

# Executive Summary

## ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

### 1. Introduction

Every five years, HUD requires Entitlement Communities to create a Consolidated Plan that assesses community needs and establishes affordable housing and community development priorities. Middletown, as an Entitlement Community for Community Development Block Grant (CDBG) funds, has undertaken a community-wide dialogue in the development of this Consolidated Plan.

The Consolidated Plan Fiscal Year 2020-2025 is the strategic plan for allocating federal funds to maximize positive impact for low-moderate income persons. Consistent with HUD's mission, the City has prioritized the goals of expanding and supporting local businesses to create economic opportunities and provide a pathway to self-sufficiency and of improving the lives of low-moderate income person through provision of essential services. The City will also continue to invest in parks, public facilities, and infrastructure projects that improve the quality of life for Middletown residents.

Many of the priorities within the Consolidated Plan are reflective of the impact of COVID-19 pandemic. During the Consolidated Plan process, the City engaged in a reassessment to ensure that the five year plan responded to the anticipated need for job retention, small business support, housing stabilization, and increased demand for essential services.

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

Through data gathered from the citizen participation process, existing community reports, and quantitative data, the City has established the following high-priority needs:

- Support small businesses to sustain a positive economic environment,
- Strengthen neighborhoods through investment in public infrastructure, parks and open space, and public facilities,
- Increase positive health outcomes by addressing lack of access to affordable, nutritious food, and recreational opportunities,
- Invest in public services that provide new or improved access to programs that serve youth, seniors, and at-risk, vulnerable households; and,
- Support the development of housing that meets the needs of Middletown residents.

### 3. Evaluation of past performance

Middletown, through the Department of Planning, Conservation and Development is responsible for ensuring the compliance with all regulations associated with Community Development Block Grant program.

The City's Annual Action Plans and associated Consolidated Annual Performance and Evaluation Reports (CAPERs) provide the specifics of projects and programs undertaken by the City. During the prior Consolidated Plan period (2015-2020), the City was successful at investing resources to address priority needs, ensuring compliant implementation of projects and programs, and achieving anticipated outcomes.

#### **4. Summary of citizen participation process and consultation process**

The City implemented a broad-based approach to maximizing citizen participation and stakeholder participation. Citizen Participation efforts included public meetings. The City additionally consulted with key community-based partners through one-on-one consultations and ongoing participation in regional planning meetings.

The COVID-19 pandemic and public health guidelines required an amended approach to Citizens Participation. Although the majority of the community engagement had been completed prior to implementation of the social distancing requirements, the final stages of citizens input was achieved through virtual interactions and social media.

#### **5. Summary of public comments**

A summary of public comments is found within Section PR-15 Citizen Participation. The Citizens Participation Plan has been modified due to the guidelines and waivers issued in response to the COVID-19 pandemic.

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

All comments will be accepted

#### **7. Summary**

The Consolidated Plan is the outcome of an extensive, comprehensive effort to identify community needs and effective investment strategies to meet those needs. Middletown has crafted a detailed strategic plan to achieve desired outcomes in each of their priority areas of decent housing, economic opportunities, and suitable living environments. Middletown incorporated evolving guidance in response to COVID-19 in its priorities and operations so as best to address anticipated needs.

# The Process

## PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

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	MIDDLETOWN	Planning, Conservation, and Development Department
CDBG Administrator	MIDDLETOWN	Planning, Conservation and Development Department

Table 1 – Responsible Agencies

### Narrative

The City of Middletown Department of Planning, Conservation and Development (PCD) is the lead agency for Middletown’s Community Development Block Grant Program. The Department of Planning, Conservation and Development handles the Consolidated Plan and Annual Action Plan development process, as well as the Consolidated Annual Performance and Evaluation Report and any sub-grantee monitoring. The Middletown Department of Finance handles sub-grantee check requests and program administrative bill paying, upon approval by the Department of Planning, Conservation and Development. In June, the Common Council, with advice and input from the Citizens' Advisory Committee, approves the allocation of entitlement resources and evaluates entitlement accomplishments.

### Consolidated Plan Public Contact Information

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## **PR-10 Consultation – 91.100, 91.110, 91.200(b), 91.300(b), 91.215(I) and 91.315(I)**

### **1. Introduction**

The City through its Planning, Conservation and Development Department undertook extensive consultations with relevant agencies, organizations, and community-based groups to obtain input on priority needs, recommended strategies, and investment opportunities. The consultations were conducted through a variety of methods including one-on-one interactions, ongoing meetings with key stakeholder, and solicitation of input from community-based organizations.

**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)).**

The City’s Planning, Conservation and Development Department, which is responsible for the development of the Consolidated Plan, also coordinates many of the housing, planning, and homelessness initiatives within the City. The Department coordinates neighborhood-based planning efforts and redevelopment activities. Finally, Department staff maintain continued collaboration with the Human Services providers, the Council on Aging, the Veterans Service Department, and the Parks and Recreation Department, as the entities that develop projects within low-moderate Areas and services for the city’s low and moderate income persons.

**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**

The City is a member of the Balance of State Continuum of Care (CT BOS CoC), has adopted the goals within the CT Plan to End Homelessness. The City shares the State’s goals of

1. Reducing the incidents of homelessness;
2. Providing rapid re-housing assistance; and,
3. Providing case management services to increase the likelihood of residential stability.

The COVID-19 pandemic is anticipated to create increasing level of housing instability and homelessness. The initial legislation has enforced no eviction moratoriums, but the City anticipates that additional action will be necessary. The City will coordinate with state and federal programs designed to prevent homelessness.

**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 City is within the jurisdiction of the Balance of State Continuum of Care (CT BOS CoC), has adopted the goals within the CT Plan to End Homelessness. The City shares the State's goals of 1. Increasing the number of permanently supportive housing units; 2. Improving job readiness and achieving employments; 3. Providing homeless prevention and rapid re-housing assistance; and, 4. Providing case management services to increase the likelihood of residential stability.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities**

**Table 2 – Agencies, groups, organizations who participated**

<b>1</b>	<b>Agency/Group/Organization</b>	<b>NORTH END ACTION TEAM</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The North End Action team was consulted as part of the ongoing collaboration with city. The focus is on programming and improvements. The anticipated outcomes are continued investments, expansion of programming, and advocacy for residents of the North End.
<b>2</b>	<b>Agency/Group/Organization</b>	<b>Northern Middlesex YMCA</b>
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Persons with Disabilities Services-Victims of Domestic Violence Services-Education Child Welfare Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Non-Homeless Special Needs Anti-poverty Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency was consulted as part of ongoing collaboration as well as through the city's planning process. The agency highlighted the need for infrastructure improvements, expansion of youth programming and on healthy living initiatives. The anticipated outcome is continued support and funding for youth programming.
3	<b>Agency/Group/Organization</b>	<b>MIDDLETOWN HOUSING AUTHORITY</b>
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Agency's Executive Director provided input on existing community needs and the PHA's efforts to address housing and related needs. The agency is focused on continual improvement of its housing stock and to expand opportunities for Housing Authority residents. Anticipated Outcomes includes continued coordination to improve neighborhood living conditions and to provide programming and services to PHA residents.
4	<b>Agency/Group/Organization</b>	<b>City of Middletown-Health Dept.</b>
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-Health Other government - Local Planning organization Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Department was consulted as part of ongoing inter-departmental cooperation. The Department focuses on the health needs of residents including response to COVID 19. Anticipated outcomes include CARES act funding to support COVID related impacts.
5	<b>Agency/Group/Organization</b>	<b>City of Middletown-Parks &amp; Recreation Dept</b>
	<b>Agency/Group/Organization Type</b>	Services-Children Other government - Local Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City Department was consulted by a community needs survey to supplement on-going collaboration. The agency identified the need to complete the anticipated move that would enhance available programming. Community needs include enhanced public transportation. Department has a longer term goal of certification for Senior Center to continue to expand programs available to seniors are a growing population. Anticipated Outcomes include support for facility improvements and programming.
6	<b>Agency/Group/Organization</b>	<b>City of Middletown-Public Works Dept.</b>
	<b>Agency/Group/Organization Type</b>	Agency - Managing Flood Prone Areas Agency - Emergency Management Other government - Local Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Economic Development Market Analysis

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Department was consulted as part of inter-departmental cooperation. The Department is focused on improvements to streets, sidewalks stormwater, and crosswalks. The anticipated outcome is funding for CDBG eligible improvements, most specifically ADA compliant sidewalks, crosswalk and lighting improvements.
<b>7</b>	<b>Agency/Group/Organization</b>	<b>City of Middletown</b>
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities Other government - Local Planning organization Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City leadership was consulted through ongoing meetings of departments and elected leaders. The city will continue to focus on the delivery of services, on improving infrastructure, and on expanding economic opportunities. Departments were encouraged to submit long-range plans that were utilized to allocate funds for the 5 year Con Plan period.
<b>8</b>	<b>Agency/Group/Organization</b>	<b>Russell Library</b>
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Services-Persons with Disabilities Services-Education Services - Narrowing the Digital Divide Civic Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Library was consulted through a community needs survey that supplements the ongoing collaboration. The agency identified aged obsolete facilities as a major barrier to service delivery. The Library seeks to expand its role in community engagement and relationships as a safe space gathering space. Anticipated outcomes include support for facility improvements and programming.
<b>9</b>	<b>Agency/Group/Organization</b>	<b>Middletown Works</b>
	<b>Agency/Group/Organization Type</b>	Services-Education Services-Employment Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency was consulted through a community needs survey, where the identified needs include collaboration to increase economic self-sufficiency among single parent households. Anticipated outcomes include support for the Working Cities Challenge and for MW HOPE Campaign.
<b>10</b>	<b>Agency/Group/Organization</b>	<b>Gilead Community Services</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Homeless Needs - Families with children Non-Homeless Special Needs Market Analysis Anti-poverty Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Agency was consulted via a community needs survey to supplement on-going communication. The agency prioritized enhancements to service access as well as the expansion of available services and programming. Anticipated outcomes include continued collaboration and coordination of services to meet resident need.
11	<b>Agency/Group/Organization</b>	<b>Middletown Fair Housing Office</b>
	<b>Agency/Group/Organization Type</b>	Housing Service-Fair Housing Other government - Local Planning organization Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City's Fair Housing Office provided input on community needs and departmental responses. Office has seen an increase in housing related needs based upon lack of affordable housing units. Anticipated outcomes include continued focus on provision of referrals to appropriate fair housing services as well as direct support for impacted households.
12	<b>Agency/Group/Organization</b>	<b>Middletown Commission on the Arts</b>
	<b>Agency/Group/Organization Type</b>	Services-Children Other government - Local Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development civic engagement
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Commissions input was solicited by a community survey. The Commission identified the role of the arts in civic engagement and in economic development. Commission is seeking to expand cross cultural programming that supports gatherings in public spaces. Anticipated outcomes include larger joint sponsored events and additional collaboration by City Departments.

13	<b>Agency/Group/Organization</b>	<b>Middlesex County Coalition on Housing &amp; Homelessness United Way</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless Services-Health Services-Education Services-Employment Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The United Way was consulted through a survey. The agency has prioritized education, financial stability, health, and housing. The agency seeks opportunities to collaborate with the City on goals to achieve positive outcomes for lower income persons within these priority areas. The anticipated outcome is efforts to reduce duplication in services through a city encourage effort to increase collaboration and sharing of resources.

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

All agencies were consulted.

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	CT BOS	Middletown continues to support the CT BOS priorities of homeless prevention, rapid-rehousing, and stabilization services to enable households to retain housing once housed.

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(I))**

The City through its community-based organizations is aware of and supportive of the CT BOS CoC. The City has consulted with the CT BOS CoC and regularly consults with non-profits, housing authorities, state agencies, advocacy groups, and property developers.

## **PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(c)**

### **1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting**

The City's Citizen Participation Plan consistent with the HUD recommendations and has been successful in achieving broad based community involvement in assessing community need, goal-setting, and resource allocation.

The full implementation of the intended Citizens Participation was not possible due to the social distancing practices required in response to the COVID-19 pandemic. The City was able to utilize community access presentations, the City's web page, and social media including Facebook to conduct "public hearings".

Despite the required revisions, the Citizen Participation process enabled the City to establish Consolidated Planning goals that capitalized on existing networks, identified opportunities to leverage existing investments, and to focus the investment of public resources on the highest priority needs.

## 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	Non-targeted/broad community	On June 17th, the City's Citizen Action Committee met (virtually) to review Community needs, priorities, and resources.	CAC members shared community needs and revisions as a result of CARES funding and response to pandemic.	All comments were accepted	
2	Public Meeting	Non-targeted/broad community	On June 22nd and 23rd, the City's Citizen Action Committee met (virtually) to review CDBG proposals submitted in response to the RFP. Respondents presented their proposals.	Respondents were questioned on details of RFP responses.	All comments were accepted	
3	Public Meeting	Non-targeted/broad community	On Sept 8, The Common Council met to publicly review the CAC recommendations.	Respondents provided support for the draft document.	All comments were accepted	

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

## NA-05 Overview

### Needs Assessment Overview

Middletown is a city located in Middlesex County, Connecticut, along the Connecticut River, in the central part of the state, 16 miles (26 kilometers) south of Hartford. Middletown is considered the southernmost city in the Hartford-Springfield Knowledge Corridor Metropolitan Region, which features a population of 1.9 million, the second largest metropolitan area in New England. The City of Middletown is home to 49,855 persons (2020) residing in 21,096 housing units. Middletown's stable population has experienced a slight increase in household income with a 2018 median income of \$63,828.

Only a portion of Middletown is eligible for Community Development Block grant funding on an area basis. This eligibility is based upon analysis of census data to determine areas where the majority of residents meet HUD's definition of low-moderate income households (80% of the area median).

# NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

## Summary of Housing Needs

The Consolidated Plan Needs Assessment provides an overview of the town’s housing needs. Information about the housing stock and market conditions are included in the Market Assessment.

Information in this section primarily comes from data provided by HUD. This HUD data which covers the period 2009-2015 shows the population as remarkably stable. Census data from 2020 shows a population of 49,885 persons, a stable growth. The data illustrates that lower-income households (0-50% of area median income) are likely to experience one of the four housing problems tracked by census data. The charts below summaries housing needs by income for each of the four housing needs: substandard housing, overcrowding, housing cost burden, and severe housing cost burden.

In a community with little raw developable land, opportunities to address this disparity through new housing development are limited. The Town has and will continue to investigate mixed-income housing that expands its diverse offerings while augmenting the inventory of housing for special populations.

Demographics	Base Year: 2009	Most Recent Year: 2015	% Change
Population	47,648	47,220	-1%
Households	20,060	19,070	-5%
Median Income	\$59,677.00	\$63,691.00	7%

**Table 5 - Housing Needs Assessment Demographics**

**Data Source:** 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

### Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	2,745	2,550	2,565	2,180	9,030
Small Family Households	880	620	950	805	4,280
Large Family Households	45	180	90	30	560
Household contains at least one person 62-74 years of age	495	550	435	425	1,350
Household contains at least one person age 75 or older	435	555	335	175	555

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Households with one or more children 6 years old or younger	344	225	335	195	715

**Table 6 - Total Households Table**

Data 2011-2015 CHAS  
Source:

## Housing Needs Summary Tables

### 1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Substandard Housing - Lacking complete plumbing or kitchen facilities	30	10	30	15	85	4	0	0	4	8
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	0	0	4	0	4	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	35	80	75	10	200	0	0	4	0	4

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 50% of income (and none of the above problems)	1,435	275	0	25	1,735	275	245	210	25	755
Housing cost burden greater than 30% of income (and none of the above problems)	300	850	475	145	1,770	100	465	265	395	1,225
Zero/negative Income (and none of the above problems)	90	0	0	0	90	40	0	0	0	40

**Table 7 – Housing Problems Table**

**Data** 2011-2015 CHAS  
**Source:**

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Having 1 or more of four housing problems	1,500	365	110	50	2,025	280	245	215	30	770
Having none of four housing problems	740	1,250	1,425	1,025	4,440	100	695	815	1,075	2,685

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Household has negative income, but none of the other housing problems	90	0	0	0	90	40	0	0	0	40

**Table 8 – Housing Problems 2**

Data 2011-2015 CHAS  
Source:

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	715	285	235	1,235	50	195	140	385
Large Related	35	80	0	115	4	29	15	48
Elderly	354	309	120	783	274	415	110	799
Other	680	475	120	1,275	45	70	215	330
Total need by income	1,784	1,149	475	3,408	373	709	480	1,562

**Table 9 – Cost Burden > 30%**

Data 2011-2015 CHAS  
Source:

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	560	65	0	625	50	115	80	245
Large Related	35	0	0	35	4	25	0	29
Elderly	280	130	0	410	190	60	30	280
Other	605	80	0	685	30	45	100	175
Total need by income	1,480	275	0	1,755	274	245	210	729

**Table 10 – Cost Burden > 50%**

Data 2011-2015 CHAS  
Source:

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	35	80	75	0	190	0	0	4	0	4
Multiple, unrelated family households	0	0	0	10	10	0	0	0	0	0
Other, non-family households	0	0	4	0	4	0	0	0	0	0
Total need by income	35	80	79	10	204	0	0	4	0	4

Table 11 – Crowding Information – 1/2

Data Source: 2011-2015 CHAS

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	0	0	0	0	0	0	0	0

Table 12 – Crowding Information – 2/2

Data Source:  
Comments:

**Describe the number and type of single person households in need of housing assistance.**

Lower income small households are disproportionately cost burdened. Renter Households with incomes between 0- 50% AMI are likely to experience housing cost burden in excess of 50% of their income. For this population, public housing, housing vouchers, or deeply affordable units are the most responsive forms of housing assistance.

**Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.**

The City does not have an estimate of domestic violence victims. Data does show that the low-income renters are the most likely household type to experience housing problems and be in need of housing assistance. National statistics indicate that one in three women experience some type of partner violence and that one of every fifteen children are exposed to domestic violence each year.

## **What are the most common housing problems?**

HUD tabulates housing problems as: Substandard Housing, lacking complete plumbing or kitchen facilities; Severely Overcrowded, with more than 1.51 people per room; Overcrowded, with 1.01 to 1.5 people per room; Severe Cost Burden, housing costs greater than 50% of income; and Cost Burden, housing costs greater than 30% of income.

Per Table 7, severe cost burden is the primary problem for both low income renters (1710 households) and owners (520 households). These numbers far exceed the number of households with overcrowding or substandard housing.

CT2-1-1 tracks calls for services. For the period July 1, 2019- June 30, 2020 the top requests (22.7% of all calls) were related to housing and shelter.

## **Are any populations/household types more affected than others by these problems?**

Town departments and community-based organizations also acknowledged that disabled persons are more likely to experience housing instability. Census data indicates that 7.4 % of Middletown residents under the age of 65 are disabled. Disabled residents may find challenges securing housing that meets their needs.

Extremely low-income renters are most likely to experience at least one of the four major housing problems - 1,890 renters in this group report at least one housing problem.

## **Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance**

Consultations with housing providers, homeless service providers, and Continuum of Care members indicate that formerly homeless families face an uphill battle obtaining and retaining housing. Despite efforts to rapidly re-house families, the complicating factors of a shortage of affordable units and of Service -enriched units, makes placements difficult. Once housed, those formerly homeless families often require on-going support.

**If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:**

The jurisdiction does not have an estimate of at-risk populations.

**Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness**

Affordability is the greatest single characteristic that leads to housing instability and increase risk of homelessness. When affordability is coupled with mental health/ substance disorder the correlation with housing instability is even more acute.

## NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction

The calculation of disproportionately greater need for each race/ethnicity is based on a comparison of the share of total number of households with one or more severe housing problems from a particular race/ethnicity with the share of all Middletown households at that income level that experience the problem at the same income level. (Share of race/ethnicity = # of households for that race/ethnicity with one or more housing problem / total # of households for that race/ethnicity.)

Tables 13 through 16 represent the data about severe housing problems by race/ethnicity and income. HUD defines the four severe housing problems as: 1) Lacking complete kitchen facilities; 2) Lacking complete plumbing facilities; 3) More than 1.5 persons per room (overcrowding); and 4) Cost burden greater than 30% (share of income devoted to housing costs).

### 0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	2,180	440	130
White	1,345	305	105
Black / African American	495	90	4
Asian	70	0	10
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	240	45	0

**Table 13 - Disproportionally Greater Need 0 - 30% AMI**

Data Source: 2011-2015 CHAS

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

### 30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,925	625	0
White	1,330	480	0
Black / African American	300	45	0
Asian	29	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	235	60	0

**Table 14 - Disproportionally Greater Need 30 - 50% AMI**

Data 2011-2015 CHAS  
Source:

\*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

### 50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,065	1,500	0
White	730	1,150	0
Black / African American	175	190	0
Asian	54	35	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	80	90	0

**Table 15 - Disproportionally Greater Need 50 - 80% AMI**

Data 2011-2015 CHAS  
Source:

\*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

## 80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	620	1,565	0
White	460	1,190	0
Black / African American	100	215	0
Asian	25	0	0
American Indian, Alaska Native	0	15	0
Pacific Islander	0	0	0
Hispanic	30	135	0

**Table 16 - Disproportionally Greater Need 80 - 100% AMI**

Data Source: 2011-2015 CHAS

\*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

### Discussion

An analysis of data shows 70% of extremely low-income (0-30% AMI), 75% of very low-income (30-50% AMI), 42% of low income (50-80% AMI) and 28% of moderate income (80-100% AMI) households experience a housing challenge.

According to HUD, disproportionate need refers to any need for a certain race/ethnicity that is more than ten percentage points above the need demonstrated for the total households within the jurisdiction at a particular income level. Disproportionate need is seen in the following groups:

30-50% AMI: 87 % of Black households and 100% of Asian households

50-80% AMI: 61% of Asian Households

80-100% AMI: 100 % of Hispanic Households

## NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction

Severe housing problems signify an even greater extent to which households are burdened by these problems. Tables 17 through 20 include information about severe housing problems by race/ethnicity and income. HUD defines a severe housing problem as lacking complete kitchen facilities, lacking complete plumbing facilities, more than 1.5 persons per room, and/or cost burden of more than 50% of income, including utilities.

According to HUD, disproportionate need refers to any need for a certain race/ethnicity that is more than ten percentage points above the need demonstrated for total households within the jurisdiction at a particular income level. The tables below indicate the share of households by race/ethnicity and income level experiencing each of the HUD analyzed housing cost burdens.

The calculation of disproportionately greater need for each race/ethnicity is based on a comparison of the share of total households with one or more severe housing problems that is from a particular race/ethnicity with the share of all Middletown households that experience the problem at the same income level. (Share of Race/Ethnicity = “# of households for that race/ethnicity with one or more housing problem / total # of households for that race/ethnicity.”)

### 0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,780	840	130
White	1,055	595	105
Black / African American	410	175	4

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Asian	70	0	10
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	215	70	0

**Table 17 – Severe Housing Problems 0 - 30% AMI**

Data 2011-2015 CHAS  
Source:

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

### 30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	610	1,945	0
White	460	1,350	0
Black / African American	70	280	0
Asian	0	29	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	75	220	0

**Table 18 – Severe Housing Problems 30 - 50% AMI**

Data 2011-2015 CHAS  
Source:

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

**50%-80% of Area Median Income**

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	325	2,240	0
White	205	1,680	0
Black / African American	40	325	0
Asian	35	60	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	30	140	0

**Table 19 – Severe Housing Problems 50 - 80% AMI**

Data 2011-2015 CHAS  
Source:

\*The four severe housing problems are:  
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

**80%-100% of Area Median Income**

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	80	2,100	0
White	65	1,585	0
Black / African American	15	305	0
Asian	0	25	0
American Indian, Alaska Native	0	15	0
Pacific Islander	0	0	0
Hispanic	0	170	0

**Table 20 – Severe Housing Problems 80 - 100% AMI**

Data 2011-2015 CHAS  
Source:

\*The four severe housing problems are:  
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

## Discussion

An analysis of data shows that 65% of extremely low-income (0-30% AMI), 24% of very low-income (30-50% AMI), 13% of low income (50-80% AMI) and 4% of moderate income (80-100% AMI) households experience a housing challenge.

Disproportionate need is defined by HUD as a percentage of persons in a category of need who are members of a particular racial or ethnic group in a category of need that is at least 10 percentage points higher than the percentage of persons in the category as a whole is seen in the following groups:

0-30% AMI 88% of Asian Households and 75% Hispanic

50-80% AMI: 24.2% of Asian Households

## NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction:

According to HUD, disproportionate need refers to any need for a certain race/ethnicity that is more than ten percentage points above the need demonstrated for total households within the jurisdiction at a particular income level. The tables below indicate the share of households by race/ethnicity and income level experiencing each of the HUD analyzed housing cost burdens.

The calculation of disproportionately greater need for each race/ethnicity is based on a comparison of the share of total households with one or more severe housing problems that is from a particular race/ethnicity with the share of all Middletown households that experience the problem at the same income level. (Share of Race/Ethnicity = “# of households for that race/ethnicity with one or more housing problem / total # of households for that race/ethnicity.”)

Table 21 includes information about housing cost burdens by race/ethnicity and income. HUD defines a housing cost burden as a household expending more than 30% of income on housing cost.

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	12,640	3,705	2,595	135
White	10,000	2,635	1,715	115
Black / African American	1,190	590	490	4
Asian	380	105	100	10
American Indian, Alaska Native	15	0	0	0
Pacific Islander	0	0	0	0
Hispanic	810	305	240	0

Table 21 – Greater Need: Housing Cost Burdens AMI

**Data** 2011-2015 CHAS  
**Source:**

**Discussion:**

An analysis of data shows that 66% of extremely low-income (0-30% AMI), 19.4% of very low-income (30-50% AMI) and 14% of low income (50-80% AMI) households experience a housing cost burden. No race or ethnicity experiences disproportional impact.

## NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

**Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?**

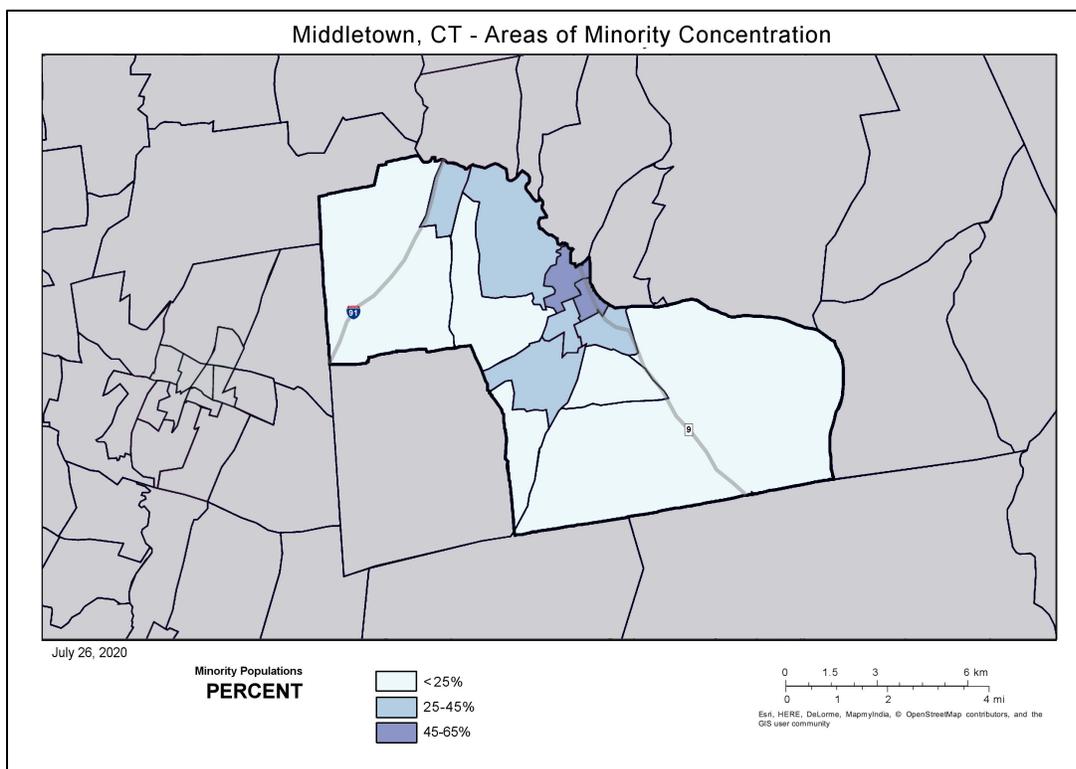
Data related to needs by income levels and by race are detailed in Sections NA 15-25. Lower income minority renters tend to experience greater need. Extremely low-income Asian households are the most likely population to experience more than one housing need.

**If they have needs not identified above, what are those needs?**

The needs are defined within each of the analysis in Section NA 10-25.

**Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?**

As the mapping indicates, there is a concentration of minority households in the North End and Downtown Areas. The concentration is consistent within older rental housing stock.



## NA-35 Public Housing – 91.205(b)

### Introduction

The Middletown Housing Authority (MHA) is a public agency that provides subsidized housing to low-moderate income individuals and families. The operation of the Middletown Housing Authority is overseen by a Board of Commissioners consisting of five (5) individuals. Additionally, one (1) member is required to be a resident of a federally funded public housing development. In addition to the MHA owned properties, the MHA operates a Section 8 voucher program, through which eligible households rent on the private market. The Middletown Housing Authority and the City of Middletown have a collaborative relationship.

### Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	246	687	8	679	0	0	0

Table 22 - Public Housing by Program Type

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

## Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	0	14,912	14,120	11,840	14,147	0	0
Average length of stay	0	0	6	5	0	5	0	0
Average Household size	0	0	2	2	2	2	0	0
# Homeless at admission	0	0	0	1	0	1	0	0
# of Elderly Program Participants (>62)	0	0	83	77	1	76	0	0
# of Disabled Families	0	0	60	241	2	239	0	0
# of Families requesting accessibility features	0	0	246	687	8	679	0	0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

**Table 24 – Characteristics of Public Housing Residents by Program Type**

Data Source: PIC (PIH Information Center)

## Race of Residents

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	159	456	6	450	0	0	0

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Black/African American	0	0	84	225	2	223	0	0	0
Asian	0	0	3	3	0	3	0	0	0
American Indian/Alaska Native	0	0	0	3	0	3	0	0	0
Pacific Islander	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 25 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

## Ethnicity of Residents

Ethnicity	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	43	126	0	126	0	0	0
Not Hispanic	0	0	203	561	8	553	0	0	0

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 26 – Ethnicity of Public Housing Residents by Program Type

**Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:**

The MHA portfolio includes 16 sensory impaired units and 40 state funded elderly units. The MHA continues to invest its' capital funding to improve its housing stock and to address accessibility needs for its tenants.

**Most immediate needs of residents of Public Housing and Housing Choice voucher holders**

The most immediate needs are for services that promote housing stability and lease compliance. Additionally, the MHA residents required accommodations that permit elderly persons to age in place.

**How do these needs compare to the housing needs of the population at large**

The MHA needs are comparable to the population at large with two noted exceptions.

First the issue of housing affordability is resolved as a function of the housing subsidy; secondly, the MHA residents are more likely to be elderly/disabled and therefore requiring of services to remain stably housed.

## **NA-40 Homeless Needs Assessment – 91.205(c)**

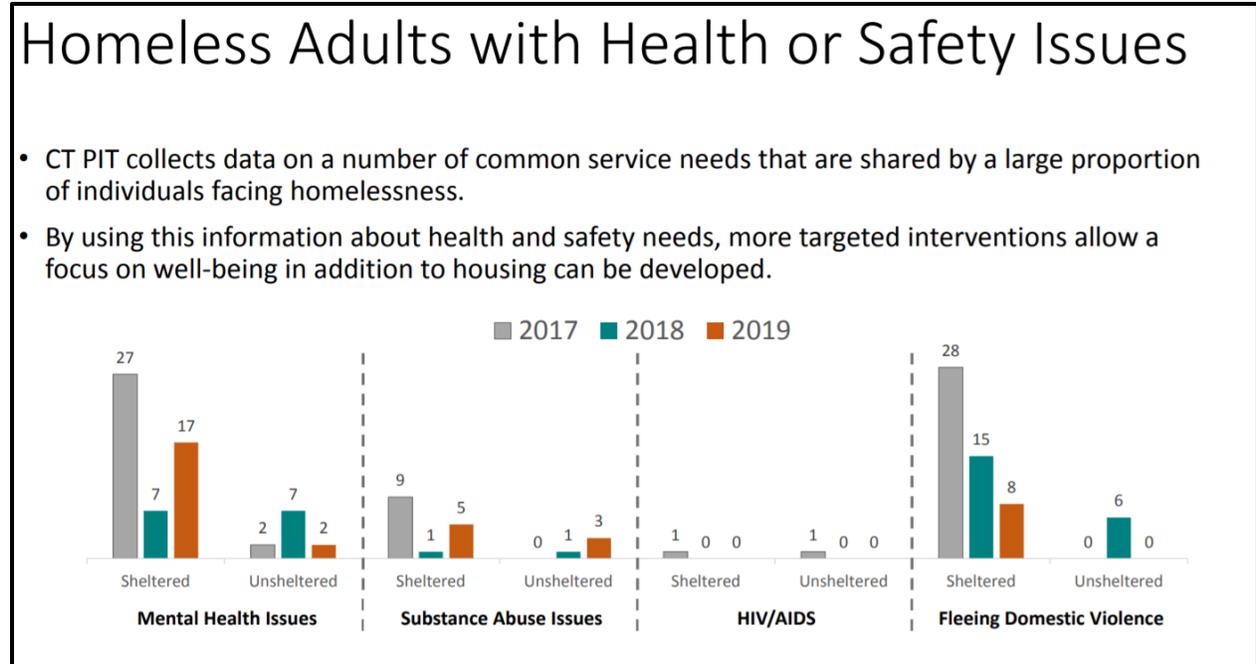
### **Introduction:**

Annually in January, over 20 volunteers and staff from county non-profit organizations undertook the annual homeless Point-in-Time count. The count includes people who may be living in shelters, in transitional housing programs, on the streets, in the woods or in abandoned buildings. Data from the PIT count represents homelessness in Middlesex county. Middlesex counted 93 people experiencing homelessness, 13 of them children.

Located in Middletown, the Coordinated Access Network, or CAN, is a regional network of municipal, state, and nonprofit housing resources working together to assess and identify resources for individuals and families who experience homelessness. Through the CAN, service providers work together to streamline and standardize the process for individuals and families to access assistance. The CAN continues to make great progress in individualizing housing and related services based on a housing assessment and level of need. New tools include shelter diversion, rapid rehousing, prevention, shared living arrangements and permanent supportive housing. Case managers are now focused on assisting clients with the housing search. Case managers are trained to make referrals to other necessary mainstream services, such as health care and employment services, instead of re-creating these services within the shelter system. These changes have led to a dramatic decrease in chronic homelessness among individuals in the region.

**If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):**

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

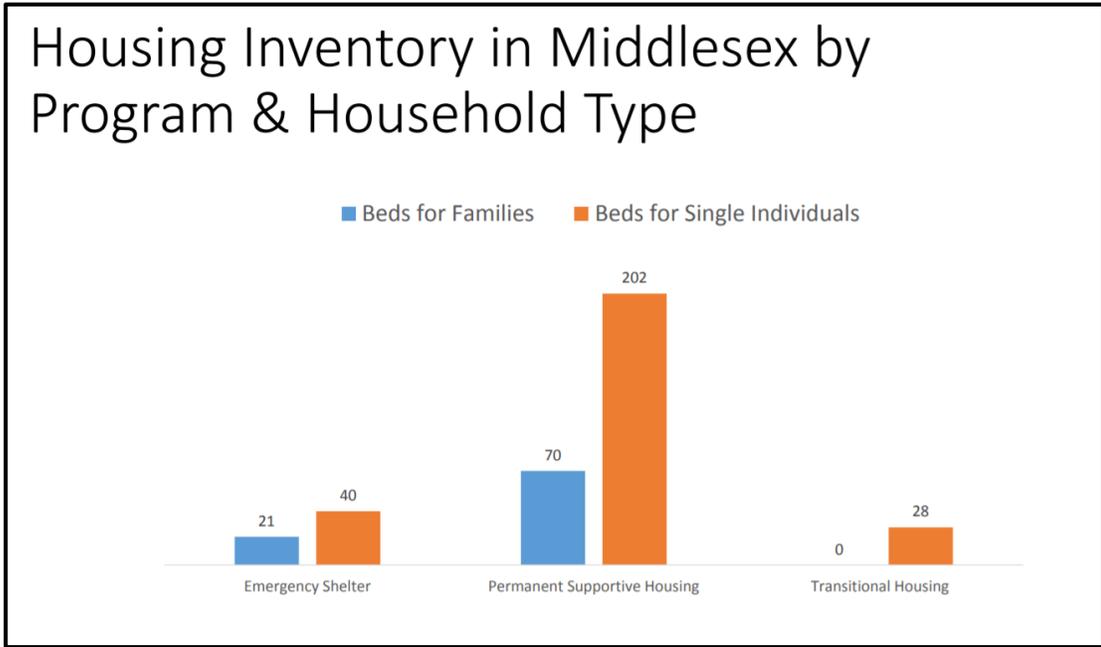


### Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Data from CT 211 does not provide race and ethnicity but does indicate the following demographic profile of persons seeking emergency shelter in Middletown:

Demographics- Housing & Shelter   Shelters		Display as: <input checked="" type="radio"/> PERCENT <input type="radio"/> COUNT
<b>Gender:</b>		
Female	48.5%	
Male	51.1%	
Not Available	0.5%	
<b>Age:</b>		
<18	0.1%	
18-29	17.5%	
30-39	18.3%	
40-49	17.8%	
50-59	26.8%	
60 and above	7.1%	
Not Available	12.3%	

**Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.**



## **NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)**

### **Introduction:**

Data from the CT 2-1-1 count (Aug 2, 2019- July 31, 2020) supports the priorities identified through the consultation process. Highest requests for assistance are in the areas of mental health and addictions, (2,433), housing cost (1,937), health care (1,148), employment and income (1,007) and utilities (434). Area providers universally shared concerns that the COVID-19 pandemic would have a destabilizing effect on special needs populations.

### **Describe the characteristics of special needs populations in your community:**

Middletown's priority special needs populations include the elderly, and disabled, persons including those with a mental health diagnosis.

- **Elderly:** Elderly individuals are highly likely to face mobility issues over time leading to difficulty maintaining their property (whether owned or rented). Considering cost data provided in the market analysis, this population is also prone to high cost burdens.
- **Disability:** Both physical and mental health disabled are likely to face increased health care costs and requires extensive support services. These costs, along with difficulty maintaining employment or only receiving disability income, can lead to homelessness or housing cost burden issues. Substance abuse and mental health issues are frequently co-occurring.

### **What are the housing and supportive service needs of these populations and how are these needs determined?**

The following housing and service needs were determined within the CHNA and are supported by consultations provided during the planning process.

**SIGNIFICANT HEALTH AND HEALTH-RELATED NEEDS IDENTIFIED THROUGH CHNA**

The significant health and health-related needs of the community identified through the 2019 CHNA process are indicated below. The method used to identify these needs was based on frequency and degree of prevalence within the CHNA. Prioritization of the significant needs will take place during the CHNA implementation strategy phase. Use of a prioritization matrix and facilitated discussion between members of the Community Health Needs Assessment Advisory Committee and other community stakeholders and members will enable development of goal-oriented strategies which will inform the implementation strategy.

Category	Significant Health & Health-Related Needs
<b>Health &amp; Health Behaviors</b>	<ul style="list-style-type: none"> <li>* Asthma</li> <li>* Chronic Obstructive Pulmonary Disease (COPD)</li> <li>* Depressive Disorder</li> <li>* Diabetes</li> <li>* Heart Disease</li> <li>* Hypertension</li> <li>* Mental Health (adults, adolescents, children)</li> <li>* Overweight/Obesity</li> <li>* Substance Use Disorder                             <ul style="list-style-type: none"> <li>o Opioid Use Disorder</li> <li>o Alcohol Use Disorder</li> </ul> </li> <li>* Substance Use Among Adolescents                             <ul style="list-style-type: none"> <li>o Vapor/Vape Pen/E-Cigarette Use</li> <li>o Alcohol Use</li> <li>o Marijuana Use</li> </ul> </li> <li>* Tobacco Use</li> </ul>
<b>Social Determinants of Health</b>	<ul style="list-style-type: none"> <li>* Access to Health Care Services (including mental health and substance use disorder)</li> <li>* Food Insecurity/Lack of Access to Healthy Foods</li> <li>* Homelessness/Housing Insecurity</li> <li>* Poverty/Income Constrained</li> <li>* Prescription Affordability</li> <li>* Transportation</li> </ul>
<b>Other</b>	<ul style="list-style-type: none"> <li>* Access to &amp; Affordable Childcare</li> <li>* Adverse Childhood Experiences (ACEs)</li> <li>* Need for Community Based Navigation (Community Health Workers)</li> <li>* Falls</li> <li>* Health Disparities</li> <li>* Lack of Knowledge of Available Resources</li> <li>* Older Adult Population</li> <li>* Well-being Issues</li> </ul>



**Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:**

Data on HIV/AIDS within Middletown is captured in the Public Health Surveillance Data found below:

Connecticut Department of Public Health HIV Surveillance Program  
 People Living with HIV Infection by Sex, Race, Risk and Age, Middletown, 2018

	Total	
	N	% of total
<b>Total</b>	186	100.0
<b>Sex</b>		
Male	129	69.4
Female	57	30.6
<b>Race/ethnicity</b>		
Black/African American	62	33.3
Hispanic/Latino	42	22.6
White	82	44.1
<b>Transmission Category</b>		
MSM	66	35.5
PWID	55	29.6
MSM and IDU	4	2.2
Heterosexual contact	45	24.2
Perinatal	1	0.5
Presumed Heterosexual contact	3	1.6
Unknown	12	6.5
<b>Current Age</b>		
<20	1	0.5
20-29	5	2.7
30-39	24	12.9
40-49	34	18.3
50-59	78	41.9
60+	44	23.7

## **NA-50 Non-Housing Community Development Needs – 91.215 (f)**

### **Describe the jurisdiction's need for Public Facilities:**

Public facility needs include the expansion of recreational opportunities, removal of architectural barriers, upgrading of facilities to achieve compliance with current public safety and access standards, the expansion of facilities to meet population demands, and emerging needs.

The City utilizes various funding source to upgrade public facilities and actively seeks grant funds to leverage public funds.

### **How were these needs determined?**

The city has an ongoing collaborative process that involves the ongoing evaluation overseen by Mayor's office, with input from relevant City departments and consultations with non-profits that operate public facilities. The evaluation considers the programmatic needs among low-moderate income citizens, neighborhoods, and initiatives designed to improve quality of life.

### **Describe the jurisdiction's need for Public Improvements:**

Infrastructure- streets, crosswalks, sidewalks- and Parks /Open Space are the highest needs. Opportunities also exist to expand recreational spaces and open space. Streets and sidewalks are in need of upgrades including accessibility improvements. The City's focus amidst the extensive needs has been to coordinate public improvements with economic development and/or housing initiatives that promote increased neighborhood stabilization.

### **How were these needs determined?**

The city has an ongoing collaborative process that involves the ongoing evaluation overseen by Mayor's office, with input from relevant City departments and consultations with non-profits that operate public facilities. The evaluation considers the programmatic needs among low-moderate income citizens, neighborhoods, and initiatives designed to improve quality of life.

### **Describe the jurisdiction's need for Public Services:**

Youth programming, food security, literacy, employment and training, and transportation are the highest public service needs. Programs that serve for the elderly, physically and developmentally disabled, as well as homeless and at-risk households are also in need.

**How were these needs determined?**

Middletown’s needs for public services are based upon Consultations with Public Service Providers, relevant data, and an ongoing evaluation of CDBG funded programs.

# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

Consistent with HUD's objectives, the City of Middletown has prioritized the expansion of economic opportunity, the availability of safe, decent, affordable housing, and creation of suitable living environments. An analysis of the existing market and community data supports the City's investment in the support for small business, for investment in public parks, facilities, and infrastructure, providing essential community services, and meeting the housing needs of Middletown residents.

Middletown has 21,096 (2020) year-round housing units. While single family homes represent the majority of the stock, multi-family properties are more prevalent in the older, more urban, neighborhoods.

## MA-10 Number of Housing Units – 91.210(a)&(b)(2)

### Introduction

Middletown has a diverse housing stock comprised of 49% single family, 17% small multi-family and 33% of units in properties with more than 5 units. The majority of the owner-occupied stock, 7,425 units out of the 10,095 units, or 74%, are three or more bedroom units. The second largest segment of property type is 2-4 family stock. The average rental unit in Middletown is a two bedroom unit. These units represent 45% of the rental stock.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	9,330	44%
1-unit, attached structure	1,035	5%
2-4 units	3,605	17%
5-19 units	4,060	19%
20 or more units	3,015	14%
Mobile Home, boat, RV, van, etc	35	0%
<b>Total</b>	<b>21,080</b>	<b>100%</b>

**Table 31 – Residential Properties by Unit Number**

Data 2011-2015 ACS  
Source:

### Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	0	0%	365	4%
1 bedroom	305	3%	2,960	33%
2 bedrooms	2,365	23%	4,010	45%
3 or more bedrooms	7,425	74%	1,650	18%
<b>Total</b>	<b>10,095</b>	<b>100%</b>	<b>8,985</b>	<b>100%</b>

**Table 32 – Unit Size by Tenure**

Data 2011-2015 ACS  
Source:

### Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The City of Middletown does not receive funding specific to affordable housing production. The affordable housing units available in Middletown are owned by the Middletown Housing Authority, private developers, and community-based non-profits. The City's large housing developments include four public housing projects comprising 276 units: Sbona Tower (126), Traverse Square (60), Maplewood Terrace (50) and Marino Manor (40). Both Sbona Tower

and Marino Manor are elderly housing projects. Together with eleven other publicly assisted housing developments built or rehabilitated for elderly in Middletown, as well as HUD Section 8 vouchers, some 1,400 units are available for non-institutionalized persons 65 years of age and over.

**Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.**

No units are anticipated to be lost.

**Does the availability of housing units meet the needs of the population?**

Although over 18 % of the housing stock is deemed to be affordable, the cost of housing continues to be a problem. The consultations and data indicate that deeply affordable and/or rental assisted housing is in short supply to house those households at 0-50% AMI.

**Describe the need for specific types of housing:**

Affordable housing as well as service enriched units are needed to meet the needs of Middletown's most vulnerable households. There is also need for additional accessible units to meet the needs of disabled persons and those persons with mobility issues.

## MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

### Introduction

While the City of Middletown’s housing costs might look affordable when compared to other places in Connecticut, the Needs Assessment portion of this document outlines the large number of renter and homeowner households who are paying more than 30% of their income on housing.

The HUD-provided data on the cost of housing is outdated; 2018 Census data indicates a median home value of \$228,500; the 2018 median rent has likewise increase and is now in excess of \$1,062

### Cost of Housing

	Base Year: 2009	Most Recent Year: 2015	% Change
Median Home Value	230,700	226,800	(2%)
Median Contract Rent	746	926	24%

**Table 33 – Cost of Housing**

**Data Source:** 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	1,310	14.6%
\$500-999	4,175	46.5%
\$1,000-1,499	2,845	31.7%
\$1,500-1,999	530	5.9%
\$2,000 or more	120	1.3%
<b>Total</b>	<b>8,980</b>	<b>100.0%</b>

**Table 34 - Rent Paid**

**Data Source:** 2011-2015 ACS

### Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	865	No Data
50% HAMFI	3,075	815
80% HAMFI	5,835	1,995
100% HAMFI	No Data	3,415
<b>Total</b>	<b>9,775</b>	<b>6,225</b>

**Table 35 – Housing Affordability**

Data 2011-2015 CHAS  
Source:

## Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	\$801	\$993	\$1,230	\$1,533	\$1,757
High HOME Rent	\$801	\$993	\$1,230	\$1,334	\$1,757
Low HOME Rent	\$801	\$962	\$1,155	\$1,533	\$1,488

**Table 36 – Monthly Rent**

Data HUD FMR and HOME Rents  
Source:

### **Is there sufficient housing for households at all income levels?**

The data on housing costs relative to income and the number of cost burdened households at lower income levels indicate that currently available housing is unaffordable to current Middletown residents.

### **How is affordability of housing likely to change considering changes to home values and/or rents?**

Increases in population, the high cost of housing in neighboring jurisdictions, low vacancy rates and City workforce development and downtown revitalization plans all point to continued upward pressure on housing prices

### **How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?**

Most housing providers and human service providers identified a continual increase in the market. When the market rents exceed the allowable FMR and HOME limits, a dynamic is created where households with rental subsidies are not able to identify and lease housing.

## MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

### Introduction

HUD uses a similar definition of housing “conditions” to the definition of housing problems evaluated in the Needs Assessment. These conditions are: overcrowding, cost burden, or a lack of complete plumbing or kitchen facilities. Housing with one or more housing conditions are more prevalent in the renter-occupied stock (43%) and the owner-occupied housing units (26%).

### Definitions

#### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	2,630	26%	3,875	43%
With two selected Conditions	25	0%	85	1%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	7,440	74%	5,020	56%
<b>Total</b>	<b>10,095</b>	<b>100%</b>	<b>8,980</b>	<b>100%</b>

**Table 37 - Condition of Units**

Data Source: 2011-2015 ACS

#### Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	768	8%	650	7%
1980-1999	3,000	30%	2,855	32%
1950-1979	4,250	42%	3,075	34%
Before 1950	2,070	21%	2,390	27%
<b>Total</b>	<b>10,088</b>	<b>101%</b>	<b>8,970</b>	<b>100%</b>

**Table 38 – Year Unit Built**

Data Source: 2011-2015 CHAS

## Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard			Owner-Occupied	Renter-Occupied
	Number	%	Number	%
Total Number of Units Built Before 1980	6,320	63%	5,465	61%
Housing Units build before 1980 with children present	924	9%	559	6%

**Table 39 – Risk of Lead-Based Paint**

Data 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)  
Source:

## Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	1931		
Abandoned Vacant Units	0		
REO Properties	1.9%		
Abandoned REO Properties	0		

**Table 40 - Vacant Units**

## Need for Owner and Rental Rehabilitation

There is a need for rehabilitation of occupied units, especially in areas with older housing stock. Many properties - both owner and renter-occupied - have outdated plumbing and electrical, unstable porches and stairs, and older windows and doors containing lead paint.

Table 37 indicates 74% of owner and 56% of renter-occupied units did not exhibit any of the selected conditions noted in the Census. 43% percent of renter households did exhibit one condition, however, so there appears to be more of a need for rental, rather than owner-occupied rehabilitation.

## Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

As outlined in Table 38, 11,785 housing units were built prior to 1980. Since the use of lead in household paints was not banned until 1978, the likelihood that these units may poses a risk of lead exposure is significant. Of these units 1,483 are occupied by households with a child under 6 who are at greatest risk of lead-based paint hazards.

## MA-25 Public and Assisted Housing – 91.210(b)

### Introduction

Federal and State funded public housing in Middletown is owned and operated by the Middletown Housing Authority (MHA). As an independent agency, the MHA is overseen by a Board of Directors including a resident Commissioner. In addition to its public housing stock, the MHA administers housing vouchers.

### Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	0	0	1,364	1,364	117	1,215	32	0	0
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 41 – Total Number of Units by Program Type**

Data Source: PIC (PIH Information Center)

**Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:**

The Middletown Housing Authority continues to improve its housing portfolio and resident services. The Middletown Housing Authority (MHA) is the local Public Housing Authority that manages various federal, state and Section 8 funded programs, projects and vouchers. The MHA housing inventory includes 247 Federally-funded units, 16 units of sensory impaired housing, 124 family housing units (Maplewood Terrace and Traverse Square), 200 State-funded moderate income units and 40 State-funded elderly units. The annual operational budget of the MHA is approximately \$9 million.

**Describe the restoration and revitalization needs of public housing units in the jurisdiction:**

The MHA applies annual for capital funding to support the physical needs of the projects, monitors the availability of other funding sources to support the residents, and seeks opportunities to partner with community-based organizations to expand services to PHA residents and voucher holders.

**Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:**

Public forum sessions provide opportunities for residents to become involved in management and learn about home ownership. The MHA has a capital budget of \$708,316 for improvements. The MHA is 504 compliant.

## MA-30 Homeless Facilities and Services – 91.210(c)

### Introduction

The City of Middletown is a participant in HUD’s Continuum of Care- the Balance of the State ( CT-BOS). The CT-BOS coordinates the annual HUD application, awards COC funds, and collects HMIS data. Through this Continuum of Care, a number of Middletown homeless programs are funded.

The CT-BOS has established regional Coordinated Access Network that links persons to needed services through a 211 call system.

Homeless outreach services within Middletown are provided by the Middlesex County Coalition on Housing and Homelessness (MCCHH), which staffs a Homeless Outreach Coordinator. The Coordinator assists individuals in finding places to live and access to services.

### Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	25	0	0	19	0
Households with Only Adults	30	40	14	54	0
Chronically Homeless Households	*	0	0	104	0
Veterans	*	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

**Table 43 - Facilities and Housing Targeted to Homeless Households**

Data Source Comments:  
BOS COC

**Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons**

Gilead Community Services provide Community based case management programs offers counseling, support and treatment services to individuals residing in their own homes in the Middletown community. Services range from teaching basic living skills such as shopping, cooking, hygiene, budgeting and transportation, to monitoring medications, psychiatric treatment, evaluation, counseling and relapse prevention.

**List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.**

Middlesex Family Shelter provides emergency shelter for families who have no other housing options; intake hours: M-F: 9am-4pm. No walk-ins; must call ahead to check for space availability. Must be clean and sober.

St. Vincent de Paul Middletown administers the city's emergency warming center from November to March In Middletown from 9 p.m. until 7 a.m.

Eddy Shelter operates an emergency homeless shelter for single adult men and women in Middlesex County. The mission of Eddy Shelter of Middlesex County is to provide leadership in identifying and promoting innovative solutions to ending homelessness

Salvation Army Homeless Shelter for men 18 years and older.

## **MA-35 Special Needs Facilities and Services – 91.210(d)**

### **Introduction**

The City seeks to ensure that all Middletown residents are provided with the services necessary to live stable, productive lives. There exist a network of services and community-based facilities that support special needs, non-homeless persons. Input was sought from these providers as part of the Consolidated planning process. The agencies identified the challenges of COVID 19 pandemic in the operation of both facilities and in delivery of service. Agencies struggle with the need to create effective methods to serve.

**Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs**

The Middletown Housing Authority administers 40 units at Marino Manor in addition to a total of 1,409 units available for non-institutionalized persons 65 years of age and over. Of these, 488 congregate care units are provided for assisted living. There are a number of community-based organizations that provided supportive living options to serve elderly and persons with disability.

**Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing**

MARC Empower people with Intellectual and Developmental Disabilities (I/DD) to make their own life choices and aid in the fulfillment of their dreams -through employment, housing, social, and community involvement and advocacy

Robyn's House provides short term housing to young people ages 18-22. The program is dedicated to moving young people that are in crisis to a path of self-sufficiency and independent living. We offer young people a second chance at learning and achieving the skills necessary to become self sustaining young adults that can live independently.

he Women and Families Center offers a 24 hour crisis hotline, confidential support services and support groups for survivors of sexual violence and their loved ones. We also provide accompaniment and advocacy through medical, police, and legal systems.

**Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)**

The City has committed CDBG funds to support programs that assist households experiencing housing instability. Details on the programs and funding are found in Section AP35.

## **MA-40 Barriers to Affordable Housing – 91.210(e)**

### **Negative Effects of Public Policies on Affordable Housing and Residential Investment**

The “Analysis of Impediments to Fair Housing Choice” report identifies a number of actions the City can take in order to affirmatively further fair housing. The City’s Fair Housing Action Plan (FHAP) will address and mitigate some impediments to fair housing choice that exist in the City of Middletown. The FHAP will be carried out by the Department of Planning, Conservation and Development during the Five Year Plan by performing the following:

- The City of Middletown will implement the recommendation of its Housing Study.
- The City and local housing groups will meet to explore opportunities to create efficiencies and savings.
- The City of Middletown will partner with local lenders to address the investment gap between wealthy and less wealthy sections of the City.
- The City of Middletown will fund its Community Development Block Grant job programs.
- The City will use resources that it has available through a US EPA Brownfield grant to develop a database of sites that are appropriate for infill development.
- The City will continue to maintain the inventory of historic properties on its website to allow developers and property owners to know when they have a historic structure that is eligible for reuse and reduced zoning requirements.
- The City will use resources that it has available through a US EPA Brownfield grant to investigate sites for hazardous materials and provide the results to the owners and the public.
- The City of Middletown, through its representation on the Middletown Area Transit, will support expansion of services or collaboration with adjacent public transit systems to create services to meet economic opportunities.
- The City of Middletown will participate with the Mid State Regional Planning Agency and, where appropriate, neighboring regional organizations to develop regional solutions to transportation problems.
- The City of Middletown will participate with the Mid State Regional Planning Agency and, where appropriate, neighboring regional organizations to develop regional solutions to affordable housing problems.

## MA-45 Non-Housing Community Development Assets – 91.215 (f)

### Introduction

Middletown, the hub of Middlesex County, is located on the Connecticut River, with easy access to major highways, airports, railroads and other modes of transportation. Middletown's centralized location features 41% of its professional workforce living within a 30 mile radius, and 1/5 of the nation's population within a 500 mile radius. The City continue to explore strategies to provide maximum economic opportunities. In light of the COVID 19 pandemic, the City of Middletown along with the Middlesex County Chamber of Commerce, the State Department of Economic and Community Development, and the U.S.Small Business Administration are working to provide small businesses with all available resources.

### Economic Development Market Analysis

#### Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	54	13	0	0	0
Arts, Entertainment, Accommodations	1,895	1,838	9	8	-1
Construction	784	1,033	4	5	1
Education and Health Care Services	5,095	7,545	25	33	8
Finance, Insurance, and Real Estate	1,858	1,195	9	5	-4
Information	502	215	2	1	-2
Manufacturing	2,251	3,546	11	16	5
Other Services	874	1,105	4	5	1
Professional, Scientific, Management Services	1,955	1,950	10	9	-1
Public Administration	0	0	0	0	0
Retail Trade	2,422	1,854	12	8	-4
Transportation and Warehousing	534	667	3	3	0
Wholesale Trade	947	811	5	4	-1

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Total	19,171	21,772	--	--	--

**Table 45 - Business Activity**

**Data** 2011-2015 ACS (Workers), 2015 Longitudinal Employer-Household Dynamics (Jobs)  
**Source:**

## Labor Force

Total Population in the Civilian Labor Force	26,760
Civilian Employed Population 16 years and over	24,960
Unemployment Rate	6.65
Unemployment Rate for Ages 16-24	13.49
Unemployment Rate for Ages 25-65	4.94

**Table 46 - Labor Force**

Data 2011-2015 ACS  
Source:

Occupations by Sector	Number of People
Management, business and financial	7,255
Farming, fisheries and forestry occupations	1,265
Service	2,680
Sales and office	5,925
Construction, extraction, maintenance and repair	1,584
Production, transportation and material moving	1,335

**Table 47 – Occupations by Sector**

Data 2011-2015 ACS  
Source:

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	16,670	70%
30-59 Minutes	6,275	26%
60 or More Minutes	880	4%
<b>Total</b>	<b>23,825</b>	<b>100%</b>

**Table 48 - Travel Time**

Data 2011-2015 ACS  
Source:

## Education:

### Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	655	100	555

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
High school graduate (includes equivalency)	4,610	415	1,390
Some college or Associate's degree	6,145	335	1,165
Bachelor's degree or higher	8,635	405	840

**Table 49 - Educational Attainment by Employment Status**

Data 2011-2015 ACS  
Source:

### Educational Attainment by Age

	Age				
	18-24 yrs	25-34 yrs	35-44 yrs	45-65 yrs	65+ yrs
Less than 9th grade	4	140	120	180	675
9th to 12th grade, no diploma	430	130	280	460	580
High school graduate, GED, or alternative	1,720	1,185	1,460	3,800	2,385
Some college, no degree	4,155	1,535	1,015	2,560	850
Associate's degree	130	605	530	1,495	260
Bachelor's degree	550	2,145	1,370	1,925	680
Graduate or professional degree	30	1,425	1,000	2,020	855

**Table 50 - Educational Attainment by Age**

Data 2011-2015 ACS  
Source:

### Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	21,355
High school graduate (includes equivalency)	38,702
Some college or Associate's degree	42,067
Bachelor's degree	55,673
Graduate or professional degree	74,339

**Table 51 – Median Earnings in the Past 12 Months**

Data 2011-2015 ACS  
Source:

**Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?**

Middletown has more than 26,000 in the labor force. Education and Health Care Services positions leads as a sector with employment of 5095 workers, followed by 2422 in retail, and 2251 employed in the manufacturing industry.

**Describe the workforce and infrastructure needs of the business community:**

Given the impact of COVID19, the City anticipates the need to support the existing business community.

**Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.**

**How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?**

The state Department of Labor estimates the industry will need to hire tens of thousands of qualified workers in the next five years. The Working Cities Initiative, Middletown WORKS, is based on a collaborative leadership model, consisting of 20 partners co-led by Middlesex United Way and The Connection, Inc.

**Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.**

The Middlesex County Chamber of Commerce has continued to implement high quality workforce development initiatives through its partnership with Workforce Alliance. Workforce Alliance, through its Board Members, Committees and Staff, works to improve the delivery of workforce services in close collaboration with business, education and training providers, and local elected officials. A strong workforce is the key to a strong economy and the chamber is proud of its workforce development initiatives.

**Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?**

No, the City does not participate.

**If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.**

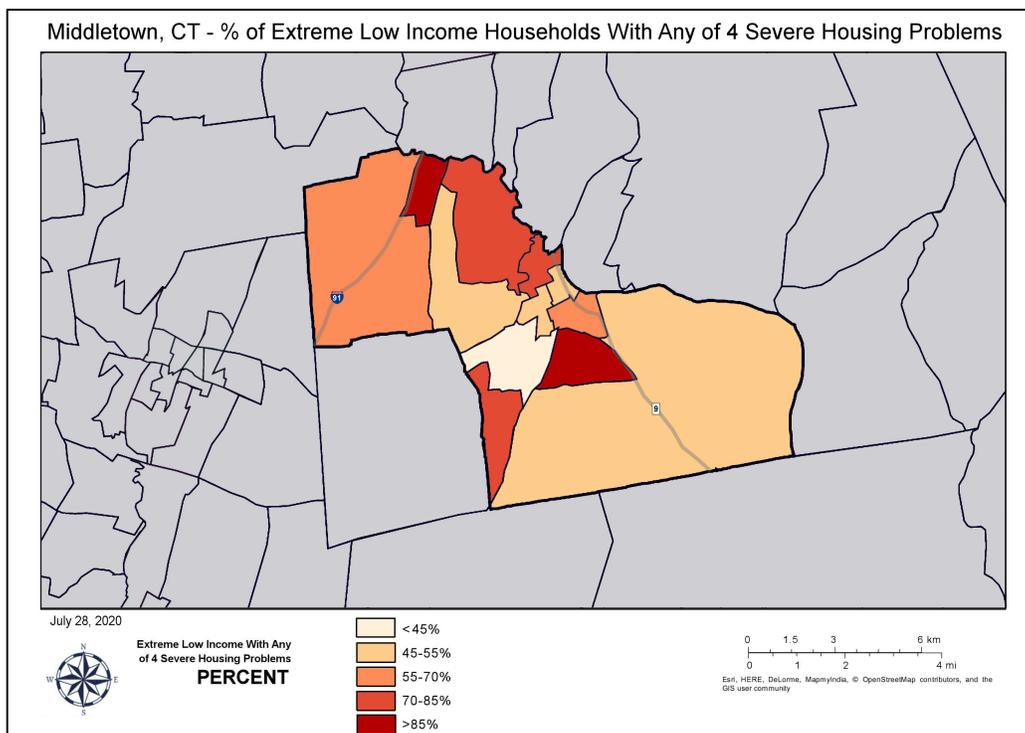
The City had traditionally funded initiatives that offer youth programming, education, and employment training. CDBG funds have also been utilized to support the Chamber of Commerce programs to provide technical and financial assistance to small businesses. In light of the impact of COVID-19, the City has allocated funding received under the CARES Act to directly support small business to retain jobs held by low-moderate income workers.

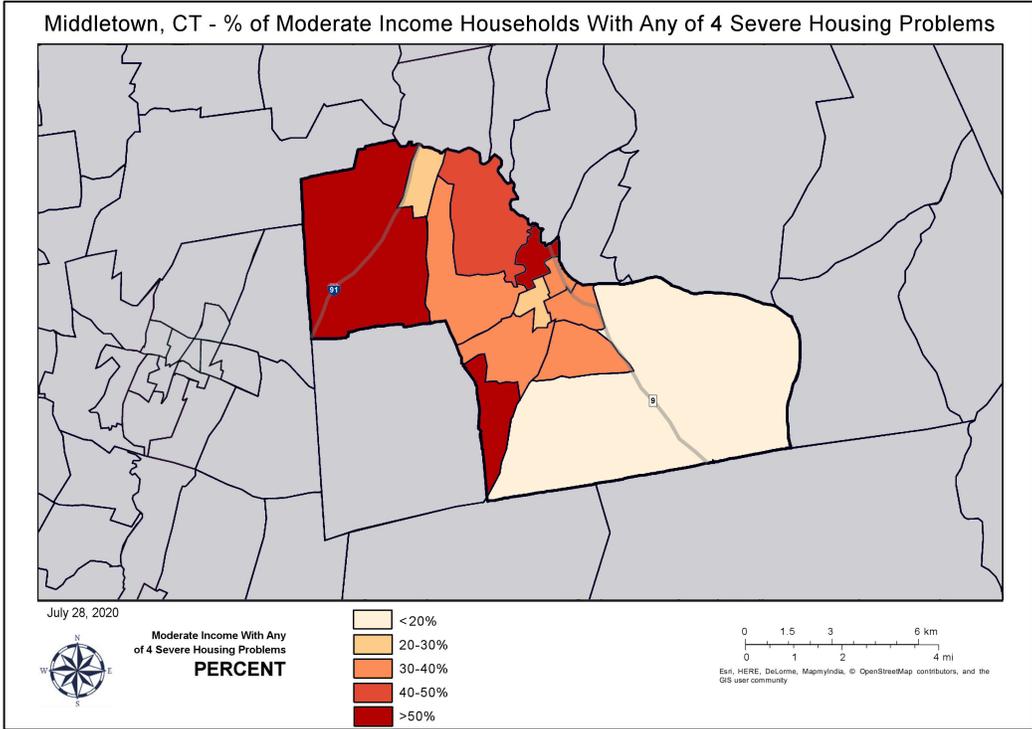
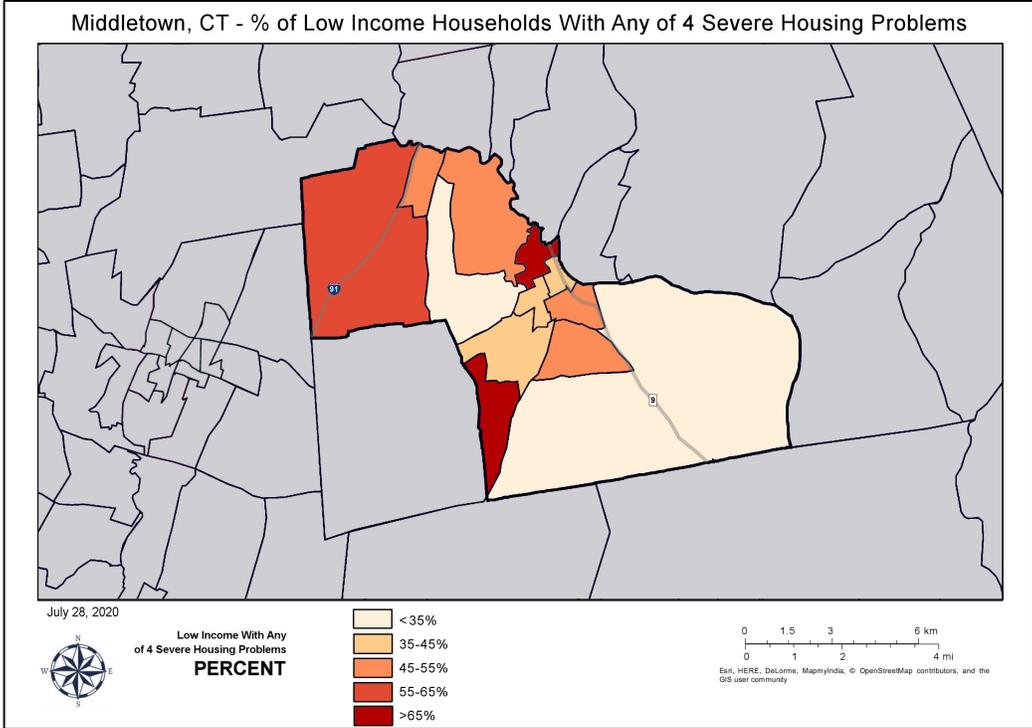
## MA-50 Needs and Market Analysis Discussion

**Are there areas where households with multiple housing problems are concentrated?  
(include a definition of "concentration")**

Middletown's aging affordable housing has grown from a concentration of old, established, densely settled neighborhoods clustered on or adjacent to Main Street with most homes having been built around 1900. Areas with multiple housing problems tend to be streets/neighborhoods located within the north end of the downtown area.

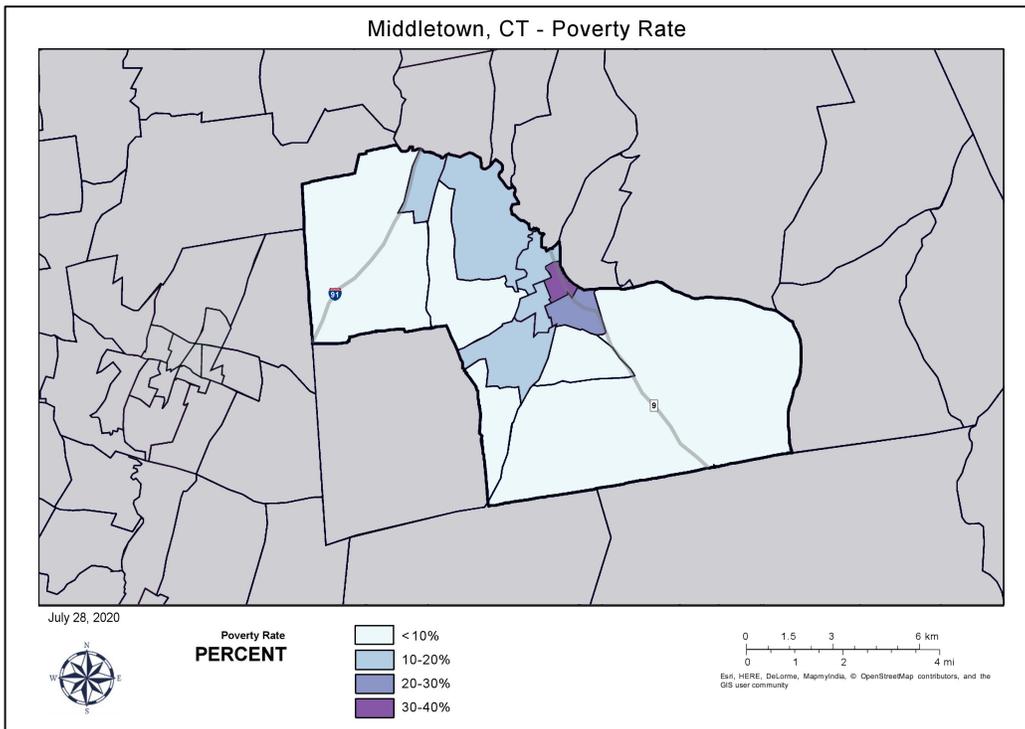
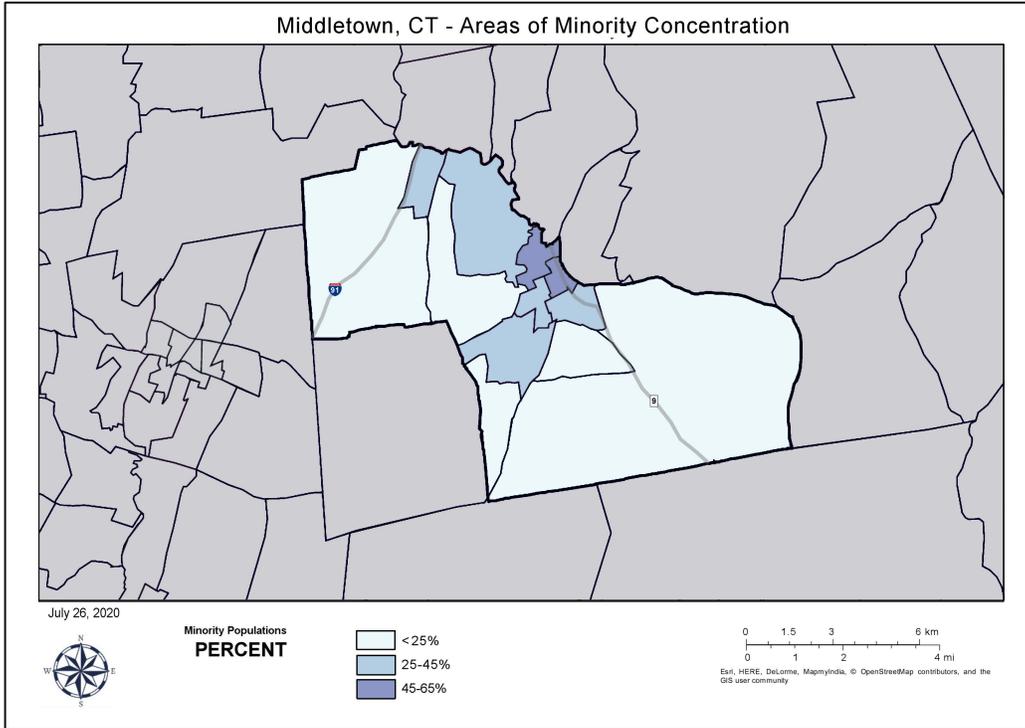
For extremely low-income households (0-30% AMI) housing problems are felt nearly city wide. As incomes increase, the housing conditions become concentrated in a few areas of the City. Those areas tend to be the more dense neighborhoods with older housing stock.





**Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration"). What are the characteristics of the market in these areas/neighborhoods?**

The areas tend to be the areas with greatest concentration of rental housing. The areas are also more densely developed.



**Are there any community assets in these areas/neighborhoods?**

Several municipally owned properties, places of worship, a private university and an active Main Street all contribute to the list of community assets within or adjacent to the subject areas/neighborhoods.

Community based organizations are located within these neighborhoods.

**Are there other strategic opportunities in any of these areas?**

The City concentrates its investment in public infrastructure within the areas of concentration.

## **MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)**

**Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.**

In Middletown, Connecticut 100.00% of the population has access to Broadband Internet and the average home download speed is 4.98242 Mbps. 0.47% of the population does not have access to wired broadband Internet Access.

There are 2 DSL Providers, 1 Cable Internet providers, 3 Fiber Internet (FTTH) providers, and 0 Fixed Wireless (WISP) providers in Middletown, CT. There are also 4 Mobile Broadband (cellular) providers with service available in Middletown. (Source GeolSP)

**Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.**

Averaged across all addresses in Middletown, the average home has exactly 1.94 Internet providers to choose from. 1.94 choices is not much compared to most other cities in Connecticut. (Source: BroadbandNOW). Given this limited competition, residents would be likely to benefit from increased competition.

## **MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)**

### **Describe the jurisdiction's increased natural hazard risks associated with climate change.**

The Town of Middletown is a member of the Lower Connecticut River Valley Council of Governments (RiverCOG) which was formed by the merger of Midstate Regional Planning Agency and the Connecticut River Estuary Regional Planning Agency (CRERPA). The EPA has found that Connecticut's climate is changing. The state has warmed two to three degrees (F) in the last century. Throughout the northeastern United States, spring is arriving earlier and bringing more precipitation, heavy rainstorms are more frequent, and summers are hotter and drier. Sea level is rising, and severe storms increasingly cause floods that damage property and infrastructure. In the coming decades, changing the climate is likely to increase flooding, harm ecosystems, disrupt farming, and increase some risks to human health.

### **Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.**

Middletown is vulnerable to many types of natural hazards. Flooding is by far the most significant natural hazard with the potential to do harm to people, places and things and to cause financial losses. The second greatest threat is from hurricanes. Therefore, the focus of this Plan is on these two weather events. Due to recent events we include Tropical Storms with Hurricane and Wind Event discussions. Tropical Winds are up to 74MPH.

Middletown has decreased the risk by implementing regulations that are in full compliance with the most recent flood maps. The CT DEEP signed off on the amendments. City planners and regulators will continue to update local flood management plans. Middletown regulations do not allow residential development in the flood plains and there is very little developable commercial land in the flood plain. If there is a request for commercial development in a flood plain it has to be above the 100 year and on site compensation is required. Middletown officials, led by the Health Department aggressively prepares for possible power outages, the most serious consequence of a major wind and or ice storm is the evacuation and sheltering of people in need. It is their responsibility (technically, under state statutes it is the Mayor's (CEO) responsibility) to protect the residents. This protection includes a robust people with disabilities and pet sheltering plan.

## Strategic Plan

### SP-05 Overview

#### Strategic Plan Overview

The five Consolidated Plan goals represent those needs identified as high priorities during the extensive Consolidated Plan Consultation and Citizen Participation process. These goals are the basis for the strategic investments in projects and programs that the City will make to address these needs during the five year Consolidated Plan period. The goals are as follows:

- **Economic Development:** support small business; retention/creation of local employment at living wage jobs; utilization of underutilized commercial properties to support economic development.
- **Public Facilities and Infrastructure** Invest in public facilities and infrastructure to increase access and utilization; improve parks, streets, sidewalks
- **Public Parks and Open Space:** improve parks as well as passive and open spaces
- **Public Services** Provide essential services that improve the quality of life and opportunities to low-moderate income persons, especially youth, elders, and special needs persons.
- **Safe, decent Housing:** Increase the availability and affordability of housing; improve the condition of the city's aged housing stock

## **SP-10 Geographic Priorities – 91.215 (a)(1)**

### **General Allocation Priorities**

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The Community Development Block Grant (CDBG) program is intended to predominantly serve the needs of areas and individuals that are low and moderate income as defined by HUD. The CDBG Eligibility map and corresponding chart of eligible Census tracts/block groups identify those City's areas eligible for CDBG Low Mod Area Investments.

Geographic targeting is viewed as an effective strategy for neighborhood stabilization. Coordinated investments in public infrastructure, public parks, economic development, and housing within a concentrated geographic area are most likely to yield meaningful improvements in those target areas.

During the course of this Consolidated Plan period, the City will continue to evaluate the opportunities and benefits of geographic targeting and prior to implementation of geographic targeting:

1. Utilization of relevant data that supports concentrated, coordinated efforts,
2. Identification of 'Shovel Ready' Investment opportunities,
3. Evaluation of availability of leverage funds or enhance outcomes of Neighborhood Improvement efforts; and,
4. Solicitation of public input.

# SP-25 Priority Needs - 91.215(a)(2)

## Priority Needs

Table 53 – Priority Needs Summary

1	Priority Need Name	Economic Development
	Priority Level	High
	Population	Extremely Low Low Moderate Middle
	Geographic Areas Affected	City wide
	Associated Goals	Economic Development
	Description	Provision of technical and financial assistance to support businesses and retain/create jobs
	Basis for Relative Priority	Based upon current data including impacts of COVID 19 , the City has prioritized assistance to businesses to retain jobs.
2	Priority Need Name	Public Infrastructure and Facilities
	Priority Level	High

<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Victims of Domestic Violence
<b>Geographic Areas Affected</b>	CDBG target areas
<b>Associated Goals</b>	Public Infrastructure and Facilities
<b>Description</b>	Investment in improvement of public infrastructure and facilities
<b>Basis for Relative Priority</b>	Based upon the age of existing public facilities and upon input from community-based organizations' facility needs, the city has prioritized investments that will improve the delivery of services.
<b>3</b>	<b>Priority Need Name</b>
	Public Parks and Open Spaces
	<b>Priority Level</b>
	High

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities
	<b>Geographic Areas Affected</b>	CDBG target areas
	<b>Associated Goals</b>	Public Parks and Open Space
	<b>Description</b>	Improvements to public parks, recreational areas, and open spaces
	<b>Basis for Relative Priority</b>	Based upon input from city departments and residents, improvements to public parks, recreational areas, and open spaces has been deemed a high priority.
4	<b>Priority Need Name</b>	Public Services
	<b>Priority Level</b>	High

<b>Population</b>	Extremely Low Low Large Families Families with Children Elderly Public Housing Residents Individuals Families with Children Mentally Ill Chronic Substance Abuse Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Victims of Domestic Violence Non-housing Community Development	
<b>Geographic Areas Affected</b>	City wide	
<b>Associated Goals</b>	Public Services	
<b>Description</b>	Funding to community-based organizations to provide essential services to vulnerable populations	
<b>Basis for Relative Priority</b>	Census data as well as input from community-based providers.	
<b>5</b>	<b>Priority Need Name</b>	Safe, decent Housing
	<b>Priority Level</b>	High

<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Individuals Families with Children Mentally Ill Victims of Domestic Violence Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Victims of Domestic Violence
<b>Geographic Areas Affected</b>	City wide
<b>Associated Goals</b>	Housing Improvements
<b>Description</b>	Funding to support improvements in the housing stock to provide safe, decent housing that meets the needs of Middletown's residents
<b>Basis for Relative Priority</b>	The data on the number of households who are impacted by one or more of HUD's defined housing needs- substandard housing, overcrowding, and cost burdens.

**Narrative (Optional)**

See above descriptions

## SP-30 Influence of Market Conditions – 91.215 (b)

### Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	TBRA is provided by the Middletown Housing Authority as well as under a statewide contract. The demand for TBRA far exceeds the supply. In addition to the limited availability of mobile rental assistance, TBRA voucher holders experience difficulty in identifying units within the FMR limits. The rental market continues to experience low vacancy rates, which increases prices and creates additional cost burden for lower-income renters.
TBRA for Non-Homeless Special Needs	Targeted TBRA is a potential solution to meeting the affordable housing needs of special needs populations but the lack of accessible units and rental costs would hinder full implementation
New Unit Production	Middletown has very limited undeveloped land remaining that isn't used for agricultural purposes. This severely limits the potential for new unit production. New unit production would most likely be achieved through the conversion of industrial, commercial, or retail sites.
Rehabilitation	Due to the age of existing housing stock, there is a particular need for housing rehabilitation programs that help bring units up to code, improve energy efficiency, and removes hazardous conditions such as lead paint.
Acquisition, including preservation	<p>The acquisition of residential property is not feasible given market prices and shortness of time on market. Acquisition by developers of non-residential properties to be converted to residential use might provide some relief from affordable housing market demands.</p> <p>If markets adjust during the Consolidated Plan period, acquisition could be a successful strategy.</p>

**Table 54 – Influence of Market Conditions**

## SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

### Introduction

The City anticipates receipt of CDBG funds in the amount of approximately \$450,000 annually. To maximize the impact of the CDBG Entitlement funds, the City expends significant general government funds and encourages all partners and projects to strategically leverage additional funds.

### 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	482,650	0	0	482,650	1,930,600	Resource availability and allocations assume level funding during Consolidated Plan period.

Table 55 - Anticipated Resources

### Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Entitlement funds will be used to further the goals of the plan and may include private foundations, organizations and individuals. The following leveraged resources are anticipated during this annual action plan period:

**City General Fund:** The annual City budget includes resources to improve public parks, facilities and infrastructure.

**Affordable Housing Resources:** Section 8 is administered by the Middletown Housing Authority and provides rental assistance.

**Ending Hunger and Homelessness Resources:** United Way, Contributions from Faith Based Agencies, Local Companies and other private donators.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City of Middletown is committed to improving and maintaining City parks and public facilities that serve low and moderate income persons.

### **Discussion**

The priorities identified in the plan are a result of a comprehensive and community wide effort to identify needs. The availability of resources is analyzed to determine the best way to meet these needs.

## SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
City of Middletown	Government	Planning	Jurisdiction
MIDDLETOWN HOUSING AUTHORITY	PHA	Public Housing Rental	Jurisdiction

Table 56 - Institutional Delivery Structure

### Assess of Strengths and Gaps in the Institutional Delivery System

The Institutional structure within the City has been developed over years of successful operation. Middletown is truly a full-service community with City Department's providing services through Board of Health, the Council on Aging, and Veterans Services. In addition to the essential services provided by these programs, the Middletown Housing Authority play key roles in the provision of affordable housing.

Through clearly defined roles and responsibilities within a collaborative working environment, the City has a delivery system capable of undertaking projects, programs, and services to meet the priority needs of low-moderate income residents. The City continues to work with community-based organizations and nonprofits to efficiently deliver services and report outcomes.

### Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
<b>Homelessness Prevention Services</b>			
Counseling/Advocacy	X	X	
Legal Assistance	X		
Mortgage Assistance			
Rental Assistance	X		
Utilities Assistance	X		
<b>Street Outreach Services</b>			
Law Enforcement			
Mobile Clinics	X	X	

Street Outreach Services			
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X		
Education	X	X	
Employment and Employment Training	X		
Healthcare	X	X	
HIV/AIDS	X	X	
Life Skills	X		
Mental Health Counseling	X	X	
Transportation			
Other			

Table 57 - Homeless Prevention Services Summary

**Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)**

The City of Middletown is not a direct recipient of public or private resource with which to address homelessness or to prevent homelessness. Middletown is an active member of the Balance of State Continuum of Care (BOS CoC). Middletown supports the goals of the CoC and the efforts of regional non-profits and service providers to provide coordinated access and services. Middletown is able to utilize the CoC partnership to direct homeless residents to appropriate services.

The City does provide funding services to veterans through the City's Veterans Services program. The Office is supported by General Government funds as well as State resources.

The City is not a direct recipient of public or private resources with which to address the needs of HIV families. Despite the lack of direct funding to support these vulnerable households, mainstream services are provided through a network of regional providers. Services are available to homeless, at-risk households, veterans, and persons with HIV.

**Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above**

The City falls within the jurisdiction of the CT Balance of State Continuum of Care (CT BOS CoC), which coordinates an effective service delivery system for persons experiencing

homelessness. The CoC has identified the insufficient supply of permanent affordable housing as a gap, and the removal of barriers to workforce participation as a strategy to end homelessness.

**Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs**

The City is not a direct recipient of public funds dedicated to homeless or any particular special needs population but has consistently funded public service programs for vulnerable populations and special needs persons. Through its funding decisions, the City selects programs that seek to stabilize at-risk populations by funding affordable housing, address food insecurity, and programming needs for youth.

## SP-45 Goals Summary – 91.215(a)(4)

### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Economic Development	2020	2024	Non-Housing Community Development	City wide	Economic Development	CDBG: \$270,000	Jobs created/retained: 10 Jobs  Businesses assisted: 5 Businesses Assisted
2	Public Infrastructure and Facilities	2020	2024	Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG target areas	Public Infrastructure and Facilities	CDBG: \$756,260	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted  Homeless Person Overnight Shelter: 50 Persons Assisted
3	Public Parks and Open Space	2020	2024		CDBG target areas	Public Parks and Open Spaces	CDBG: \$500,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted
4	Housing Improvements	2020	2024	Affordable Housing Homeless	City wide	Safe, decent Housing	CDBG: \$75,000	Rental units rehabilitated: 10 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Public Services	2020	2024	Homeless Non-Homeless Special Needs	City wide	Public Services	CDBG: \$361,990	Public service activities other than Low/Moderate Income Housing Benefit: 500 Persons Assisted
6	Planning and Admin	2020	2024	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	NA	NA	CDBG: \$450,000	Other: compliant administration of CDBG program

Table 58 – Goals Summary

### Goal Descriptions

1	<b>Goal Name</b>	Economic Development
	<b>Goal Description</b>	Provision of financial and technical assistance to support economic development activities including small business development, downtown development, and creation/retention of jobs for low-moderate income persons.
2	<b>Goal Name</b>	Public Infrastructure and Facilities
	<b>Goal Description</b>	funding to enhance public infrastructure and facilities including facilities owned/operated by non-profits to provide programming and services.
3	<b>Goal Name</b>	Public Parks and Open Space
	<b>Goal Description</b>	Improvements to public parks and open spaces

4	<b>Goal Name</b>	Housing Improvements
	<b>Goal Description</b>	Improvements to housing stock
5	<b>Goal Name</b>	Public Services
	<b>Goal Description</b>	A range of services provided by community-based organization to support vulnerable and disabled populations
6	<b>Goal Name</b>	Planning and Admin
	<b>Goal Description</b>	Coordination and compliant implementation of CDBG funded programs and activities

**Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)**

The City is not a HOME program grantee.

## **SP-50 Public Housing Accessibility and Involvement – 91.215(c)**

### **Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)**

The MHA is not under a Section 504 Compliance agreement but has a commitment to continue to meet the needs to an aging resident population. The MHA continues to see capital funds and other available resources to improve its housing portfolio including increased accessibility.

### **Activities to Increase Resident Involvements**

The Middletown Housing Authority's primary objective is to provide safe and affordable housing to low- moderate income families. To that end the MHA provides informational opportunities for residents to become more involved with home management and homeownership

The Maplewood Terrace and Traverse Square developments have Tenant Councils with 3 elected officers each. They meet at least once a week to discuss any and all issues involving the development and its residents. At least one of the officers meets monthly with the Housing Authority director.

### **Is the public housing agency designated as troubled under 24 CFR part 902?**

No

### **Plan to remove the 'troubled' designation**

NA

## **SP-55 Barriers to affordable housing – 91.215(h)**

### **Barriers to Affordable Housing**

The City of Middletown has identified barriers and continues to take an active role in encourage investment in affordable housing. Identified barriers include:

- Limited Opportunities: Middletown is a fully developed community with little of underutilized or vacant land.
- Cost to Produce: The cost to produce a unit of housing far exceeds the value of the unit produced. While the state has increased its financial commitment to affordable housing production, the funds are often committed to larger projects in larger housing markets.
- Infrastructure Limitations: Existing aged infrastructure is not equipped to handle increased usage associated with additional housing units.
- Environmental challenges and cost to remediate: Potential residential redevelopment sites are problematic to develop due to potential contamination. The cost to test and remediate, and potentially demolish or retrofit obsolete, contaminated structures create financing and economic feasibility gaps.
- Regulatory barriers: The existing zoning can create additional challenges to redevelopment.

The City has completed a Housing Study and is poised to implement the Study’s recommendations. Those recommendations include opportunities to increase efficiencies in the development of affordable housing and expanding partnerships with local lenders to address barriers to homeownership.

### **Strategy to Remove or Ameliorate the Barriers to Affordable Housing**

The “Analysis of Impediments to Fair Housing Choice” report identifies a number of actions the City can take in order to affirmatively further fair housing. The City’s Fair Housing Action Plan (FHAP) will address and mitigate some impediments to fair housing choice that exist in the City of Middletown. The FHAP will be carried out by the Department of Planning, Conservation and Development during the Five Year Plan by performing the following:

- The City funds an Office of Human Relations which administers the City’s Fair Housing Program. The City’s Fair Housing officer conducts educational sessions, processes and investigates fair housing complaints, and provides technical assistance to interested property owners/ investors.
- The City will implement the recommendation of its Housing Study.
- The City and local housing groups will meet to explore opportunities to create

efficiencies and savings.

- The City will partner with local lenders to address the investment gap between wealthy and less wealthy sections of the City.
- The City will use resources that it has available through a US EPA Brownfield grant to develop a database of sites that are appropriate for infill development.
- The City will continue to maintain the inventory of historic properties on its website to allow developers and property owners to know when they have a historic structure that is eligible for reuse and reduced zoning requirements.
- The City will use resources that it has available through a US EPA Brownfield grant to investigate sites for hazardous materials and provide the results to the owners and the public.
- The City of Middletown, through its representation on the Middletown Area Transit, will support expansion of services or collaboration with adjacent public transit systems to create services to meet economic opportunities.
- The City of Middletown will participate with the Mid State Regional Planning Agency and, where appropriate, neighboring regional organizations to develop regional solutions to transportation problems.
- The City of Middletown will participate with the Mid State Regional Planning Agency and, where appropriate, neighboring regional organizations to develop regional solutions to affordable housing problems.

## **SP-60 Homelessness Strategy – 91.215(d)**

### **Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

Homeless outreach services within Middletown are provided by the Middlesex County Coalition on Housing and Homelessness (MCCHH), which staffs a Homeless Outreach Coordinator. The Coordinator assists individuals in finding places to live and access to services. The MCCHH sponsors the Homelessness Outreach Team (HOT) which maintains a Universal Application List for people seeking housing

### **Addressing the emergency and transitional housing needs of homeless persons**

The MCCHH's Homelessness Outreach Team (HOT) conducts a needs assessment of each homeless person. Eddy Shelter case management personnel also evaluate the emergency shelter needs of transitional housing and homeless persons.

Additionally, the Mayor's Task Force on Homelessness partners with the Middletown Warming Center assessing and providing emergency shelter as well as the transitional housing needs of homeless individuals.

### **Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.**

The City continues to support a Housing-First model that works to place persons in housing and address the underlying cause of homelessness versus an emergency shelter system. The MCCHH assists chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth in the transition to permanent housing and independent living with an emphasis on preventing recidivism.

The Coalition on Housing and Homelessness, through the Coordinated Access Network System, partnered with Middlesex Health Community Care Team to obtain releases necessary that enable coordination of housing and health issues. This new initiative resulted in housing vouchers and support services for three individuals who were chronically homeless.

**Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs**

Within Middletown, COC funded programs include The Connection, a rental assistance program, and a rapid rehousing program. All look to maximize assistance for homeless persons and families and comply with the CT-BOS discharge policy.

## **SP-65 Lead based paint Hazards – 91.215(i)**

### **Actions to address LBP hazards and increase access to housing without LBP hazards**

Actions taken to evaluate and reduce lead hazards included:

- The City through its Health Department identifies and oversees the remediation of lead-based paint hazards.
- Each property assisted with CDBG funds was visually inspected for potential lead-based paint hazards.

### **How are the actions listed above related to the extent of lead poisoning and hazards?**

The CDBG funded housing activities have traditionally provided rehabilitation funding to Adult group homes. While the risk to children, those most likely to be impacted by lead hazards, are limited, lead safe practices are required in accordance with the applicable regulations.

### **How are the actions listed above integrated into housing policies and procedures?**

The City requires that all CDBG funding housing projects comply with HUD and the State of Connecticut lead hazard mitigation requirements. Lead testing- pre and post – as well as safe work practices are implemented in accordance with the applicable regulations.

## **SP-70 Anti-Poverty Strategy – 91.215(j)**

### **Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families**

The City of Middletown has three poverty reducing goals: economic growth that results in the creation/ retention of living wage jobs, employment/training and self-sufficiency programs, and support for households living in poverty.

Performance measures for each Anti-poverty goal are as follows:

#### **Economic Growth/ Creation/ Retention of Living Wage Jobs**

- Increase General Fund non-residential tax revenue
- Increase business activity within Central Business District and along Commercial Corridors
- Decrease the unemployment rate
- Increase the median household income
- Reduce the number of persons living in poverty

#### **Employment/Training/ Self-Sufficiency Programs**

- Increase resident participation in Workforce Development programs
- Improve transportation and removal of barriers to education and employment

#### **Support Programs**

- Public Service programs that provide essential services

### **How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan**

The City's anti-poverty strategy is coordinated with this Consolidated Plan as follows:

#### **Economic Development Growth Initiatives**

- **Business Development** - The Plan prioritizes the need for economic development and improvements to commercial properties and Business Districts.
- **Provision of Assistance to Small Businesses** - The Consolidated Plan identifies support for small business development as a priority.

## **Retention/Creation of Living Wage Jobs**

- **Provision of operating assistance to support businesses** that are able to retain jobs occupied by low-moderate income persons.
- **Provision of job readiness and job training programs** - The Consolidated Plan prioritizes job readiness and training programs and identifies collaboration with Workforce Development programs.

## **Self-Sufficiency Programs**

- **Public Services** - The Consolidated Plan prioritizes afterschool programs and Senior Services. The City has proposed funding for both programs in Year 1 of the Plan.



## **SP-80 Monitoring – 91.230**

**Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements**

Public Service subrecipients are required to submit quarterly reports with information on beneficiaries, expenditures, program successes, and challenges. Funds are not released unless detailed progress reports are submitted and reviewed. In addition to the regular desktop reviews, each project expenditures are reconciled to the contract budget and the City's financial records.

The CDBG projects classified as Public Parks, Public Facilities/ Non-Profit Capital Improvement are monitored through ongoing meetings and communications with the responsible entity as well as on-site progress visits. If applicable, Pre-construction meetings are conducted, and Davis Bacon wage payroll reports are required to be submitted.

# Expected Resources

## AP-15 Expected Resources – 91.220(c)(1,2)

### Introduction

The City anticipates receipt of CDBG funds in the amount of approximately \$482,650 annually. To maximize the impact of the CDBG Entitlement funds, the City expends significant general government funds and encourages all partners and projects to strategically leverage additional funds.

### 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	482,650	0	0	482,650	1,930,600	Resource availability and allocations assume level funding during Consolidated Plan period.

Table 59 - 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**

Entitlement funds will be used to further the goals of the plan and may include private foundations, organizations and individuals. The following leveraged resources are anticipated during this annual action plan period:

**City General Fund:** The annual City budget includes resources to improve public parks, facilities and infrastructure.

**Affordable Housing Resources:** Section 8 is administered by the Middletown Housing Authority and provides rental assistance.

**Ending Hunger and Homelessness Resources:** United Way, Contributions from Faith Based Agencies, Local Companies, and other private donators.

**Health and Human Services-** Public Service providers leverage significant public grants and private donations to operate community programs.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City of Middletown is committed to improving and maintaining City parks and public facilities that serve low -moderate income persons.

**Discussion**

The priorities identified in the plan are a result of a comprehensive and community wide effort to identify needs. The availability of resources is analyzed to determine the best way to meet these needs.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Economic Development	2020	2024	Non-Housing Community Development	City wide	Economic Development	CDBG: \$54,000	Jobs created/retained: 2 Jobs
2	Housing Improvements	2020	2024	Affordable Housing Homeless	City wide	Safe, decent Housing	CDBG: \$15,000	Rental units rehabilitated: 5 Household Housing Unit
3	Public Infrastructure and Facilities	2020	2024	Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG eligible area	Public Infrastructure and Facilities	CDBG: \$251,252	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 200 Persons Assisted
4	Public Services	2020	2024	Homeless Non-Homeless Special Needs	City Wide	Public Services	CDBG: \$72,398	Public service activities other than Low/Moderate Income Housing Benefit: 100 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Planning and Admin	2020	2024	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	NA	Economic Development  Safe, decent housing,  Public Infrastructure and Facilities  Public Services	CDBG: \$90,000	Other: 1 Other

Table 60 – Goals Summary

### Goal Descriptions

1	Goal Name	Economic Development
	Goal Description	support small business development and job retention
2	Goal Name	Housing Improvements
	Goal Description	improve rental housing stock
3	Goal Name	Public Infrastructure and Facilities
	Goal Description	Improvement to public infrastructure and facilities
4	Goal Name	Public Services
	Goal Description	Provision of essential services to low -moderate income persons
5	Goal Name	Planning and Admin
	Goal Description	Staff and associated cost to compliantly plan and administer the CDBG program



# Projects

## AP-35 Projects – 91.220(d)

### Introduction

In Year 1 of the Consolidated Plan, the City allocated funding that addresses priority needs and "shovel ready" facility projects. Public Service Activity programs are likewise long-standing successful programs operated by the City and non-profit partner agencies.

### Projects

#	Project Name
1	Economic Development
2	Housing Improvements
3	Public Facilities and Infrastructure
4	Public Services
5	Planning and Admin

Table 61 – Project Information

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

The primary objective of CDBG is to benefit low-moderate income residents and as such, the City focuses community development investments in neighborhoods with a high concentration of low-moderate income households. Census- and HUD-derived data support the basis for identifying eligible neighborhoods. Citizen participation and input from service providers also play a considerable role.

The City allocated funding to address the priorities identified within the Consolidated Plan process.

The single most significant funding allocation, representing nearly 15% of CDBG funds, is to successful public service programs. As the need for services far exceeds the available resources, service providers are encouraged to maximize leveraged funds and to avoid duplication of services



1	<b>Project Name</b>	<b>Economic Development</b>
	<b>Target Area</b>	City Wide
	<b>Goals Supported</b>	Economic Development
	<b>Needs Addressed</b>	Expand Economic Opportunities
	<b>Funding</b>	CDBG: \$54,000
	<b>Description</b>	provision of funding to support small business Futures- MicroEnterprise Assistance Buttonwood Tree- Job Creations
	<b>Target Date</b>	8/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Futures- 10 businesses Buttonwood- 1 job
	<b>Location Description</b>	Futures- 158 Broad St., Middletown Buttonwood, 605 Main St, Middletown
	<b>Planned Activities</b>	Provision of financial and technical assistance to small businesses
2	<b>Project Name</b>	<b>Housing Improvements</b>
	<b>Target Area</b>	City Wide
	<b>Goals Supported</b>	Housing Improvements
	<b>Needs Addressed</b>	Safe, decent Housing
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	Energy efficiency improvement provided through CHEER, Middletown
	<b>Target Date</b>	8/31/2020

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	60 housing units
	<b>Location Description</b>	City wide- TBD
	<b>Planned Activities</b>	Provision of energy efficiency improvements to housing units occupied by CDBG eligible households
<b>3</b>	<b>Project Name</b>	<b>Public Facilities and Infrastructure</b>
	<b>Target Area</b>	CDBG Areas
	<b>Goals Supported</b>	Public Infrastructure and Facilities
	<b>Needs Addressed</b>	Public Infrastructure and Facilities
	<b>Funding</b>	CDBG: \$251,252
	<b>Description</b>	Gilead Community Services, Social Center Renovations- \$21,210 Gilead Resource Center- Paving \$65,000 Oddfellows Roof Replacement \$39,000 Oddfellows- HVAC system replacement- 35,400 MARC, 25 Industrial Park Rd- ADA and improvements \$90,642
	<b>Target Date</b>	8/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1600 low – moderate income persons
	<b>Location Description</b>	See above
<b>Planned Activities</b>	Improvements to non-profit owned and operated facilities to improve access to programming and services	

4	<b>Project Name</b>	<b>Public Services</b>
	<b>Target Area</b>	City Wide
	<b>Goals Supported</b>	Provision of Public Services
	<b>Needs Addressed</b>	Public Services
	<b>Funding</b>	CDBG: \$72,398
	<b>Description</b>	<p>St Vincent DePaul-Amazing Grace Food Pantry \$10,000</p> <p>Oddfellows Scholarships for Youths \$6,000</p> <p>Columbus House-Warming Center \$25,000</p> <p>Library-Career Program \$8,000</p> <p>YMCA- Teen Program \$5,000</p> <p>Women &amp; Families-Sexual Assault Crisis Center \$5,000</p> <p>MXCC-Magic Food Bus \$2,500</p> <p>The Connection-Support for Middletown Works Program \$2,400</p> <p>Farmer's Market\$8,498</p>
	<b>Target Date</b>	8/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1700 low – moderate income households
	<b>Location Description</b>	City wide
	<b>Planned Activities</b>	Provision of essential services including food security, services to homeless persons, teens, and victims of sexual assault.
5	<b>Project Name</b>	<b>Planning and Admin</b>
	<b>Target Area</b>	NA
	<b>Goals Supported</b>	<p>Economic Development</p> <p>Public Infrastructure and Facilities</p> <p>Housing</p> <p>Public Services</p>

<b>Needs Addressed</b>	Expand Economic Development Improvement of public infrastructure and facilities
<b>Funding</b>	CDBG: \$90,000
<b>Description</b>	Cost to compliantly administer the CDBG program.
<b>Target Date</b>	8/31/2021
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	NA
<b>Location Description</b>	NA
<b>Planned Activities</b>	Funding to improve facilities utilized by non-profits to provide program and services to low-moderate income persons.

## **AP-50 Geographic Distribution – 91.220(f)**

### **Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed**

The majority of CDBG funding in Year 1 is allocated to projects that serve low -moderate income persons. Public service activities, which account for 15% of funding, are operated based upon the eligibility of the person/household, not through geographic targeting.

### **Rationale for the priorities for allocating investments geographically**

Projects were priorities to address identified need rather than allocated to a particular neighborhood. In Year 1 of the Consolidated Plan, the CDBG funds are expended to improve the lives of low -moderate income through economic development, improvement to infrastructure and facilities that serve low income persons, and direct services.

### **Discussion**

Utilizing input from the Consultations and Citizen Participation, the City chose to target programmatic responses to identified needs rather than geographic targeting.

# Affordable Housing

## AP-55 Affordable Housing – 91.220(g)

### Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	0
Special-Needs	5
Total	5

**Table 64 - One Year Goals for Affordable Housing by Support Requirement**

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	5
Acquisition of Existing Units	0
Total	5

**Table 65 - One Year Goals for Affordable Housing by Support Type**

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The Middletown Housing Authority continues to improve its housing portfolio and resident services. The Middletown Housing Authority (MHA) is the local Public Housing Authority that manages various federal, state and Section 8 funded programs, projects and vouchers. The MHA housing inventory includes 247 Federally-funded units, 16 units of sensory impaired housing, 124 family housing units (Maplewood Terrace and Traverse Square), 200 State-funded moderate income units and 40 State-funded elderly units. The annual operational budget of the MHA is approximately \$9 million.

### **Actions planned during the next year to address the needs to public housing**

The MHA applies annual for capital funding to support the physical needs of the projects, monitors the availability of other funding sources to support the residents, and seeks opportunities to partner with community-based organizations to expand services to PHA residents and voucher holders.

### **Actions to encourage public housing residents to become more involved in management and participate in homeownership**

Public forum sessions provide opportunities for residents to become involved in management and learn about home ownership.

### **If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

The MHA is not troubled.

## **AP-65 Homeless and Other Special Needs Activities – 91.220(i)**

### **Introduction**

Middlesex County Coalition on Housing and Homelessness works with the City of Middletown to address the systemic issues that lead to homelessness. The Coalition, in partnership with the City of Middletown, is a catalyst for systems change and building the capacity of the region to address homelessness by convening a broad base of community leaders. This partnership maximizes the region's capacity to solve the issues of housing and homelessness by identifying duplication of efforts and by creating opportunities to share and utilize resources more efficiently.

### **Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including**

Middletown anticipates the following efforts will result in a reduction of persons experienced homelessness. Specifically,

- Utilize a variety of tools to prevent and end homelessness, customized to meet the individual needs of the client. Tools include supportive housing, rapid rehousing, shelter diversion and prevention fund assistance.
- To decrease the length of stay in shelters by quickly connecting people to a housing resource.
- Increase project based and scattered site permanent supportive housing units through new development and the rehabilitation of existing units throughout Middlesex County.
- Participate in the State's effort to expand Medicaid to include housing services for people experiencing homelessness that are high utilizers of Medicaid services.
- Increase shelter diversion rates by creating a shared housing model and facilitating family mediation strategies.
- To manage the Middletown Warming Center from November 15 through March 31.
- Through the Mayor's Task for on Homelessness, identify gaps in services and convene community providers to find solutions.
- Maintain and coordinate flexible Homelessness Prevention Funds and increase coordination of a variety of prevention funds available across the region.

### **Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

Middlesex County Coalition on Housing and Homelessness\_network of providers conduct direct outreach and links to the coordinated access system. The local community providers have street outreach staff to identify families and individuals who have not connected with

mainstream services. Outreach workers assist people in making the 2-1-1 call and assist with follow up to any and all referrals. In addition, the Community Care Team at Middlesex Hospital will continue to meet weekly to create care plans for frequent users of the emergency department. Approximately half of these patients are homeless or have unstable housing

**Addressing the emergency shelter and transitional housing needs of homeless persons**

The City participates in the local Coordinated Access Network (CAN). Through the CAN, service providers work together to streamline and standardize the process for individuals and families to access assistance. The CAN continues to make great progress in individualizing housing and related services based on a housing assessment and level of need. New tools include shelter diversion, rapid rehousing, prevention, shared living arrangements and permanent supportive housing. Case managers are now laser-focused on assisting clients with the housing search. Case managers are trained to make referrals to other necessary mainstream services, such as health care and employment services, instead of re-creating these services within the shelter system.

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

In compliance with HUD regulations, all COC funded projects must have a system of coordinated entry and policies and practices that ensure that persons being discharged from publicly funded institutions of care are not homeless following discharge. Within Middletown, COC funded programs include The Connection, a rental assistance program and a rapid rehousing program. All look to maximize assistance for homeless persons and families and comply with the CT-BOS discharge policy.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing,**

**health, social services, employment, education, or youth needs**

**Discussion**

See above.

## **AP-75 Barriers to affordable housing – 91.220(j)**

### **Introduction:**

The Department of Planning, Conservation and Development and the Office of Equal Opportunity and Diversity Management (OEODM) administers the City of Middletown's Fair Housing Program. The Fair Housing Officer is responsible for enforcement of the City and federal fair housing laws; processing alleged cases of housing discrimination; conducting education sessions; and providing assistance on fair housing issues. The fair housing policy of the City of Middletown is in accordance with provisions of section 46a-64c of Connecticut General Statutes and related federal housing laws.

The City's Fair Housing Officer will play an important role for the City with regard to ensuring that the City's fair housing policy is properly enforced. The City of Middletown is committed to affirmatively furthering fair housing. Fair Housing activities to overcome barriers to fair housing shall include:

- Continue to provide technical assistance and provide fair housing information for all City of Middletown residents.
- Continue to process and resolve cases of housing discrimination.
- Continue to provide emergency financial assistance to alleviate housing hardships through the Walter C. Jones Fund.

### **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**

During the program year, the City will continue to support the efforts of the Fair Housing Office. Middletown will also evaluate opportunities to remove the negative effects of public policies. While some barriers including issues such as the high cost of new construction, environmental hazards in the built-environment, and the age of the existing housing stock- are not within the control of the city, Middletown proposes the following actions to lessen the impact of public policies:

- Participation on a regional level to encourage greater housing opportunities
- Utilization of Tax-title and/or Municipal Properties to expand housing and economic opportunities designed to increase resident incomes

### **Discussion:**

In this Annual Action Plan period, the City proposed to continue its policy efforts to extend

development opportunities, expand its partnerships with housing developers, and support the efforts of affordable housing developers.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The City of Middletown will continue to address obstacles in order to better meet the needs of the underserved. The activities selected for funding in this program year are projects that meet a priority need and those that provide immediate benefits for low and moderate individuals. Eligible activities were prioritized and then selected by the Citizen’s Advisory Committee.

### **Actions planned to address obstacles to meeting underserved needs**

The City will continue to partner with local agencies to remain involved supporting the needs of underserved. By actively participating in the Middlesex County Coalition on Housing and Homelessness, The Mayor’s Taskforce on Homelessness, Middletown Works and other committees, The City will be able to hear and help address the issues facing this population. Monthly meetings provide first-hand information on the issues these residents are facing. The Mayor’s Taskforce is attended by homeless people who often discuss the problems they encounter and what type of supports they need.

### **Actions planned to foster and maintain affordable housing**

The City of Middletown is committed to affirmatively furthering affordable housing and activities to overcome barriers to affordable housing. The City of Middletown continues to dedicate resources to address issues of housing in Middletown by addressing the following:

- Fund a Fair Housing Officer,
- Foster Livable Neighborhoods,
- Provide access for all to the services that increase stability and self-sufficiency,
- Correct physical problems which limit the housing market in the Downtown and

surrounding neighborhoods through targeted investment and proper project design

### **Actions planned to reduce lead-based paint hazards**

The City will continue to provide referrals to property owners seeking to address lead-based paint hazards.

### **Actions planned to reduce the number of poverty-level families**

The Action Plan includes funding of public service programs that support self-sufficiency. The City will continue to actively ensure that anti-poverty programs operated by the Valley Opportunity Council, the recognized community action agency, will continue to be provided to Middletown residents.

### **Actions planned to develop institutional structure**

The residents of Middletown and the U.S. Department of Housing and Urban Development have an interest in seeing that the Consolidated Plan programs and projects are implemented in a timely manner and information is provided to all in a timely manner.

A strong institutional structure with the ability to develop and share data on the progress and status of beneficiaries through the development of integrated and formalized system of obtaining information and disbursing information for evaluation and decision-making benefits all stakeholders.

The Citizens' Advisory Committee has identified procedures to ensure that the Consolidated Plan can be implemented.

- The City of Middletown changed from an annual reporting process to a quarterly reporting process, where sub-recipients are required to provide a progress report detailing accomplishments and spending.
- The Community Development Specialist produces monthly financial reports using IDIS print-out that are review by the CAC that include the timeliness report, the underway and budgeted grantee summary activity report, and the HUD grants and program income report. The CAC and the City of Middletown are continuing to study ways in which the CBDG program can be better managed and implement those that will yield results.
- The City of Middletown has revised the on-site inspection process to ensure that sub-grantees are being reviewed in a timely manner to ensure that all sub-grantees are on track or implement procedures to prevent the need for extensions.
- The CAC has reviewed of how extensions are granted to sub-grantees. Sub-grantees previously were only required to submit a letter requesting an extension and when it

expected to use their unused funds. Now sub-grantees will be required to submit a plan that provides a timetable and benchmarks, so the CAC can evaluate if the sub-grantee is indeed following through on its obligations.

The Citizens' Advisory Committee will continue to seek ways to increase the timeliness and problem solve slow moving projects sooner rather than later.

The Citizens' Advisory Committee also seeks to increase cooperation and information sharing with stakeholders in the community through staff and correspondence. Staff meets with the Middletown Housing Authority, Middlesex Continuum of Care, North End Action Team, The Connection Inc, Mercy Housing and others to advise these groups on CDBG funding possibilities. Staff also hold seminars to educate groups and organizations about applying for Community Development Block Grant funds and to educate sub-grantees on recent changes in the regulations. Staff provide technical assistance to those interested in applying for CDBG funds.

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

Success of a planned coordination between public and private social service agencies requires the support and determination of stakeholders. People and the organizations they are a part of are critical for this five year plan to succeed. A significant new component to Middletown's Community Development Block Grant program is the creation of working groups to disseminate information, seek buy-in, critically review the plan's progress and outputs, and form partnerships to better leverage CDBG, private and other public resources

### **Discussion:**

Federal community development funds are safeguarded through procedures that regulate how funds are expended. Accounting and budget systems must be in place to account for federal funds, and assure that they are being spent only on eligible project activities. To meet this objective, the city, through the Community Development Specialist and the Citizens Advisory Committee conducts thorough financial and programmatic monitoring annually. A formal monitoring process has been developed to ensure that projects are receiving timely inspections and oversight

# Program Specific Requirements

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

**Introduction:**

The City will continue to exceed the HUD requirement that 70% of CDBG funds be expended on Low -Moderate activities.

### 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
<b>Total Program Income:</b>	<b>0</b>

#### 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.	100.00%

During the current program year, all expenditures will directly support low -moderate income persons and CDBG eligible areas.