



City Council Workshop March 23, 2009

Agenda 5:30 p.m.

5:00 p.m. – Dinner

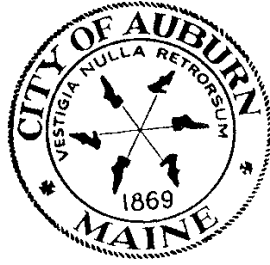
5:30 p.m. – Workshop

- 1. Review: Community Development Action Plan/Budget (40 min)**
- 2. Ward Meeting (See attached notice)**

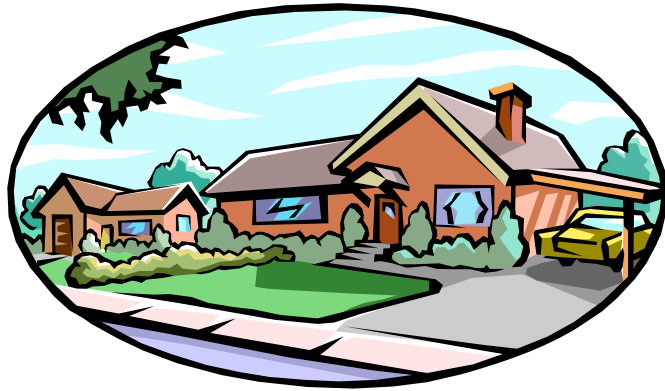
Executives Sessions: On occasion, the City Council discusses matters which are required or allowed by State law to be considered in executive session. Executive sessions are not open to the public. The matters that are discussed in executive session are required to be kept confidential until they become a matter of public discussion. In order to go into executive session, a Councilor must make a motion in public. The motion must be recorded, and 3/5 of the members of the Council must vote to go into executive session. An executive session is not required to be scheduled in advance as an agenda item, although when it is known at the time that the agenda is finalized, it will be listed on the agenda.

The only topics which may be discussed in executive session are those that fall within one of the categories set forth in Title 1 M.R.S.A. Section 405. Those applicable to municipal government are:

1. Discussion of personnel issues
2. Discussion or consideration of the condition, acquisition, or the use of real or personal property or economic development if premature disclosure of the information would prejudice the competitive or bargaining position of the body or agency.
3. Discussion of labor contracts and proposals and meetings between a public agency and its negotiators.
4. Consultations between a body or agency and its attorney
5. Discussion of information contained in records made, maintained or received by a body or agency when access by the general public to those records is prohibited by statute.
6. Discussion or approval of the content of examinations administered by a body or agency for licensing, permitting or employment purposes
7. Consultations between municipal officers and a code enforcement officer relating to enforcement matter pending in District Court.



Ward Meeting



When: *Monday, March 23rd, 7:00 p.m.*

Where: *Auburn City Hall Council Chambers
60 Court Street*

The Mayor and City Council invite all citizens of all Wards to a neighborhood meeting. Citizens will have an opportunity to address the Mayor, their Councilor and City Staff about concerns and issues as well as provide feedback about City priorities and services.

If you are unable to attend the meeting but would like your concerns or opinions known, you may contact Mayor John Jenkins or any of the Auburn Hall staff at 333-6600 or through our web site at www.auburnmaine.org.

You may also contact your City Councilor:

Ward 1 - Michael Farrell - 318-5783 - ward1auburn@yahoo.com

Ward 2 - Robert Hayes - 782-1386 - jlhayes1868@yahoo.com

Ward 3 - Daniel Herrick - 782-2725 - ward3council@roadrunner.com

Ward 4 - David Young - 786-2129 - davidcolbyyoung@aol.com

Ward 5 - Raymond Berube - 783-6654 - rberube@auburnmaine.gov

At Large - Ronald Potvin - 333-6601 x1222 - ronpotvin2@aol.com

At Large - Robert Mennealy - 782-4678 - gimpski00@aol.com

City of Auburn, Maine
"Maine's City of Opportunity"

Community Development Program



TO: Glenn Aho, City Manager

FROM: Roland Miller, Director of Economic and Community Development
Reine Mynahan, Community Development Administrator

RE: City Council/Staff Workshop – March 23, 2009
2009 Action Plan of the Community Development Program

DATE: March 19, 2009

Work is underway for adoption of the 2009 Action Plan of the Community Development Program. This is Auburn's 35th year of receiving Community Development Block Grant funds and the 8th year for the HOME consortium where the grant is shared with the City of Lewiston.

Community Development staff is prepared to discuss with the Mayor and City Councilors potential projects that can be undertaken with Community Development and HOME funds at the March 23rd workshop. The City Council will then determine the types of activities and funding levels for the 2009 program year.

The budget binder is organized as follows:

Community Development

- Summary of anticipated funding resources;
- Detailed list of projected carryover and reprogrammed funds (current year funds);
- Summary of FY 2008 budget and proposed FY 2009 budget for allocating funds; and
- Budget descriptions of activities and proposals, if any;

HOME Investment Partnerships Program

- Summary of anticipated funding resources;
- Detailed list of projected carryovers and reprogrammed funds (current year funds);
- Summary of FY 2008 budget and proposed FY 2009 budget for allocating funds; and
- Budget descriptions of activities.

ANTICIPATED RESOURCES: The first sheet of each section provides a summary of the resources available in each program—CDBG and HOME. These include program income, carry over, reprogrammed funds, and the new grant.

PROGRAM INCOME—these are funds that are expected to be returned to the program through loan repayments.

CDBG – The projected amount of program income in the CDBG program has dropped from \$301,200 to \$288,600. This drop is due to several loans that have been repaid and are no longer generating income.

HOME – There is a slight increase in program income for HOME. The HOME Program is relatively new; consequently, the loans in the HOME portfolio are just now starting to produce a small stream of income. HOME income has increased from \$15,500 to \$29,600.

CARRYOVERS/REPROGRAMMED FUNDS—these are funds will either remain with that activity (carryover) or will be allocated to other projects (reprogrammed).

CDBG – There is a dramatic reduction in carryovers and reprogrammed funds from prior years in the CDBG program. This is a healthy sign in that budgeted projects are being carried out or completed.

HOME —Carryover in the HOME program is only in the Security Deposit Program.

Demand for HOME Program funds has been great—we simply do not have enough of this resource.

NEW GRANTS – these are new resources that will be allocated from the U. S. Department of Housing and Urban Development.

The Federal government is working on continuing resolutions. Although the Federal budget for Community Development and HOME programs will be the same in FY2009 as they were for FY 2008, the actual funding levels for local communities has not yet been determined. Within the next month we should be receiving exact numbers for the May budget adoption. For purposes of the workshop, I have projected the same allocation as last year, CDBG is \$624,963 and HOME is \$288,800.

CDBG AND HOME FUND BUDGETS: The Community Development and HOME budget sheets display last year's budget (FY2008) and the proposed budget. (FY 2009).

The budgets are based on program income being dedicated to the particular revolving loan program that generates the income—Economic Stimulus, Commercial, Rehabilitation, Down Payment, Homebuyer, Homeowner Rehabilitation, and Security Deposit. The Rehab Program generates the most income.

There are four new funding requests for social services. We were able to provide funding to all agencies, but have reduced the allocation to seven agencies.

Citizen's Advisory Committee Review: The Citizen's Advisory met on March 18th to review the proposed budget and provide comments. The minutes to the meeting follow this memo.

The budget process for the Community Development Program will follow these federally prescribed dates.

<u>Date</u>	<u>Activity</u>
March 31-April 30	Public Comment Period
May 4	Public Hearing/Adoption by City Council
May 14	Submission of Action Plan to Department of Housing and Urban Development

MEETING RECORD

Citizen's Advisory Committee Meeting March 18, 2009

Citizen's Advisory Committee in Attendance: Diane Whiting, Claire Rousseau, Noella Rocheleau, Rick Whiting, Traverse Fournier, Craig Phillips, Beverly Heath, and Sharon Philbrook-Bergeron.

City Staff: Reine Mynahan

Discussion:

Reine reviewed the proposed levels of funding for the Community Development and HOME Programs for the coming year, the goals established for the 2005-09 Consolidated Plan, and program initiatives and goals for the coming year.

Reine explained each activity in the 2009 proposed budget for Community Development and HOME funds. There was general discussion about each activity. Comments are as follows:

1. **Helping Auburn Residents Conserve.** We could seek volunteers for installing weatherization materials from various clubs—Rotary, Kiwanis, Key Club, Boy Scouts.
2. **Reducing carbon footprint/program efficiency.** Androscoggin Head Start and Child Care secured an energy audit that helped to identify ways to save money. Most importantly, it helped them figure out how to calculate what the savings would be with each modification. It would be a good idea to try to track the savings that is realized through the City's weatherization program. Efficiency Maine has computer programs that may be of assistance.
3. **Social Services.** With four new social service requests, it is clear that social service agencies are struggling. How do we determine what our budget for social service providers should be? We should attempt to evaluate services and consider putting more money into fewer agencies, particularly to help kids and families excel. Kids abuse is more important than recreation scholarships. There was discussion about having agencies do a presentation to the Citizen's Advisory Committee. The Committee talked about getting together to review proposals this year. Reine mentioned that the planning process for a new Consolidated Plan would begin in the fall. This may be a good time to revise our process and establish a rating system. All agreed.
4. **Program Amendment.** The Committee considered four public improvement projects that were being discussed for the Program Amendment: 1) Main Street Improvements; 2) Splash Park at Great

Falls School; 3) Academy Street Parking Lot; and 4) Sidewalks. The Committee agreed that improvements to Main Street or to sidewalks would be a better use of funds this year. Any improvements for Great Falls School should wait until the City Council decides what will happen to the facility.

5. **Tedford Housing.** Should give priority to Auburn and Lewiston residents, not import homeless people from outside our jurisdiction.
 6. **Webster School.** While we are attempting to provide housing in the Union Street neighborhood, it would be a good idea to improve the area surrounding it—consider targeting our funds.
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Community Development Block Grant Funds: The proposed budget for 2009 is \$1,077,125 from the following sources of Community Development funds: *

New Community Development Grant	\$624,963
Anticipated Program Income	288,600
Carry Over Funds	77,468
Reprogrammed Funds	86,094

Auburn HOME Funds: The proposed budget for 2009 is \$324,258 from the following sources of HOME funds: *

New HOME Grant	\$288,800
Anticipated Program Income	29,600
Carry Over Funds	5,858

The Community Development office is accepting comments with respect to the 2009 Community Development budget during the months of March and April. These comments will be submitted to the City Council for consideration. On May 4th, the Auburn City Council will hold a public hearing and will adopt the 2009 Action Plan and budget.

Auburn Housing Goals 2005-09 Consolidated Plan

The Community Development Block Grant and HOME Investment Partnerships Program funds are from U. S. Department of Housing and Urban Development grants. This grant requires that communities consider the living conditions for its most vulnerable residents and establish goals and objectives. The Consolidated Plan is the document that describes the local conditions and establishes a framework for revitalization. It describes activities that will be undertaken to address priority needs and objectives. The Community Development Program is responsive to the goals established in this plan. The Consolidated Plan is available on the City of Auburn's web site and can be found by making the following selections once on the web:

www.auburnmaine.org

select “City Departments”
 select “Community Development”
 select “Planning”
 select “2005-09 Consolidated Plan”

In the five year period of this Consolidated Plan, Auburn expects to undertake housing activities as follows:

ACTIVITY	Funding Source	5 Year Goals	Objective	Outcome
Existing Housing/Rehabilitation including Lead Based Paint Hazards (Deferred and Payable Loans)	Community Development	200	Decent Housing	Affordability
Homebuyer Assistance Individual Development Accounts (Grants)	Community Development	10	Decent Housing	Affordability
Existing Housing/Homeowner Rehabilitation (Payable Loans)	HOME	25	Decent Housing	Affordability
Homebuyer/Stevens Mills Condominiums (Payable Loans)	HOME	10	Decent Housing	Affordability
Rental Housing Development— Family and Non-Elderly (Deferred Loans)	HOME	26	Decent Housing	Affordability
Homebuyer Assistance --Lease-Buy Program and Down Payment Assistance (Payable Loans)	HOME	15 15	Decent Housing	Affordability
Tenant-Based Rental Assistance Homeless (Security Deposit Loans)	HOME	18	Decent Housing	Availability/ Accessibilty
Rental Housing Development for Homeless (Deferred Loans)	HOME	5	Decent Housing	Affordability
TOTAL		324		

COMMUNITY DEVELOPMENT PROGRAM OBJECTIVES FY 2009

MISSION

To make Auburn a better place to live by utilizing Community Development and HOME resources in a manner that provides high quality programs and projects to meet the needs of low income residents.

VISION FOR CHANGE

Improve conditions for low-income people, particularly those living in the Downtown, New Auburn and Union Street target areas, by

- improving the physical condition of the housing stock;
 - encouraging homeownership;
 - improving housing choice for renters;
 - encouraging fair housing for all people; and
 - promoting regional efforts to address homeless issues.
-

AUBURN PROGRAM INITIATIVES

HOUSING

1. HOMEBUYER OBJECTIVE: Improve access to affordable owner-occupied housing

- Increase owner-occupancy in Downtown, New Auburn and Union Street target areas
- Build individual and family financial assets/wealth
- Increase neighborhood stability and individual responsibility
- Improve financial management skills

Approach: Provide loans to purchase a home, pre-purchase and post-purchase housing counseling, encourage savings, and assist with re-establishment cost for new homebuyers

Proposed Accomplishments: 9 households (to be accomplished with Neighborhood Stabilization Program funds)

2. REHABILITATION OBJECTIVE: Improve the physical quality of housing

- Eliminate substandard housing conditions
- Improve or update long-term maintenance
- Make homes lead safe
- Decrease consumption of energy resources

Approach: Provide loans to rehabilitate owner-occupied and rental housing

Proposed Accomplishments: 74 units (25 of which will be energy improvements and 9 of which will be accomplished with Neighborhood Stabilization Program funds)

3. RENTAL OBJECTIVE: Increase the supply of affordable rental housing

- Increase the number of accessible rental units
- Expand inventory of rental units
- Increase housing choices for tenants

- Create rental units that meet current construction standard

Approach: Provide deferred loans to non-profit and for-profit developers that will encourage development of affordable rental housing

Proposed Accomplishments: 25 units

4. HOMELESS OBJECTIVE: Increase access to rental housing for homeless population

Approach: Offer security deposit assistance to place homeless people in housing as quickly as possible

Proposed Accomplishments: 28 households (combined Auburn and Lewiston)

Approach: Work with Lewiston-Auburn Alliance for Services to the Homeless to 1) identify strengths and weaknesses in the homeless service delivery system, 2) to define priorities, 3) to establish short-term and long-term strategies, goals and measurable benchmarks that will address homeless issues, and to establish a process for monitoring progress

Proposed Accomplishment: Implement plan to end homelessness

Approach: Provide deferred loans to non-profit and for-profit developers to encourage development of supportive housing

Proposed Accomplishments: 6 units

5. LEAD OBJECTIVE: Promote lead awareness and eliminate lead hazards

Approach: Increase understanding of the hazards of lead paint

Proposed Accomplishments: Provide educational materials to all tenants, contractors, and landlords who are involved in Community Development programs

Approach: Eliminate lead paint hazards

Proposed Accomplishments: 50 units of rental housing (funded with Lead Hazards Reduction Grant)

6. AFFORDABLE HOUSING OBJECTIVE: Reduce barriers that impede the development of affordable housing

Approach: Work with the Planning Department to identify areas within the building code that would provide flexible standards for the repair or rehabilitation of existing structures

Proposed Accomplishment: Investigate the adoption of a rehabilitation standard

LIVING ENVIRONMENT

1. SOCIAL SERVICES OBJECTIVE: Increase access to public services

Approach: Offer grants to non-profit entities who provide services to Auburn's to improve the economic status of low-income residents

STAFF INITIATIVES

COLLABORATIVE EFFORTS: Establish and maintain relationships with organizations to broaden and strengthen the institutional structure for Community Development efforts. This includes working with

- Lewiston Community Development Department issues that affect both cities including fair housing, homeless, and HOME Consortium initiatives
- Citizen's Advisory Committee to establish priorities and review progress
- Lewiston-Auburn Alliance for Services to the Homeless to better coordinate and advocate for services needed by the homeless
- Auburn Housing Development Corporation, the City's partner in implementing the City's Lease-Purchase Program
- Healthy Androscoggin to provide apartment testing for lead hazards, and education on cleaning and repair of lead hazards, and screening of children

HOMEBUYER EDUCATION: Offer a post-purchase counseling program that provides support for people assisted through our homebuyer program

PROGRAM GUIDELINES: Conduct evaluation of program guidelines to determine adequacy and appropriateness of guidelines

AUBURN COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

Source of Funds: U. S. Department of Housing and Urban Development (HUD)

Program Objective: Development of Viable Urban Communities

- Provide decent housing
- Suitable living environment
- Expand economic opportunities

Eligible Activities

- Acquisition
- Relocation
- Demolition
- Public improvements
- Rehabilitation—commercial and residential
- Public services
- Homeownership assistance

- Lead-based paint reduction
- Economic development
- Fair housing activities
- Planning

COMMUNITY DEVELOPMENT BLOCK GRANT 2009 BUDGET

PLANNING AND ADMINISTRATION	
PROGRAM ADMINISTRATION	121,500
HOUSING ADMINISTRATION	52,100
GOODS AND SERVICES	41,050
CONSOLIDATED PLAN CONSULTING SERVICES	25,000
ECONOMIC DEVELOPMENT	
ECONOMIC STIMULUS LOAN PROGRAM	18,800
COMMERCIAL LOAN PROGRAM	37,995
AFFORDABLE HOUSING	
REHABILITATION LOAN PROGRAM	273,817
LEAD TESTING/CLEARANCE/TRAINING	2,000
GOOD NEIGHBOR/HOME OWNER START-UP	13,443
LEAD HAZARDS REDUCTION MATCH	150,000
DOWN PAYMENT ASSISTANCE,	56,326
COMMUNITY CONCEPTS INC./WEATHERIZATION	94,500
HELPING AUBURN RESIDENTS CONSERVE	4,000
PUBLIC IMPROVEMENTS	
NORTHERN AVENUE PLAYGROUND	40,000
PUBLIC SERVICES	
ANDROSCOGGIN HEAD START/FAMILY ADVOCACY	8,959
AUBURN RECREATION DEPARTMENT/RECREATION SCHOLARSHIPS	21,000
LITERACY VOLUNTEERS OF ANDROSCOGGIN COUNTY/ADULT LITERACY	8,635
BOYS & GIRLS CLUB	15,000
COMMUNITY CONCEPTS, INC./HOME BUYER EDUCATION	5,000
ABUSED WOMEN'S ADVOCACY PROJECT/SOCIAL SERVICES	7,500
ADVOCATES FOR CHILDREN/WASHBURN RESOURCE CENTER	6,500
HEATING ASSISTANCE LOANS	30,000
AMERICAN RED CROSS	4,000
TEDFORD HOUSING	5,000
TRI-COUNTY MENTAL HEALTH SERVICES	5,000
ANDROSCOGGIN HOME CARE & HOSPICE	5,000
CONTINGENCY	25,000
TOTAL BUDGET	1,077,125

2009 BUDGET DESCRIPTIONS

1. Economic Stimulus Loan Program

PROPOSED BUDGET: \$18,800

DESCRIPTION: *Income from loan repayments is dedicated to the Economic Stimulus Loan Program.*

The objective of this program is to create new jobs in the community, primarily for low- income persons by providing businesses with a source of financing to encourage industrial development.

2. Commercial Loan Program

PROPOSED BUDGET: \$37,995

PROJECT DESCRIPTION: *Income from loan repayments will be used to re-capitalize the Commercial Loan Program.*

The objective of this program is to create new jobs in the community, primarily for low- and moderate-income persons, and eliminating blighting influences in target areas by providing businesses with a source of low interest financing to encourage commercial development.

3. Rehabilitation Loan Program

PROPOSED BUDGET: \$273,817

PROJECT DESCRIPTION: *Income from loan repayments and unspent funds will be used to re-capitalize the Rehabilitation Loan Program and to provide a match to the Lead Hazard Reduction Grant.*

The Rehabilitation Program helps to maintain and upgrading the quality of housing, particularly in targeted areas and assisting low-income property owners with their housing problems. The program also helps to increase or stabilize the tax base, provides an economic stimulus for contractors and suppliers, eliminates lead hazards, and prevents properties from becoming blighting influences in the more densely populated neighborhoods.

4. Lead Testing and Clearance

PROPOSED BUDGET: \$2,000

PROJECT DESCRIPTION: *To provide funds to cover the cost of performing risk assessments and lead clearance costs for rehabilitation projects.*

All rehabilitation projects must now comply with strict lead requirements to reduce the hazards caused by lead-based paint. One of the requirements imposed by Title X is that there must be an assessment of lead conditions and clearance testing of properties being rehabilitated with federal funds.

5. Good Neighbor Start-up

PROPOSED BUDGET: \$13,443

PROJECT DESCRIPTION: *To provide funds for assisting low-income households with housing start-up costs.*

The Good Neighbor Program offers \$1,000 grants to low-income households to cover start-up costs involved in getting established in a home.

6. Down Payment Assistance Loans Program

PROPOSED BUDGET: \$56,326

DESCRIPTION: *Funds will be used to pay for closing costs and half the down payment for families to purchase a home.*

The Down Payment Assistance Program provides loans throughout the city for households whose income is less than 80% of area median income.

7. Helping Auburn Residents Conserve (HARC) Program

PROPOSED BUDGET: \$4,000

DESCRIPTION: *Funds will be used to pay for materials for families to weatherize their homes.*

The HARC Program provides a resource to weatherize homes at no cost to the home owner. Funds are used to pay for material, and volunteer help is solicited to install the materials. This program is for basic materials such as caulking and weather stripping—no insulation.

8. Community Concepts, Inc. Weatherization

PROPOSED BUDGET: \$94,500

DESCRIPTION: *Funds will be used to weatherize homes and pay for program salaries.*

Funds will be used by Community Concepts, Inc. to weatherize 30 homes. Community Concepts will provide an equal match.

9. Lead Hazard Control Program

PROPOSED BUDGET: \$150,000

DESCRIPTION: Funds will be used as matching loans for the lead Hazard Control Grant Program.

The City of Auburn will be sharing a \$2.3 Lead Hazard Control Grant with the City of Lewiston. These funds will be used primarily for improvements to make homes lead safe.

10. Northern Avenue Playground

PROPOSED BUDGET: \$40,000

DESCRIPTION *Funds will be used to provide a playground area for children area living on Northern Avenue.*

There are 28 children who live at Androscoggin Village and have no play area. We expect to provide equipment that is appropriate for two age groups: pre-school and school aged children. The project will be funded in two-phases. The first phase will include site preparation, installation of drainage, wood chip surface and one play apparatus at a cost of \$40,000. The second phase will be a smaller budget for another piece of equipment.

11. Androscoggin Head Start and Child Care

PROPOSED BUDGET: \$8,959

PROJECT DESCRIPTION: *Funds will be used to provide social services for families enrolled in head start and licensed child care programs.*

Services will be available to 154 economically disadvantaged children whose parents are working or in job training. The objectives of the social services are to assist families in meeting their basic needs, provide parent training, provide information and referrals, develop a strategy to maintain or attain economic independence, and provide crisis intervention.

In Program year 2007-08, they served 145 children and their families.

Addressing Poverty: *Androscoggin Head Start and Childcare provides both subsidized childcare and the social services to assist families to meet their basic needs for food, housing, and medical services.*

12. Auburn Recreation Department

REQUEST: \$21,000

PROJECT DESCRIPTION: *Funds will be used to provide scholarships to extremely-low and very-low income households who participate in Auburn's recreation programs.*

The Recreation Department initiated registration fees to supplement the cost of programming. They maintain a policy that allows any child to participate regardless of their family's economic status. They have received an increasing number of requests for scholarship assistance. Their goal is to assist 75 children to participate in recreation programming.

Scholarships will be limited to pre-school children through secondary school level whose household income is less than 50% of Area Median Income. In Program year 2007-08, they provided 141 scholarships to Auburn children.

Addressing Poverty: *Families are able to provide healthy recreation opportunities for their children with little impact on their budgets. With the physical and mental benefits of program participation, the families may not see an increase in income, but the health and well being of the children will most likely be improved. The benefits go beyond merely financial impacts, but address health and possibly medical issues for the family as well.*

13. Literacy Volunteers of America/Androscoggin

PROPOSED BUDGET: \$8,635

PROJECT DESCRIPTION: *Funds will be used to cover operating costs.*

The Adult Literacy Program provides one-on-one tutoring for reading, writing, and basic math for adults and families in Androscoggin County who are at the lowest two literacy levels. They also offer one-on-one tutoring for English speakers of other languages. The focus is to help adults with low literacy skills and immigrants gain critical reading, writing, and math skills that apply to employability.

In program year 2007-08, they served 200 persons.

Addressing Poverty: *Literacy Volunteers helps people gain skills that will break the cycle of poverty. The services provided help adults overcome their barriers to learning and gain the skills they need to live to their full potential. This translates into expanded employment opportunities and the ability to pursue a career that will give them a living wage.*

14. Boys & Girls Club

PROPOSED BUDGET: \$15,000

DESCRIPTION: *Funds will be used to waterproof a portion of the exterior of the building at 43 Second Street. The Boys & Girls Club will contribute an additional \$30,000 towards the project budget.*

In Program year 2007-08, the Boys & Girls Club registered 305 individual members.

Addressing Poverty: *Not identified in proposal.*

15. Community Concepts Inc.

REQUEST: \$5,000

PROPOSED BUDGET: \$5,000

PROJECT DESCRIPTION: *Funds will be used to provide home buyer education for persons who wish to purchase a home.*

Each customer who participates in Auburn's home ownership program is required to participate in homebuyer education. Community Concepts, Inc. offers a homebuyer education and financial literacy training program. The seminars educate potential home buyers on the advantages of home ownership, money management skills, preparing for home ownership, shopping for a home, obtaining a mortgage, home inspection services, hazards of lead-based paint, applying for a loan, understanding settlement statements, figuring mortgage capabilities, and understanding home owners insurance. Community Concepts offers two-day seminars running during 8 times during the year.

Community Concepts expects to assist 40 Auburn residents with Homebuyer Education. In Program year 2007-08, they served 163 households.

Addressing Poverty: *Homebuyer education will help individuals and families to escape poverty or increase their income by giving them the tools they need to better manage their money. Homebuyer education and one-on-one financial literacy counseling helps families to budget their money, save money and to plan ahead for emergencies. These tools make a positive impact on low-income individuals and families, especially those who have fallen prey to credit cards, rent to own companies and sub prime lenders.*

16. Abused Women's Advocacy Project

PROPOSED BUDGET: \$7,500

PROJECT DESCRIPTION: *Funds will be used to pay for a portion of salaries for shelter workers in order to maintain current level of staffing.*

The shelter serves women and children who are victims of domestic violence. The 15-bed shelter is often filled to capacity. In 2008, AWAP provided shelter to 26 women and children from Auburn with 532 bed nights of service.

Their clients are usually forced to leave behind most of their possessions and many lose their jobs when they come to the shelter. They need to maintain the current level of staffing in order to help move families into safe and permanent housing. Staff provides technical assistance and emotional support that allows women and children who become homeless to begin again. They also develop safety plans and extend case management services, advocacy, parenting support, housing assistance, job search assistance and referrals to other service providers.

Addressing Poverty: *Abused Women's Advocacy Project's services helps individuals to first acquire safe shelter and then safe housing. Safety provides an opportunity for individuals to address issues that may interfere with employment and assist victims in obtaining additional education or skills that will enable them to maintain gainful employment.*

17. Advocates for Children

PROPOSED REQUEST: \$6,500

DESCRIPTION: *Funds will be used to pay for salary and fringe benefit costs to operate a program which provides support and links to community resources for families attending Washburn Elementary School.*

The Neighborhood Resource Center is being replaced with the Nurturing Program for Families at Washburn Elementary School. It is a primary prevention effort proven effective in addressing poor parenting and family function. This is a family-based 15 week program offered in a group setting designed to increase self-awareness in parents and children, develop empathic family interactions, teach appropriate behavior management skills and strategies, and promote practical understanding of developmentally appropriate abilities in children.

Their goals are to have 25 families will participate in the Nurturing Program.

In Program year 2007-08, they served 30 families.

Addressing Poverty: *Not identified in proposal.*

18. American Red Cross

PROPOSED BUDGET: \$4,000

DESCRIPTION: *Funds will be used to pay for meeting people's immediate emergency disaster-caused needs for shelter, food, health and mental health services to address basic human needs for individuals and families affected by a disaster.*

Last year Red Cross responded to 57 disaster events and provided financial assistance for 230 individuals. Services assure that those affected have a safe place to stay, clothes to wear, food to eat, and mental health services, assessment and referrals, as needed, allowing the process of recovery and rebuilding to begin. Funds will be used to address needs of Auburn residents.

Addressing Poverty: *Not identified in proposal.*

19. Tedford Housing

PROPOSED BUDGET: \$5,000

DESCRIPTION: *Funds will be used to pay for residential attendant services for a supportive housing project at 22 Pine Street.*

Tedford Housing will create permanent supportive housing for formerly homeless single adults. Services will help these individuals to improve quality of life and remain living independently.

Addressing Poverty: *Tedford Housing will coordinate services with Common Ties Mental Health Services. They will also work with Lewiston Career Center to help improve job skills to obtain part-time and full-time employment, and Vocational Rehabilitation Services for their programs.*

20. Tri-County Mental Health Services

PROPOSED BUDGET: \$5,000

DESCRIPTION: *Funds will be used for recovery program for treatment and support services for individuals living with mental illness for Auburn residents.*

This program is for treatment and support services for people of all ages living with mental illness. Services include outpatient therapy, medication management, and case management to foster recovery and independence.

Addressing Poverty: *Mental health treatment can help people escape poverty by enabling them to work, go to school, and to live productive rewarding lives.*

21. Androscoggin Home Care & Hospice

PROPOSED BUDGET: \$5,000

DESCRIPTION: *To provide medically necessary home health care services to low-income community residents who are without full health insurance coverage.*

Home health care services enable community residents to recover from and successfully manage acute medical conditions in the comfort of their home. Providers address the need for medication management, physical/occupational/speech therapy, wound care, infusion therapy, personal care or other treatments and self-care teaching recommended by their physician.

Addressing Poverty: *Not identified in proposal.*

22. Heating Assistance Loans

PROPOSED BUDGET: \$30,000

DESCRIPTION: *To provide an additional resource to assist low-income homeowners to pay for heating fuel.*

Loans of \$500 and \$1,000 will be offered to qualifying homeowners to supplement their personal resources to heat their homes. Funds must be used within a three-month period in a heating season and may be used to pay for oil, natural gas, propane, wood, pellets, or electric heat.

END OF COMMUNITY DEVELOPMENT BUDGET

HOME INVESTMENT PARTNERSHIPS PROGRAM

Source of Funds: U. S. Department of Housing and Urban Development (HUD)

Objective: Housing

- Expand supply of decent, safe, sanitary and affordable housing
- Strengthen public-private partnerships
- Development of rental housing

Eligible Activities

- Rehabilitation
- Rental housing
- Homebuyer assistance
- Tenant-based rental assistance

Neither the City of Auburn nor the City of Lewiston is eligible for HOME Investment Partnerships Program funds individually. The City of Auburn is the lead agency in a HOME consortium that allows both cities to access these funds. Auburn applies for the entire grant and sub-grants half to the City of Lewiston.

AUBURN HOME INVESTMENT PARTNERSHIPS PROGRAM 2009 BUDGET

SALARIES	
PROGRAM ADMINISTRATION	\$17,400
HOUSING PROJECTS ADMINISTRATION	27,400
GOODS AND SERVICES	7,500
AFFORDABLE HOUSING	
HOMEBUYER ASSISTANCE	40,000
HOMEOWNER REHABILITATION	15,600
RENTAL HOUSING DEVELOPMENT	196,500
TENANT BASED RENTAL ASSISTANCE/SECURITY DEPOSITS	19,858
TOTAL BUDGET	\$324,258

2009 BUDGET DESCRIPTIONS

1. Homebuyer Assistance

PROPOSED BUDGET: \$40,000

PROJECT DESCRIPTION: *Funds will be used to provide amortized loans to make housing affordable for income eligible applicants.*

2. Homeowner Rehabilitation

PROPOSED BUDGET: \$15,600

PROJECT DESCRIPTION: *Funds will be used to provide amortized loans for housing improvements of income eligible applicants.*

3. Rental Housing

PROPOSED BUDGET: \$196,500

PROJECT DESCRIPTION: *Funds will be used to provide deferred payment loans for development of affordable rental housing, \$40,000 of which will be for a supportive housing project for homeless persons and the remainder in a loan pool for future rental projects.*

4. Tenant Based Rental Assistance

PROPOSED BUDGET: \$19,858

PROJECT DESCRIPTION: *Funds will be used to provide security deposit loans for income eligible households receiving rental subsidies who are homeless or at risk of homeless.*

END OF HOME BUDGET