



# Town of Manchester

## CDBG Program

### 2025-2026 Annual Action Plan

Presented by: Heather Guerette, Community  
Development Program Manager

C Community

D Development

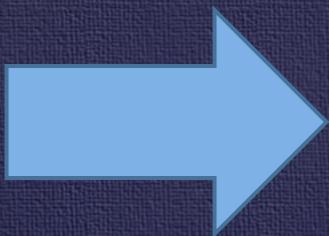
B Block

G Grant



Community Development Block Grant Program

# Where does CDBG funding come from?



# CDBG

COMMUNITY DEVELOPMENT BLOCK GRANT



Image courtesy of Passaic  
County, NJ Planning Dept.

# Consolidated Plan

## 5 years

Plan Under Development: 2025-2029

Action Plan  
Year 1

Action Plan  
Year 2

Action Plan  
Year 3

Action Plan  
Year 4

Action Plan  
Year 5

## Consolidated Plan (ConPlan)

- ❖ Assess housing and community development needs for people with low- to moderate-incomes
- ❖ Develop priority goals and objectives

# ANNUAL ACTION PLAN

- ❖ Program year: October 1 – September 30
- ❖ Describes projects funded during the program year
- ❖ Outlines goals and how funds will be spent
- ❖ Identifies funding sub-recipients

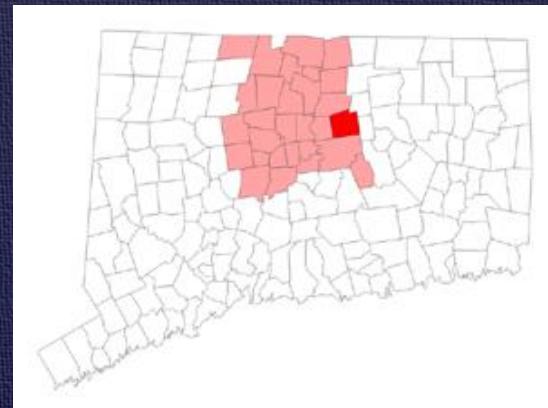


# ANNUAL ACTION PLAN, CONTINUED

- ❖ 2025-2026 grant = unknown
  - ❖ If funded, anticipate amount similar to current year: \$565,198
  - ❖ Consider reprogramming \$45,324.13
- ❖ National Objectives:
  1. Benefit low/moderate income persons
  2. Prevent/eliminate slum or blight; or
  3. Meet urgent community development need

# FY2024 Income Limits (Effective 5/2024)

<u>Family/Household Size</u>	<u>Low/Mod Income Limits</u>
1 person	\$68,250
2 persons	\$78,000
3 persons	\$87,750
4 persons	\$97,450
5 persons	\$105,250



# CURRENT HOUSING PROGRAMS

## HOUSING REHAB

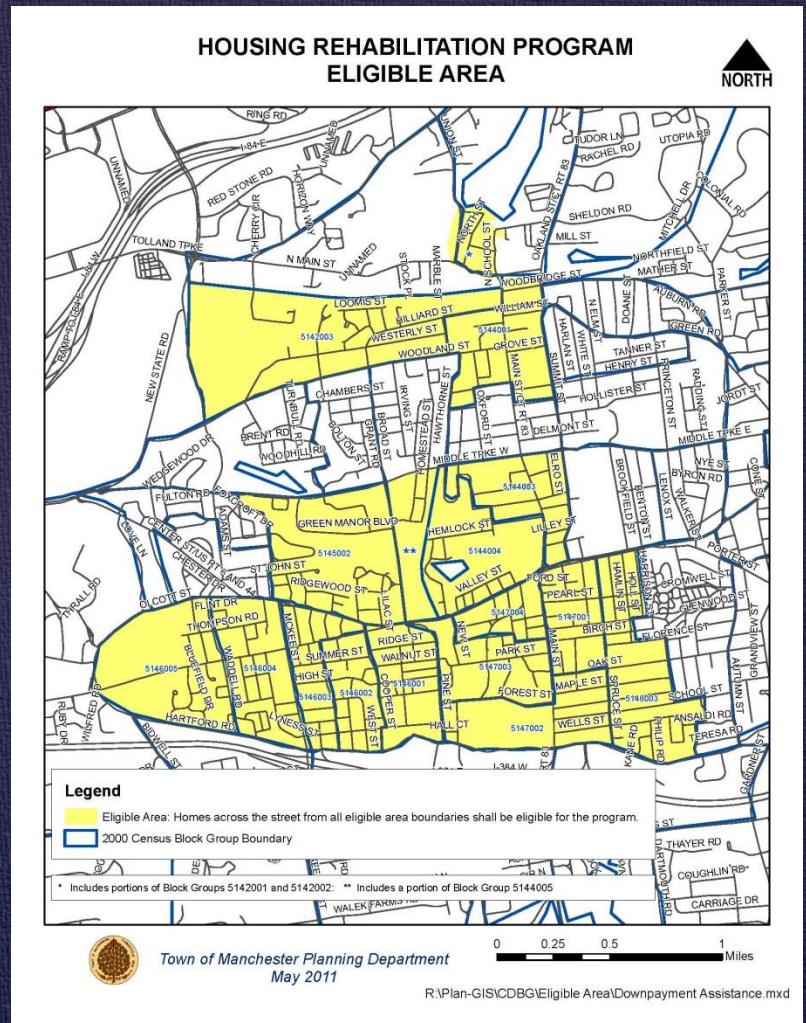
- ❖ Lead paint hazards and property maintenance code issues
- ❖ Emergency replacement program: Available town-wide to eligible households

## REBUILDING TOGETHER

- ❖ Roof replacements on income-qualified, owner-occupied homes

## WATER LINE REPLACEMENT PROGRAM

- ❖ Available to income-eligible households at risk of lead in their water line.



# PUBLIC SERVICE ACTIVITIES

- ❖ 15% spending cap
- ❖ Types of projects:
  - ❖ Job training
  - ❖ Homeless outreach
  - ❖ After-school Programs
  - ❖ Services for survivors of domestic violence



Photo courtesy of PAL Manchester



Photo courtesy of Food Shift, Alameda, CA

# 2024-2025 CDBG-FUNDED PROJECTS

- ❖ Administration
- ❖ Capital Projects & Improvements
  - ❖ Housing Rehab Program
  - ❖ Rebuilding Together Roofing Program
  - ❖ 163 Spruce St. Parking Lot

- ❖ Public Services
  - ❖ Dentistry for Seniors
  - ❖ Interval House
  - ❖ Hoarding Remediation Program
  - ❖ Partnership to End Human Trafficking

# ACTIVITIES THAT CANNOT BE FUNDED

(Some exceptions apply)

- ❖ Government buildings
- ❖ General government expenses
- ❖ Political activities: voter registration, forums, etc.
- ❖ Subsistence payments (food, clothing, shelter)
- ❖ Operating and maintenance expenses
- ❖ New housing construction



# ACTION PLAN TIMELINE

<u>DATE</u>	<u>ACTION</u>
Monday, <b>February 3, 2025</b> @ 11:00 am	<b>Hybrid Public Hearing</b> – Microsoft Teams & Lincoln Center Hearing Room
Wednesday, <b>February 5, 2025</b> @ 5:30 pm	<b>Hybrid Public Hearing</b> – Microsoft Teams & Lincoln Center Hearing Room
Friday, <b>March 21, 2025</b> @ 4:30 pm	<b>Deadline</b> for funding request applications
Tuesday, <b>June 3, 2025</b> @ 7:00 pm	<b>BOD ACTION:</b> Public Hearing and Approval of BoD Draft Consolidated Plan & Action Plan
Tuesday, <b>July 8, 2025</b> @ 7:00 pm	<b>BOD Public Hearing</b> on Approval of the Consolidated Plan and Action Plan, Appropriation of Action Plan funds; and <b>BOD ACTION:</b> Adoption/Approval of Consolidated Plan and Action Plan, Appropriation of Funds
Tuesday, <b>August 12, 2025</b> @ 7:00 pm	(If needed) <b>BOD Public Hearing</b> on Approval of the Consolidated Plan and Action Plan, Appropriation of Action Plan funds; and <b>BOD ACTION:</b> Adoption/Approval of Consolidated Plan and Action Plan, Appropriation of Funds <b><u>Plan must be adopted at this meeting</u></b>
Friday, <b>August 15, 2025</b>	Deadline for submitting Consolidated Plan and Annual Action Plan to HUD (due by 8/16/25)

# QUESTIONS

1. Thoughts on projects funded this year? Should we fund similar projects?
2. Primary Goal: To preserve, improve, and revitalize our older neighborhoods, where housing and other needs are greatest and broadest, so that they will continue to be livable and attractive neighborhoods.
3. Other comments/ideas? What needs do you see within the community?

# CONTACT INFORMATION

- ❖ Heather Guerette



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- ❖ CDBG webpage:

<https://www.manchesterct.gov/Government/Departments/Planning-and-Economic-Development/Community-Development-Block-Grant>