

RESOLUTION 121 – 25

A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF CAPE CORAL, FLORIDA, AUTHORIZING A SUBSTANTIAL AMENDMENT TO THE 2024-2025 ONE YEAR ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) ENTITLEMENT PROGRAM; AUTHORIZING AND DIRECTING THE CITY MANAGER OR THEIR DESIGNEE TO PREPARE AND SUBMIT THE AMENDMENT TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; AUTHORIZING THE CITY MANAGER OR THEIR DESIGNEE TO EXECUTE ALL AGREEMENTS AND DOCUMENTS NECESSARY FOR SUBMISSION OF THE AMENDMENT AND THE USE OF SUCH FUNDS; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Mayor and City Council adopted Resolution 248-24 on July 24th, 2024, which approved the 2024-2025 Community Development Block Grant (CDBG) One Year Action Plan; and

WHEREAS, the City desires to amend the plan to allocate unspent administrative and program funds to an acquisition program for the development of single-family housing; and

WHEREAS, the City has followed procedures consistent with 24 CFR 91.505 in order to amend the respective approved plans; and

WHEREAS, the City has followed procedures consistent with the City of Cape Coral, Florida, CDBG Citizen Participation Plan to amend the respective approved plans.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CAPE CORAL, FLORIDA:

Section 1. The Mayor and City Council hereby authorize the Substantial Amendment to the 2024-2025 One Year CDBG Action Plan. A copy of the Substantial Amendment is attached hereto as Exhibit 1.

Section 2. The Mayor and the City Council authorize and direct the City Manager or their Designee to prepare all required materials necessary for the submission of the amendment to the U.S. Department of Housing and Urban Development.

Section 3. The Mayor and the City Council authorize and direct the City Manager or their Designee to execute all agreements and documents necessary for submission of the amendments and the use of such funds.

Section 4. Effective Date. This Resolution shall take effect immediately upon its adoption by the Cape Coral City Council.

ADOPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF CAPE CORAL, FLORIDA, AT THEIR REGULAR SESSION THIS _____ DAY OF _____, 2025.

JOHN GUNTER, MAYOR

VOTE OF MAYOR AND COUNCILMEMBERS:

GUNTER	_____	LASTRA	_____
STEINKE	_____	KILRAINE	_____
LEHMANN	_____	LONG	_____
DONNELL	_____	KADUK	_____

ATTESTED TO AND FILED IN MY OFFICE THIS _____ DAY OF _____, 2025.

KIMBERLY BRUNS,
CITY CLERK

APPROVED AS TO FORM.

ALEKSANDR BOKSNER
CITY ATTORNEY
Res/CDBG Amendment



EXHIBIT 1



Substantial Amendment



City of Cape Coral
Substantial Amendment #1
2024-2025 One Year Action Plan
Resolution xx-25
Public Comment Version 1.0

Background/Summary

The City of Cape Coral is an entitlement recipient of federal funds from the US Department of Housing and Urban Development HUD for the Community Development Block Grant (CDBG) Program. In 2008 (under the 2008/2009 CDBG Action Plan) the City was awarded \$7,065,484 in Neighborhood Stabilization Program One funds. In 2010 (under the 2010/2011 CDBG Action Plan) the City was awarded \$3,048,210 in Neighborhood Stabilization Program Three funds. In 2024-2025 the City was awarded \$1,089,925 in CDBG funding and \$363,088.45 HOME Investment Partnerships Program Funds.

In accordance with 24 CFR 91.505, the City of Cape Coral is submitting a substantial amendment to the 2024-2025 One Year Action Plan proposing to reallocate unused administration and program dollars for the acquisition of land for the development of affordable housing.

Federal regulations require that the grantee provide citizens with reasonable notice of and an opportunity to comment on any substantial amendment to the Plan in accordance with 245 CFR 91.10. A detailed summary of the proposed change has been outlined throughout this amendment.

Substantial Amendment

Program Year 2024-2025 One Year CDBG Action Plan

This substantial amendment will add acquisition of real property as an eligible activity and fund the activity from unused administration and program funds from various years. This activity will be administered by Habitat for Humanity of Lee and Hendry Counties.

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

Introduction

During the five years covered by the Consolidated Plan, the City of Cape Coral expects to receive \$5,353,015 in CDBG funding. For Program Year 2024-2025 the City has been awarded \$1,089,925 in CDBG funds. The CDBG funds will be used to address the priority needs identified in the Consolidated Plan.

Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 4				Expected Amount Available Reminder 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	1,089,925	0	<u>\$300,000</u>	1,089,925 <u>\$1,389,925</u>	1,089,925	CDBG funds will be utilized in accordance with this plan to further address community development, housing, and public service needs in Cape Coral
HOME	Public Federal	Acquisition Administration and Planning Housing Rehabilitation of rental or owner-occupied units Downpayments Tenant based rental assistance	\$363,088.45	0	<u>0</u>	\$363,088.45		HOME funds will be utilized to further address housing needs in Cape Coral
Other	Public - State	Acquisition/New Construction Housing/Rehabilitation	1,616,742	0	0	1,616,742	3,233,484	State Housing Initiative Partnership (SHIP) program funds will be utilized to

								address affordable housing issues in Cape Coral.
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REVISED AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3) &(e)

Goal Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Homeowner Assistance	2020	2024	Affordable Housing	City of Cape Coral	Increase Access to Affordable Housing	CDBG: \$641,516 State Housing Initiative Partnership Program (SHIP): \$981,716	Direct Financial Assistance to Homebuyers: 11 Households Assisted Rehabilitation of owner-occupied housing - 4
2	Acquisition	2020	2024	Affordable Housing	City of Cape Coral	Increase Access to Affordable Housing	CDBG: <u>\$300,000</u>	Acquisition of properties - <u>5</u>
3	Sidewalk Construction	2020	2024	Public Facilities	City of Cape Coral	Provide for Infrastructure Improvements	CDBG:\$0	Public facility or infrastructure activities other than low/moderate income housing benefit:
4	Public Service Assistance	2020	2024	Homeless Non-Homeless Special Needs Non-Housing Community Development	City of Cape Coral	Increase Access to Public Service Activities	CDBG: \$163,489	Public service activities other than Low/Moderate Income Housing Benefit: 2000 Persons Assisted
5	Microenterprise-Economic Development	2020	2024	Non-Housing Community Development	City of Cape Coral	Increase Economic Opportunity	CDBG: \$40,000	11 persons
6	Program Administration	2020	2024	Program Administration	City of Cape Coral	Program Administration	CDBG: \$217,985	

REVISED AP-35 Projects – 91.220(d)

Introduction

The City will undertake various projects during the 2024-2025 program year focused on providing decent affordable housing, creating a suitable living environment, and expanding economic opportunity for residents. The City will utilize their HUD CDBG grant program to carry out activities intended to address priority needs in the community and ensure the greatest impact to beneficiaries.

#	PROJECT NAME
1	HOMEOWNERSHIP ASSISTANCE
2	CAPE CORAL CARING CENTER PUBLIC SERVICES
3	SHELTER AND SERVICES FOR DOMESTIC VIOLENCE VICTIMS
4	PARATRANSIT – MINIBUS
5	CHILD CARE SERVICES
6	UTILITY ASSISTANCE
7	SERVICES FOR THE DEAF
8	SERVICES FOR THE DEVELOPMENTALLY DISABLED
9	SENIOR SERVICES
10	MICROENTERPRISE ASSISTANCE
11	CDBG PROGRAM ADMINISTRATION
12	<u>ACQUISITION OF REAL PROPERTY</u>

AP38 Revisions – Projects Summary

12	<u>PROJECT NAME</u>	<u>ACQUISITION OF REAL PROPERTY</u>
	<u>TARGET AREA</u>	<u>CITY OF CAPE CORAL</u>
	<u>GOALS SUPPORTED</u>	<u>AFFORDABLE HOMEOWNERSHIP</u>
	<u>NEEDS ADDRESSED</u>	<u>INCREASE ACCESS TO AFFORDABLE HOUSING</u>
	<u>FUNDING</u>	<u>CDBG: \$300,000</u>
	<u>DESCRIPTION</u>	<u>PROJECT WILL COMPRISE OF ONE ACTTIVY THE ACQUISITION OF LAND FOR DEVELOPMENT OF AFFORDABLE HOUSING</u>
	<u>TARGET DATE</u>	<u>09/30/2025</u>
	<u>ESTIMATE THE NUMBER AND TYPE OF FAMILIES THAT WILL BENEFIT FROM THE PROPOSED ACTIVITIES</u>	<u>IT IS ESTIMATED THAT FIVE PROPERTIES WILL BE PURCHASED FOR THE DEVELOPMENT OF AFFORDABLE HOUSING.</u>
	<u>LOCATION DESCRIPTION</u>	<u>THIS IS A SCATTERED SITE PROJECT. PROPERTIES WILL BE LOCATED THROUGHOUT THE CITY OF CAPE CORAL.</u>
	<u>PLANNED ACTIVITIES</u>	<u>HABITAT FOR HUMANITY ACQUISITION</u>

Federal regulations require for the City provide the public with reasonable notice of and an opportunity to comment on any substantial amendments in accordance with 24 CFR 91.19. The 30-day comment period will commence on Wednesday, April 9, 2025 and end on May 9, 2025. The public may view the document at the Department of Development Services, City Hall, 1015 Cultural Park Blvd, Cape Coral, FL 33990, between the hours of 7:30 AM and 3:30 PM – Monday through Friday.

The public is encouraged to comment upon the proposed substantial amendment by submitting written comments to the Department of Development Services at PO Box 150027, Cape Coral, FL 33915-0027 or to mbabic@capecoral.gov. The City Council will consider the amendment at the May 21, 2025, City Council Meeting in City Council Chambers City Hall, 1015 Cultural Park Blvd, Cape Coral, FL 33990 at 5:00 PM.

The City of Cape Coral must consider any comments or views of residents, agencies, or other interested parties received in writing or orally at public hearings in preparation of the final amendment. A summary of these comments has been included as Exhibit B.

Exhibit A — Affidavit of Publication

AFFIDAVIT OF PUBLICATION

Millie Babic
Accts Payable
City Of Cape Coral_Dept Of Comm Dev
Po Box 150027
Cape Coral FL 33915-0027

STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Advertising Representative of the News-Press, a daily newspaper published at Fort Myers in Lee County, Florida; that the attached copy of advertisement, being a Legal Ad in the matter of Main Legal CLEGL, was published on the publicly accessible website of Lee County, Florida, or in a newspaper by print in the issues of, on:

04/09/2025

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 04/09/2025

Amy Kohott

Legal Clerk

Nicole Jacobs

Notary, State of WI, County of Brown

8-21-26

My commission expires

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State of Wisconsin

**PUBLIC NOTICE OF AVAILABILITY
CITY OF CAPE CORAL
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)
ENTITLEMENT PROGRAM
SUBSTANTIAL AMENDMENT TO 2024-2025 ONE YEAR ACTION PLAN**

The City of Cape Coral has prepared a substantial amendment to 2024-2025 One Year Action Plan. This amendment reallocates unused administration and program funds in the amount of \$300,000 to one (1) new activity: Acquisition. The acquisition activity will fund the acquisition of land for the development of housing for low/moderate income households. This activity will be undertaken by Habitat for Humanity of Lee and Hendry Counties.

The City Council of Cape Coral will accept public comment on the substantial amendment on May 21, 2025, at 5:00 PM. The public hearing will be held at the City of Cape Coral City Council Chambers, 1015 Cultural Park Boulevard, Cape Coral, Florida 33990.

A copy of the Substantial Amendment will be available for public review and comment at the Department of Development Services-Planning Division, City of Cape Coral City Hall, 1015 Cultural Park Boulevard, Cape Coral, Florida 33990. Public comments on the document will be accepted beginning on April 9, 2025 and end on May 9, 2025. All comments should be addressed to Milica Babic, AICP, Principal Planner, Department of Development Services-Planning Division, 1015 Cultural Park Boulevard, Cape Coral, Florida 33990. Electronically mailed comments are welcome at mbabic@capecoral.gov. Upon the conclusion of the public comment period, comments will be incorporated into the document and submitted to the US Department of Housing and Urban Development.

If you have any questions regarding the Action Plan for the City's CDBG Program or require special services for hearing impaired or handicapped at the public hearing phase, please contact the City Clerk's office at least seven (7) days prior to the hearing.

Kimberly Bruns, CMC
City Clerk



NP-41608442

Exhibit A – Affidavit of Publication

Exhibit B — Public Comment Received - RESERVED