

FYI on NDR

National Disaster Resilience

October 2023



Minot Awarded Community Block Grant Entitlement Funds for 2024

The City of Minot, North Dakota, has reason to celebrate as it has been awarded Community Development Block Grant (CDBG) Entitlement funds for Fiscal Year (FY) 2024 and subsequent years. These funds are essential for developing viable urban communities, with a primary focus on providing decent housing and improving living conditions. The CDBG program aims to expand economic opportunities, particularly for low- and moderate-income (LMI) individuals.

Minot's allocation of these funds hinges on several key factors, including population size and poverty rates. To qualify as an Entitlement Community, Minot must meet specific criteria, such as being a principal city of a Metropolitan Statistical Area (MSA) or having a population of at least 50,000. The Department of Housing and Urban Development (HUD) uses various formulas that consider factors such as poverty rates, population size, housing conditions, age of housing, and population growth in relation to other metropolitan areas.

"While the Minot community eagerly anticipates the exact funding amount for 2024, we must exercise patience," said Chris Plank, NDR Grant Manager. HUD must wait until Congress finalizes the budget before announcing the allocation. However, preparations for the funding are already underway, with the city required to develop a Consolidated Plan, including a Citizens Participation Plan, housing assessments, market analysis, a strategic plan, an action plan, and necessary HUD certifications."

It's important to note that CDBG Entitlement grants are not used exclusively for housing. Instead, they can be allocated for various purposes, such as property acquisition, residential and non-residential rehabilitation, public facility construction, neighborhood center development, and energy conservation projects. These activities must align with one of three national objectives defined by HUD: benefiting LMI individuals, eliminating blight, or addressing urgent community development needs. Receiving these funds opens doors to various community development opportunities. Depending on project priorities, Minot could anticipate improvements ranging from community centers and energy-efficient housing rehabilitation to the creation of green spaces for public use.

Community engagement is a cornerstone of this process, and Minot residents have an essential role in shaping how these funds are allocated. Citizen participation is integral to the process; in fact, it is legally required to be a part of these decisions. A Public Forum will be scheduled for later this fall, allowing residents to voice their opinions on fund allocation. The city will gather input from residents and organizations dedicated to serving LMI individuals. Following data collection, another forum will convene to discuss findings, with a subsequent 30-day period for public comments. It is the City's responsibility to educate the community about the process and ultimately, the community helps to shape how funds are allocated. Minot will evaluate all recommendations, and prioritize projects based on citizen input.

Transparency remains at the forefront of this endeavor. In the current CDBG-DR activities undertaken by the City, HUD requires that essential documents, such as Action Plans, Substantial Amendments, and Quarterly Performance Reports (QPRs), are easily accessible on the City of Minot's website. This transparency requirement will continue with public access to Minot's future Consolidated Plan, Annual Performance Report, and Action Plan. These reports offer citizens and HUD insights into project progress and fiscal responsibility.

While this marks the first year Minot receives CDBG Entitlement funding, our city has previously benefited from the CDBG-DR and CDBG-NDR programs. Some noteworthy projects include Project Bee's Broadway Circle, which will provide housing and essential services, the renovation of Milton Young Towers, the development of Sunset Ridge Senior Living Center, and the Center for Technical Education (CTE)—a collaboration between Minot State University and Dakota College of Bottineau, which focuses on dentistry training downtown.

Minot residents should keep in mind that while these grants may not match the size of previous CDBG-DR and CDBG-NDR grants, creativity and strategic planning will maximize their impact. HUD regulations will guide the allocation of funds, ensuring they contribute to Minot's growth and future development while meeting the needs of its residents.

Together, we will continue to build a stronger, more vibrant Minot for all to enjoy.

PROJECT HIGHLIGHTS

Acquisition Program

- Overall, the City of Minot has acquired 226 properties to date: 91 properties using NDR-CDBG funds and 135 properties using State Water Commission Funds; 8 properties included in the 91 NDR properties were partially funded with State Water Commission funds. These properties are needed for on-going or upcoming flood mitigation projects.
- The Notice to Proceed was recently issued for the demolition of five (5) acquired properties; demolition activities started September 26. Auction and salvage of acquired properties continues. Overall, the City has demolished 163 properties, with 79 of those being funded by NDR-CDBG funds.

Affordable Housing

- All apartments have been rehabilitated at Milton Young Towers (MYT); completed apartments are being cleaned and new appliances are being installed. Renovations of first floor common areas are almost complete. Once the current scope of work is complete, if there are funds remaining MHA will look to address safety enhancements of the Tower's elevator system.
- Construction of the Broadway Circle 17-unit affordable housing complex continues; the foundation has been poured and backfilled.

Family Homeless Shelter

- Construction of the Broadway Circle 6-unit Family Homeless Shelter continues; the foundation is completed, and framing is almost complete. Construction is almost complete on the remodel of the multi-purpose commercial building, which will accommodate the community kitchen and food pantry.

City Hall

- Operations are well underway at the new City Hall location; the Police Department is outfitting the Dispatch Center with its communications systems and furniture.

Center for Technical Education

- Progress is being made on the construction of the CTE; electrical, mechanical, drywall, and plumbing work continue.

PROJECT OVERVIEW

Reduce Flood Risk/ Improve Water Management

A. Buyouts / Acquisitions / Demolitions / Relocations

- a. Total Budget - \$21,085,968
- b. Spent to Date - \$21,077,658

Build Affordable Resilient Neighborhoods

A. Multi-Family Affordable Housing

- a. Total Budget - \$27,466,685
- b. Spent to Date - \$24,925,776

B. Single-Family Affordable Housing

- a. Total Budget - \$6,296,429
- b. Spent to Date - \$6,179,365

C. Family Shelter

- a. Total Budget - \$3,512,797
- b. Spent to Date - \$2,807,875

Foster Economic Resilience and Diversification

A. Center for Technical Education

- a. Total Budget - \$3,540,000
- b. Spent to Date - \$1,375,886

B. Relocate City Hall

- a. Total Budget - \$8,222,593
- b. Spent to Date - \$7,515,279

Administration

- a. Total Budget - \$2,965,450
- b. Spent to Date - \$2,597,290

Completed Projects

- Affordable Housing Supply & Demand Study
- Souris River Decision Support Tool
- Park South Renovations