

AGENDA
CULTURAL RELATIONS ADVISORY BOARD
THURSDAY, AUGUST 12, 2010 – 7:00 PM
City Commission Chambers – 806 N. Second. Ave.

Call to Order

Roll Call

Selection of Officers
 Chairman
 Vice Chairman

Assignment of Terms of Office
 3 to expire January 31, 2012
 3 to expire January 31, 2013
 3 to expire January 31, 2014

Discussion on Regular Monthly Meeting Day/Time/Location

Report on Neighborhood Cleanup Project and Housing Rehabilitation Program

Request from Abdigadir Mohamed

Comments from Dan Reichenborn

Future Agenda Topics/Programs/Issues

Adjournment

PUBLIC HEARING NOTICE

The City of Dodge City will hold a public hearing on Monday, August 16, 2010 at 7:00 p.m. in the Commissioners Meeting Room, City Hall, 800 N. 2nd, Dodge City, Kansas for the purpose of considering an application to be submitted to the Kansas Department of Commerce for Small Cities Community Development Block Grant funds under the Housing Rehabilitation category. A specific project application to be discussed is the rehabilitation of approximately 15 houses in an area beginning at the intersection of Wyatt Earp Blvd, and the western alley of Avenue D thence north to the northern alley of Vine Street, thence east to the eastern alley of Avenue E thence south to Wyatt Earp Blvd. thence west to the point of beginning. The estimated project cost is \$401,000.00 with the grant request for \$400,000.00 of the project cost. Other project proposals introduced at the hearing will be considered. Oral and written comments will be recorded and become a part of the City of Dodge City's CDBG Citizen Participation Plan.

Reasonable accommodations are available for persons with disabilities. Requests for accommodations should be submitted to the City Clerk by 5:00 p.m., Friday August 13, 2010.

E. Kent Smoll, Mayor

- The completed **rehabilitated property** must meet CDBG Housing Quality Standards or local codes, whichever is stricter.
- Eighty percent of housing funds must be used to rehabilitate homes to CDBG Livability Standards.
- Twenty percent of housing funds may also be used to address Health and Safety and Weatherization Standards inside the target area, if the unit cannot be brought up to Livability Standards. This 20 percent may be used for emergencies or accessibility standards for disabled households outside the targeted area.
- For housing projects, administrative allowances are **\$20,000 or 10 percent, whichever is less, under \$250,000 and \$25,000 over \$250,000** of the housing activities.

HOUSING REHABILITATION PROGRAM

COMMUNITY DEVELOPMENT BLOCK
GRANT PROGRAM

For more information, contact:

Linda Hunsicker
CDBG Field Representative
Phone: (785) 625-0073
E-mail: lhunsicker@kansascommerce.com

**KANSAS**

DEPARTMENT OF COMMERCE

Rural Development

1000 S.W. Jackson St., Suite 100
Topeka, KS 66612-1354
Phone: (785) 296-3004
TTY: 711
Fax: (785) 296-3776
E-mail: ruraldev@kansascommerce.com
KansasCommerce.com

**KANSAS**

DEPARTMENT OF COMMERCE

Rural Development

The CDBG program is funded by an annual Congressional appropriation through the U.S. Department of Housing and Urban Development (HUD).

CDBG projects must meet one of three **National Objectives**:

1. Benefiting Low-to Moderate-Income (LMI) persons;
2. Addressing Slums and Blight; or
3. Meeting a particularly urgent community development need.

CDBG Housing Programs

Housing Rehabilitation includes housing rehabilitation projects only or a combination of housing rehabilitation and demolition. Owner-occupied and rental properties are eligible for housing rehabilitation. However, if rental property is to be addressed, the landlord must contribute a minimum of 25 percent of the repair costs of the rental unit unless he/she is income qualified.

Designing Your Beneficiary Area

The CDBG program encourages neighborhood revitalization through its housing category. Two approaches may be considered in determining a beneficiary area:

A **target area** must be designated for all rehabilitation and rehabilitation/demolition projects in communities with populations 2,000 and above. The target area must contain between 20 and 200 housing units. The area should be a natural neighborhood, and the number of substandard houses and condition of the houses should be considered. Impact in the targeted area is stressed.

Spot Rehabilitation may be used in communities with a population of fewer than 2,000 residents for housing/demolition projects. Rehabilitation may be done citywide on residential structures whose occupant income qualifies. This is allowed when there is not a specific targeted area that needs to be addressed. In deciding whether to undertake a spot-rehabilitation approach, remember that the impact of the project is of key importance.

Meeting LMI Requirements

All recipients of housing rehabilitation must be documented to be LMI.

In a **Housing Rehabilitation** or **rehabilitation/demolition grant**, the target area does not need to be surveyed.

Eligible Program Costs and Requirements

Housing Rehabilitation and Demolition

- The maximum housing grant award is \$400,000, including professional services.
- The cost of CDBG rehabilitation per unit cannot exceed \$20,000 for rehabilitation.
- Safe Work Practices and Cleaning for Clearance – ten percent of rehabilitation dollars.
- Risk Assessment – up to \$1,000 per unit.
- Clearance Testing – up to \$300 per unit.
- Relocation Allowance – up to \$5,000 per grant.
- Housing inspection fees are a maximum of \$800 per unit.
- The maximum demolition cost per unit is \$6,500, including all inspections, (residential properties only).

IS YOUR HOUSE IN NEED OF *REPAIR*



**THE CITY OF DODGE CITY NEEDS YOUR SUPPORT TO
APPLY FOR HOUSING REHABILITATION GRANT FUNDS**

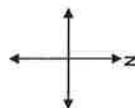
**TO LEARN MORE ABOUT THE PROGRAM, PLAN TO
ATTEND THE INFORMATIONAL MEETING BEING HELD ON
AUGUST 14, 2010.**

TIME: 11:00 A.M.

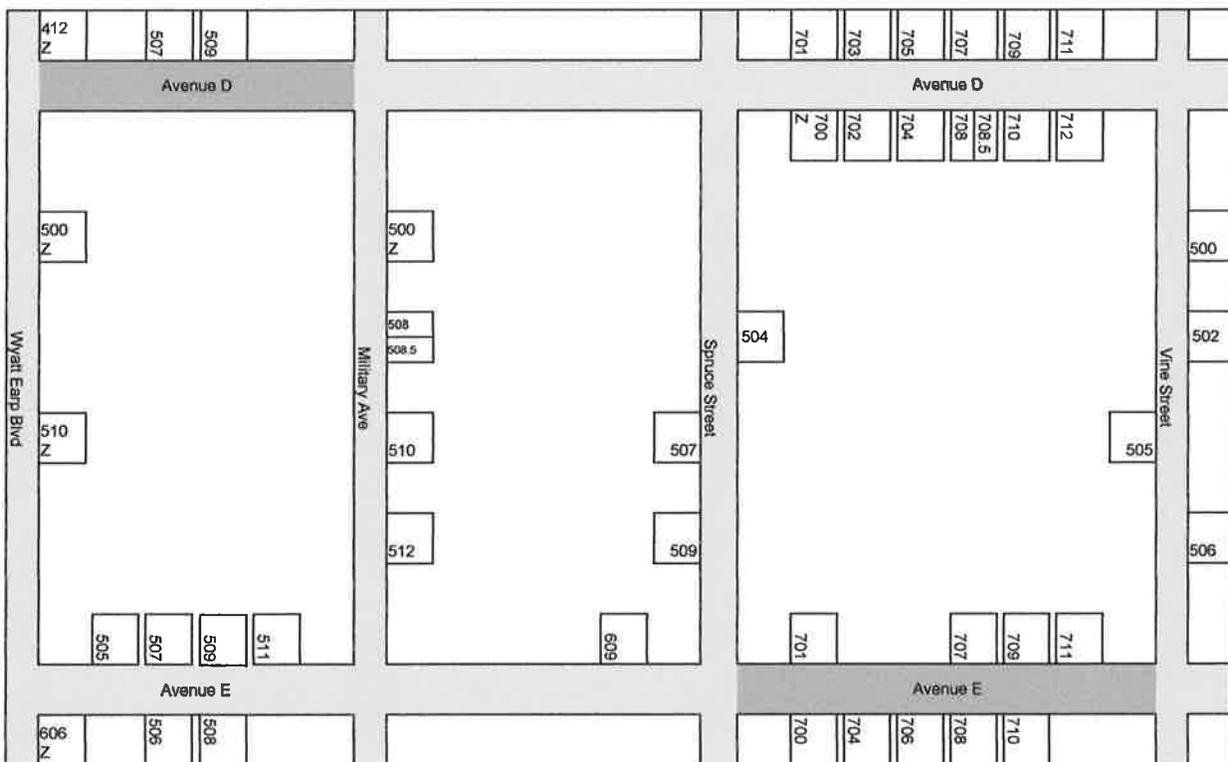
**LOCATION: 500 MILITARY –THE EAST PARKING LOT OF
AISIAN LUCKY MARKET**

LUNCH WILL BE SERVED

CITY OF DODGE CITY TARGET AREA



Z
= Non-Residential



**City of Dodge City
Housing Rehabilitation Pre-Application**

Name: _____

Address: _____

Phone Number/Fax Number/Email: _____

Home: _____

Income: Housing Rehabilitation funds may only be awarded to homes occupied by low to moderate income persons. Low income limits for the City of Dodge City are established by the United States Department of Housing and Urban Development. Please indicate the size of your family and mark the box that best describes the annual income for your household:

		Income Limits						FAMILY SIZE: _____
		A (30%)		B (50%)		C (80%)		
F a m i l y S i z e	1	11,200.00	TO	18,700.00	TO	29,900.00	<input type="checkbox"/> Income below Column A	
	2	12,800.00	TO	21,400.00	TO	34,200.00	<input type="checkbox"/> Income between Column A & B	
	3	14,400.00	TO	24,050.00	TO	38,450.00		
	4	16,000.00	TO	26,700.00	TO	42,700.00	<input type="checkbox"/> Income between Column B & C	
	5	17,300.00	TO	28,850.00	TO	46,150.00		
	6	18,600.00	TO	31,000.00	TO	49,550.00	<input type="checkbox"/> Income above Column C	
	7	19,850.00	TO	33,150.00	TO	52,950.00		
	8	21,150.00	TO	35,250.00	TO	56,400.00		

Home Information:

Type of Home: Single Level Two Story Mobile Home*

Approximate age of your home in years: 0-50 50-75 75 or older

Size of your home is square feet: 500-1,000 1,000-1,500 1,500-2,000 2,000+

Mobile Home* Was you home built prior to 1976? Yes No
 Is your home fully anchored, with hitch and wheels removed? Yes No
 Do you own the property where your mobile home sits? Yes No
 Is it taxed as real property? Yes No

Please indicate which items need to be repaired or replaced:

Windows	Heating	Electrical	Foundation
Siding	Roof	Plumbing	Insulation

Demographic Information:

Race	Total Number Person(s)	Number Hispanic Origin
White		
Black/African American		
Asian		
American Indian/Alaskan Native		
Native Hawaiian/Other Pacific Islander		
American Indian/Alaskan Native & White		
Asian & White		
Black/African American & White		
American Indian/Alaskan Native & Black/African American		
Balance/other		

Female Head of Household No Yes Disabled No Yes How Many? ____ Over 65 No Yes How Many? ____

Statement of Intent:

Are you the Owner, Landlord or Tenant for this unit: _____

May we contact you regarding this information: Yes No

If the City of Dodge City is awarded CDBG Housing Rehabilitation Funds from the Kansas Department of Commerce will you submit an application for funds to rehabilitate your home: Yes No

Printed Name: _____

Signature: _____

This information will be kept confidential. Filling out this form is voluntary and does not guarantee funds will be used to rehabilitate your home.

**City of Dodge City
Housing Rehabilitation Pre-Application**

Landlord Name: _____
 Landlord Address: _____
 Landlord Phone Number/Email: _____

Landlords: _____

Is this property currently rented: Yes No

Address of Rental Property: _____

Tenant's Name: _____

Tenant's Phone: _____

How long has the tenant occupied this property?: _____

If vacant, how long has it been since it was last rented?: _____

Do you anticipate having a renter in the near future?: _____

Landlord Income: _____

Income limits for the City of Dodge City are established by the Department of Housing and Urban Development. Please indicate your family size and check the box that best describes your annual income.

		Income Limits						FAMILY SIZE: _____	
		A (30%)		B (50%)		C (80%)			
Family Size	1	11,200.00	TO	18,700.00	TO	29,900.00	<input type="checkbox"/> Income below Column A		
	2	12,800.00	TO	21,400.00	TO	34,200.00	<input type="checkbox"/> Income between Column A & B		
	3	14,400.00	TO	24,050.00	TO	38,450.00			
	4	16,000.00	TO	26,700.00	TO	42,700.00	<input type="checkbox"/> Income between Column B & C		
	5	17,300.00	TO	28,850.00	TO	46,150.00			
	6	18,600.00	TO	31,000.00	TO	49,550.00	<input type="checkbox"/> Income above Column C		
	7	19,850.00	TO	33,150.00	TO	52,950.00			
	8	21,150.00	TO	35,250.00	TO	56,400.00			

Landlords who indicate that their income is above Column C will be required to submit at least 25% toward the cost of rehabilitation for their property.

Is your income above Column C? Yes No

Are you willing to contribute 25% toward the cost of rehabilitating this unit? Yes No

Home Information: _____

Type of Home: Single Level Two Story Mobile Home*

Approximate age of your home in years: 0-50 50-75 75 or older

Size of your home is square feet: 500-1,000 1,000-1,500 1,500-2,000 2,000+

Which of the following items on your home need to be repaired or replaced:

Windows		Foundation	
Siding		Insulation	
Heating		Electrical	
Roof		Plumbing	

Please provide a brief description of the major problems with these items: _____

Please list any major repairs that have been made to your home in the last five years: _____

Statement of Intent - Landlord:

May we contact you regarding this information: Yes No

If the City of Dodge City is awarded CDBG Housing Rehabilitation Funds from the Kansas Department of Commerce will you submit an application for funds to rehabilitate your home: Yes No

Date: _____

Printed Name: _____
Landlord

Signature: _____
Landlord

If the property currently has a tenant, please have them fill out the remainder of this application.

Tenants:

Housing Rehabilitation funds for rental properties may only be awarded to homes whose tenants are low-to-moderate income. Income limits for the City of Dodge City are established by the Department of Housing and Urban Development. Please indicate your family size and check the box that best describes your annual income.

		Income Limits						FAMILY SIZE: _____
		A (30%)		B (50%)		C (80%)		
Family Size	1	11,200.00	TO	18,700.00	TO	29,900.00	<input type="checkbox"/> Income below Column A	
	2	12,800.00	TO	21,400.00	TO	34,200.00	<input type="checkbox"/> Income between Column A & B	
	3	14,400.00	TO	24,050.00	TO	38,450.00		
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Demographic Information:

Race	Total Number Person(s)	Number Hispanic Origin
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Native Hawaiian/Other Pacific Islander		
American Indian/Alaskan Native & White		
Asian & White		
Black/African American & White		
American Indian/Alaskan Native & Black/African American		
Balance/other		

Female Head of Household

No Yes

Disabled

No Yes How Many? ____

Over 65

No Yes How Many? ____

Statement of Intent - Tenant:

May we contact you regarding this information: Yes No

If the City of Dodge City is awarded CDBG Housing Rehabilitation Funds from the Kansas Department of Commerce will you submit an application for funds to rehabilitate your home: Yes No

Date: _____

Printed Name: _____
Tenant

Signature: _____
Tenant

This information will be kept confidential. Filling out this form is voluntary and does not guarantee funds will be used to rehabilitate your home.

IT'S FALL CLEANING TIME

A neighborhood cleanup is scheduled for Saturday, August 14 from 9:00 am to 11:00 am.

There will be large bins for disposal of yard waste/tree limbs, and junk such as old furniture.

We will cut weeds, trim trees and clean alleys.

Free dumping and free help!

We need you to join us at 9:00 am—11:00 am
Then join us for lunch at
Asian Lucky Market, 500 Military Ave.

CREW/Keep Dodge City Beautiful



 **DODGE CITY**



Jane Longmeyer

From: Mohamed Abdurahman [Mohamed.Abdurahman@srs.ks.gov]

Sent: Tuesday, August 10, 2010 5:47 PM

To: Jane Longmeyer

Subject: RE: News Release sent to media

Is that the young man who lives in Garden City or is he the Abdigadir who works with Cargill?

I would suggest the city not to endorse or fund any Somali organization, the reason is that from what I understand there are at least 5 different individuals, each from a different clan looking to establish an organization in DC. All of them do not have the educational or management background to run an organization.

Also since each one of them is from a particular clan, other Somalis are for sure not going to accept them. Therefore you would have 5 or more organizations each claiming to represent the Somali community when in fact they are not. The city would then be caught in the middle of Somali clan politics.

My suggestion is when these individuals contact you or attend the board meeting, just listen and not promise anything. I am told last week there was a fight at the Somali community office in Garden City, because several individuals from various clans accused the young man who runs the office of stealing funds, etc.

If these individuals want the Somali refugees to receive services they should send them to the many neutral organizations that serve everyone in the community such as UMAM, United WAY, DCCC, etc.

I am flexible, when required I can work or attend meetings on Fridays. In fact, I worked last 2 Fridays.

Thank you Jane.

Mo

From: Jane Longmeyer [mailto:janelong@dodgecity.org]

Sent: Tuesday, August 10, 2010 5:30 PM

To: Mohamed Abdurahman

Subject: RE: News Release sent to media

Sorry you can't be here but I realize that Friday is your day off and it might cause a conflict. If you read the attachment, you will note an item from Abdigadir Mohamed wanting to establish a place for his community in Dodge City. I think you may have already discussed this with Ryan Ausmus so he will have some background on the topic. He came to City Hall looking for the Mayor but we thought the advisory board was a better route to take.

From: Mohamed Abdurahman [mailto:Mohamed.Abdurahman@srs.ks.gov]

Sent: Tuesday, August 10, 2010 5:06 PM

To: Jane Longmeyer

Subject: RE: News Release sent to media

Hi Jane,

8/11/2010

Cultural Relations Advisory Board
Meeting Notes

Called to order by staff Jane Longmeyer

Roll Call

- Sara Mora (Cargill)
- Marilyn Treto (National Beef)
- Vernon Bogart (Ministerial Alliance)
- Randy Smith (USD #443)
- Ryan Ausmus (United Way)
- Greta Clark (DCCC/Adult Learning Center)
- Elva Dominguez (Mexican American Ministeries)
- Micaela Morales (Chamber of Commerce)
- Oliver Bland (At Large)

Selection of Officers

Chairman: Ryan Ausmus nominated by Marilyn Greta, seconded by Marilyn, approved by a vote of yes.

Vice Chairman: Greta nominated by Marilyn, seconded by Elva, approved by a vote of _____.

Assignment of Terms of Office:

Expires January 31, 2012:

1. Sara Mora
2. Randy Smith
3. Micaela Morales

Expires January 31, 2013:

1. Marilyn Treto
2. Elva Dominguez
3. Deb Mylar

Expires January 31, 2014:

1. Ryan Ausmus
2. Greta Clark
3. Oliver Bland

Discussion on regular monthly meeting day/time/location:

Thursday, 7:00 2nd @ City Commission

Neighborhood Cleanup Project and Housing Rehabilitation Program was presented by Jane Longmeyer.

Comments: _____

Comments by Abdigadir Mohamed: ECCC case worker lives in B.C.

Somalia, Ethiopia, Sudanese, Kenya have a community gathering space 300 (tutor)

Saturday Afternoon study sessions (

Looking for

Sara-mentioned the KDOT-branched public bus system Resource center to help them answer questions, work out details, (pay bills, learn to drive).

Comments from Dan Reichenborn

Middle School - Bond issue, vote Nov. 3

6th & Iron Road Utilities already there

looking for help in how to encourage registration to vote.

Future Agenda Topics/Programs/Issues

- 1. Registration to vote
- 2. Discussion of resource center/education
- 3. Projects

Cultural event - Food fest Culture fest

find out their needs agencies LOL

Heritage Panel

Family Liaison Crisis Center

Kansas Dialogue Diversity @ Clarion Hotel

The meeting was adjourned on a motion by Ma. Elva, seconded by Marylyn, approved by a vote of _____

New Business: Recognition