 Multnomah County Residents, 2 Jurisdictional Staff (Wood Village), 6 Service Providers</p>	<p>Key issues mentioned included housing needs such as the lack of affordable housing, need for rent and utility assistance and need for rehab programs that keep low-income households, particularly seniors and disabled residents, housed. Respondents also described a need for more services and programs that address houselessness including shelters that are integrated throughout the community, legal and organized camping sites for houseless</p>	<p>All comments were accepted.</p>	
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				<p>individuals and access to safe and sanitary restrooms. The need for living wage jobs and educational and job training opportunities for residents to help them achieve living wage employment was also mentioned repeatedly by participants. Other needs highlighted included technology support, mental health services and infrastructure improvements such as improvements to community spaces and the need for improvements at Donald L. Robertson Park in Wood Village.</p>		
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
3	Public Meeting	Non-targeted/broad community	May 19, 2022 Multnomah County CDBG Policy Advisory Board Meeting for the 2021-25 Con Plan and 2022-23 Annual Action Plan	N/A	N/A	

Table 4– Citizen Participation Outreach

Expected Resources

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

Introduction

Funding in the second year of the Con Plan is based on FY 2022-23 allocation, and this amount is used as the basis for estimating the expected amount available for the remainder of the Consolidated Plan.

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	273,283	0	47,919	321,202		

Table 1 - 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

Multnomah County, as part of the HOME Consortium with the City of Portland and Gresham, makes every effort to leverage HUD grant funds with other public and private investments. Rehabilitation and public services are highly leveraged because public funds are used as “last in” gap financing amounts, which requires that more substantial investments are in place. In many cases, projects are funded in order to expand the geographic reach into Multnomah County's Urban County areas, and this is done through leveraging existing countywide investments and infrastructure. In the 2020-2021 fiscal year, Multnomah County leveraged over eight times the amount of CDBG-expended funding from other sources – other federal, state/local, private and in-kind. The City of Portland Housing Bureau as the Consortium lead makes required matches for use of HOME funds.

In the months and years ahead, community wide 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

Multnomah County does not anticipate the use of publicly-owned land or property in projects currently planned or underway. If those opportunities arise, however, such land and property will be included to the extent practicable.

Discussion

These revenue estimates are based on FY 2022-2023 budget projections and the FY 2021-2022 federal allocation. There was no reportable program income.

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 and preserve affordable housing choice	2016	2020	Affordable Housing Public Housing Homeless Non-Homeless Special Needs		Affordable Housing Choice	CDBG: \$146,588	Rental units rehabilitated: 2 Household Housing Unit Homeowner Housing Rehabilitated: 27 Household Housing Unit
2	Reduce homelessness and increase stability	2016	2020	Homeless Non-Homeless Special Needs		Basic services & homeless prevention/intervention	CDBG: \$64,261	Public service activities other than Low/Moderate Income Housing Benefit: 150 Persons Assisted
3	Infrastructure, employment, and anti-poverty	2016	2020	Non-Housing Community Development		Community and economic development	CDBG: \$93,734	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted

Table 2 – Goals Summary

Goal Descriptions

1	Goal Name	Increase and preserve affordable housing choice
	Goal Description	Increase and preserve affordable housing choice of rental and homeownership units for low- and moderate-income households in ways that promote racial equity.
2	Goal Name	Reduce homelessness and increase stability
	Goal Description	Reduce and prevent homelessness, including mitigating the overrepresentation of Black, Indigenous, and People of Color experiencing housing instability.
3	Goal Name	Infrastructure, employment, and anti-poverty
	Goal Description	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.

AP-35 Projects - 91.420, 91.220(d)

Introduction

The 2022 Annual Action Plan outlines projects meeting needs identified in the 2021-25 Consortium Consolidated Plan as well as priorities of Multnomah County's CDBG Consortium Cities – Wood Village, Fairview, Maywood Park, and Troutdale. Each Consortium city jurisdiction has planning documents and priorities that outline business, transportation, housing, health, public safety, and parks/recreation needs.

#	Project Name
1	Adapt-A-Home (Unlimited Choices, Inc.)
2	Mend-A-Home (Unlimited Choices, Inc.)
3	Tenant Education (Community Alliance of Tenants)
4	Weatherization and Energy Education Workshops (Community Energy Project)
5	Economic Stabilization and Job Readiness (El Programa Hispano Catolico)
6	Housing Stabilization Services (Human Solutions, Inc.)
7	City of Wood Village- Picnic & Sports Facilities Improvement @ the Donald L. Robertson Park
8	Portland Housing Bureau, City of Portland Consortium Administration
9	Multnomah County CDBG Program Administration
1	Unobligated amounts:
0	To be Determined

Table 26 – Project Information

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

In this second year of the five year Consolidated Plan, CDBG project recommendations and funding allocations were made by program staff after desk reviews of public services and housing rehab subrecipients performance during March and April 2022 to ensure compliance of federal requirements. Also an opportunity to offer technical assistance in regard to federal regulation as projects activities progress throughout the year. A part of this review process was consideration of the ability of project

applicant organizations to successfully achieve objectives and administrative demands. These recommendations were brought to the Multnomah County CDBG Policy Advisory Board (PAB) on May 19, 2022 for review and approval. The PAB is composed of representatives of the Consortium cities – Fairview, Wood Village, Troutdale and Maywood Park. Allocations were made in the following prioritized categories: Public Services, Housing Development/Rehabilitation, and Public Facilities and Improvements. The County Consortium gives priority to projects that promote investment in low-income neighborhoods, leverage additional resources for revenue, preserve affordable housing, and provide social services to low- or moderate-income households. The main obstacle to providing services to all income-eligible individuals and families is the lack of funding and resources to serve all those who are potentially eligible.

AP-38 Project Summary

Project Summary Information

1	Project Name	Adapt-A-Home (Unlimited Choices, Inc.)
	Target Area	
	Goals Supported	Increase and preserve affordable housing choice
	Needs Addressed	Affordable Housing Choice
	Funding	CDBG: \$57,855
	Description	Adapt renter or owner occupied homes (up to \$5,000 per unit) to make homes permanently accessible to persons with disabilities (below 80% MFI) and to keep people with disabilities independent and out of institutions.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	13 low or moderate income households
	Location Description	Multnomah County CDBG Entitlement area: Maywood Park, Troutdale, Wood Village, Fairview, and unincorporated areas of the County.
2	Planned Activities	Renter and homeowner housing units receive accessibility improvements. Program will serve households at 50% MFI.
	Project Name	Mend-A-Home (Unlimited Choices, Inc.)
	Target Area	

	Goals Supported	Increase and preserve affordable housing choice
	Needs Addressed	Affordable Housing Choice
	Funding	CDBG: \$75,000
	Description	Emergency home repairs for homeowners (up to \$5,000 per unit) to improve housing conditions and habitability.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	16 low and moderate-income households.
	Location Description	Multnomah County CDBG Entitlement area: Maywood Park, Troutdale, Wood Village, Fairview, and unincorporated areas of the County.
	Planned Activities	Emergency home repairs for low-income homeowners to improve housing conditions and habitability. Program will serve households earning up to 80% MFI.
3	Project Name	Tenant Education (Community Alliance of Tenants)
	Target Area	
	Goals Supported	Reduce homelessness and increase stability
	Needs Addressed	Basic services & homeless prevention/intervention
	Funding	CDBG: \$7,190
	Description	Provide support and information to renters who are experiencing a landlord/tenant dispute, have questions regarding renters' rights, or need Fair Housing information/referral services.
	Target Date	6/30/2023

	Estimate the number and type of families that will benefit from the proposed activities	30 low and moderate income individuals will be supported through the Renters Rights Hotline.
	Location Description	Multnomah County CDBG Entitlement area: Maywood Park, Troutdale, Wood Village, Fairview, and unincorporated areas of the County.
	Planned Activities	Consumers receive information on tenant rights, participate in workshops, learn to conduct self-advocacy, and receive referrals to Fair Housing Council of Oregon.
4	Project Name	Weatherization and Energy Education Workshops (Community Energy Project)
	Target Area	
	Goals Supported	Reduce homelessness and increase stability
	Needs Addressed	Basic services & homeless prevention/intervention
	Funding	CDBG: \$4,250
	Description	Training sessions to teach people how to weatherize their homes and provide supplies for low-income households.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	15 low and moderate income households (approximately 45 individuals).
	Location Description	Multnomah County CDBG Entitlement area: Maywood Park, Troutdale, Wood Village, Fairview, and unincorporated areas of the County.

	Planned Activities	Weatherization education workshops will be offered to consumers. Low-income consumers will receive free materials to weatherize their homes.
5	Project Name	Economic Stabilization and Job Readiness (El Programa Hispano Católico)
	Target Area	
	Goals Supported	Reduce homelessness and increase stability
	Needs Addressed	Basic services & homeless prevention/intervention
	Funding	CDBG: \$16,348
	Description	Supports low-income Latinx and immigrant adults and youth in East Multnomah County, Troutdale, Wood Village, and Fairview, and unincorporated areas of Multnomah County. The program will specifically focuses on Latinx job-seekers who are un- or under-employed. Uses a Community Health Worker (CHW) model to increase literacy rates, income, job stability and GED completion. The CHW operates throughout East Multnomah County as a mobile worker, providing on-site engagement and support at partner sites and community and cultural events.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	12 low and moderate income households (approximately 36 individuals).
	Location Description	LMI households within the Multnomah County CDBG Entitlement Area (Fairview, Wood Village, Troutdale, Maywood Park and other unincorporated areas of East Multnomah County).

	Planned Activities	Supports low-income Latinx and immigrant adults and youth in East Multnomah County, Troutdale, Wood Village, and Fairview, and unincorporated areas of Multnomah County. The program will specifically focuses on Latinx job-seekers who are un- or under-employed. Uses a Community Health Worker model to increase literacy rates, income, job stability and GED completion. The CHW operates throughout East Multnomah County as a mobile worker, providing on-site engagement and support at partner sites and community and cultural events.
6	Project Name	Housing Stabilization Services (Human Solutions, Inc.)
	Target Area	
	Goals Supported	Reduce homelessness and increase stability
	Needs Addressed	Basic services & homeless prevention/intervention
	Funding	CDBG: \$22,740
	Description	Housing stabilization services to remove barriers to permanent housing and prevent homelessness.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	9 low and moderate income households (approximately 27 individuals).
	Location Description	Multnomah County CDBG Entitlement Area: Wood Village, Maywood Park, Fairview, Troutdale, and unincorporated areas of the County.
	Planned Activities	Housing stability and supportive services to low-income households with significant barriers to permanent housing. Provides services to improve self-sufficiency and permanent housing stability.
7	Project Name	City of Wood Village- Picnic & Sports Facilities Improvement at the Donald L. Robertson Park
	Target Area	

	Goals Supported	Infrastructure, employment, and anti-poverty
	Needs Addressed	Community and economic development
	Funding	CDBG: \$79,000
	Description	Park facilities will be modified or constructed for improved accessibility and visitor convenience. Picnic tables will be removed and replaced with larger and wheelchair accessible tables on concrete pads. Wider concrete walkway will be added to connect park facilities. Baseball backstop will be demolished to make room for other sporting activities, and the other will be restored. Additional amenities, such as barbeque pits and improved bleachers will be added.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 310 low and moderate income individuals will benefit from this project.
	Location Description	Donald L Robertson City Park at 24300 NE Halsey St, Wood Village, OR 97060
	Planned Activities	Installation of larger wheelchair accessible tables, connect to existing paved surfaces, add BBQ grill stands, repair existing backstop, replace bleaches & benches, remove unused backstop & seating.
	8	
	Project Name	Portland Housing Bureau, City of Portland Consortium Administration
	Target Area	
	Goals Supported	Increase and preserve affordable housing choice Reduce homelessness and increase stability Infrastructure, employment, and anti-poverty
	Needs Addressed	Affordable Housing Choice Basic services & homeless prevention/intervention Community and economic development

	Funding	CDBG: \$5,000
	Description	Intergovernmental agreement with the City of Portland to manage the administrative and planning tasks associated with the Portland Consortium's Consolidated Plan/Annual Action Plan.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
9	Project Name	Multnomah County CDBG Program Administration
	Target Area	
	Goals Supported	Increase and preserve affordable housing choice Reduce homelessness and increase stability Infrastructure, employment, and anti-poverty
	Needs Addressed	Affordable Housing Choice Basic services & homeless prevention/intervention Community and economic development
	Funding	CDBG: \$37,000
	Description	County grant management to achieve CDBG goals, including general oversight and coordination, contracting, environmental reviews, data and reporting.
	Target Date	6/30/2023

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
10	Project Name	Unallocated - To Be Determined
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	:
	Description	The funds may be used to mitigate the impact of PY2022 CDBG reductions by HUD
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	

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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

Multnomah County CDBG entitlement areas are Troutdale, Wood Village, Maywood Park, Fairview, and unincorporated areas of Multnomah County. Multnomah County will identify low-moderate income census tracts and block groups where assistance will be directed. The majority of Multnomah County's CDBG resources are dedicated toward serving low-and moderate-income households and individuals and neighborhoods.

Geographic Distribution

Target Area	Percentage of Funds

Table 4 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Persons and households in need exist throughout the County and resources are to be allocated as needed.

Discussion

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

Introduction

Multnomah County works to eliminate barriers to affordable housing in multiple ways to address the complex barriers the community continues to face. In particular the cities of Troutdale, Wood Village, Fairview, and Maywood Park have all experienced significant population growth since 2000. Portland's gentrification over the past decade has displaced thousands of low-income households to East County. At the same time, lower rental rates in East County than in other parts of the jurisdiction have also drawn new low-income residents to locate here when moving to the area. This is reflected in the growing number of East County residents who are experiencing poverty. Poverty rates for two of the Multnomah County CDBG Consortium jurisdictions exceed the county-wide average of 17% poverty rate – Wood Village (32%) and Fairview (18%). Troutdale (15%) and Maywood Park (8%) have poverty rates below the average.

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

Multnomah County actively participates on the Fair Housing Advocacy Committee (FHAC). This committee is the primary public forum for the discussion of fair housing in Portland (4 seats), Multnomah County (4 seats), and Gresham (3 seats), Home Forward (1 seat). The committee includes seats from members in the following roles; the Coalition of Communities of Color, the Center for Intercultural Organizing, the Portland Commission on Disability, Legal Aid Services of Oregon and the Fair Housing Council of Oregon.

FHAC is a strong advocate in Multnomah County for the implementation of strategies that affirmatively further fair housing and hold the jurisdictional partners of Multnomah County accountable. FHAC is sponsored by Multnomah County, Gresham and the City of Portland, and was formed in response to actions outlined in the [Analysis of Impediments to Fair Housing Choice Report](#).

The committee is charged with developing a work plan that includes the review of data, the review and endorsement of best practices, the coordination of public information campaigns, the regular review of enforcement data, suggestion of policies for adoption by jurisdictions, and advocating for resources that will support effective approaches to furthering fair housing.

The County also supports affordable housing by:

- Providing CDBG funds each year for the rehabilitation of owner-occupied and tenant occupied housing for people of low and moderate-income
- Providing CDBG funds each year to tenant education hotline and legal tenant protection resources
- Awarding HOME funding to a nonprofit land trust to ensure that single-family homes purchased are affordable to low-income, first-time homebuyers, and remain affordable at resale
- Multnomah County's Department of County Human Services division funds the Bienestar de la Familia (The Wellbeing of the Family) Program to provide culturally responsive and linguistically appropriate case management, employment search, and mental wellness services to the growing Latinx and African Immigrant communities, as well as serving other diverse groups and the community at large.
- Multnomah County created a new work group (Allita) to distribute the COVID-19 Oregon Emergency Rental Assistance Program (OERAP) in efforts to avoid evictions of the most vulnerable in the County.

Discussion

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

Introduction

The gentrification of Portland's neighborhoods and the increase of low-income and vulnerable households have had a major impact on housing affordability in the cities of Maywood Park, Fairview, Wood Village and Troutdale. The number of homeless individuals and households with children is also increasing in East County, but the current social services infrastructure struggles to meet the demand for housing and social services. Multnomah County investments include projects to assist families achieve self-sufficiency and increase earning capacities.

Actions planned to address obstacles to meeting underserved needs

Multnomah County has budgeted millions of dollars of its FY 2022-23 General Fund resources to help resolve the issue of homelessness. The City of Portland and Multnomah County are also jointly funding the Joint Office of Homeless Services (JOHS) to oversee the Continuum of Care and other efforts to assist homeless individuals and families. Multnomah County contracts for public services and housing resources with a variety of non-profit providers and utilizes an array of local, state, federal, and foundation funds to bring services to low and moderate income households.

Actions planned to foster and maintain affordable housing

Multnomah County partners with the City of Portland to develop affordable housing and has executed an IGA with the City of Portland for management of its HOME funds.

Actions planned to reduce lead-based paint hazards

The Multnomah County CDBG program is in compliance with requirements of the Residential Lead-Based Paint Reduction Act. None of the programs or projects currently funded by Multnomah County provides in excess of \$5,000 in rehabilitation assistance. Multnomah County complies with federal regulations and continues to work towards increasing small Lead Based Paint contractors through building their capacity through education and safe work practices. Multnomah County is a party to the HUD Regional Lead Paint grant administered by the City of Portland. Both Multnomah County sub recipients with CDBG-CV funds have lead based paint training certifications from HUD.

Multnomah County's Health Department conducts lead-based paint hazard reduction services in the community. The Health Department also conducts free lead blood tests for children and treats low income families who have lead-related medical issues.

Actions planned to reduce the number of poverty-level families

The 2019 Poverty in Multnomah County report highlighted the impact of poverty on diverse populations, mapped low-income neighborhoods, and outlined approaches for transitioning people out of poverty. Multnomah County is also a Community Action Agency under the State of Oregon's guidelines and is eligible to administer a number of federal programs to address poverty, including CSBG, Weatherization, and Low-Income Heating & Energy Assistance Program. The Department of County Human Services provides direct service supports to older adults, individuals with developmental disability, and veterans. The Health Department also provides direct medical and dental services to low income households.

Actions planned to develop institutional structure

Multnomah County has oriented its budget approval process to prioritize coordinated and evidence-based programs that demonstrate tangible results in alleviating the causes and conditions of poverty. Each department also has Research & Evaluation Specialists on staff to assure that public programs are effective and efficient in providing social and housing services. Record and data management systems reinforce this evidence-based approach to service provision.

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

In 2013, leadership from the City of Portland, City of Gresham, Multnomah County, and Home Forward created a renewed plan for ending homelessness in our community, called A Home for Everyone: A United Community Plan to End Homelessness in Multnomah County (AHFE). The plan chartered a new coordinating board to provide shared oversight of our community's work to end homelessness. The board is led by an executive committee, comprised of elected officials from Portland, Gresham and Multnomah County; leadership from Home Forward and Meyer Memorial Trust; as well as representatives from the faith and business community. That Coordinating Board and its Executive Committee, with leadership from local jurisdictions, developed a comprehensive action plan in spring 2015, and implementation is underway.

The County participates in a quarterly networking of area agencies and non-profits working on affordable housing and fair housing issues. The group consists of representatives from the Portland/Vancouver Metro Area that receive HUD federal funding and grapple with largely similar issues tied to affordable housing and housing discrimination. The purpose is largely for sharing updates, strategies and also to request partners to spread the word on available resources and programs.

The County participates in the Comprehensive Economic Development Strategy (CEDS), which spearheads strategies that encompass whole communities and neighborhoods, including outreach to residents and businesses. Strategies are cross-cutting, recognizing that real opportunity is inclusive – housing, transportation, jobs, shopping, services, and recreation. The County will continue to participate in regional strategies. Multnomah County is a member of the Continuum of Care and will continue to

provide input and act on recommendations. Acting alone and with City of Portland and the City of Gresham, Multnomah County encourages partnerships across public and private sectors.

Discussion

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Program Specific Requirements

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

Introduction

See Portland Consortium content.

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. | 80.00% |

Discussion

This overall benefit is calculated for Program Year 22-23.