



Arapahoe County

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Board Summary Report

File #: 25-549

Agenda Date: 10/28/2025

Agenda #:

To: Board of County Commissioners

Through: Director, Title, Department

Prepared By:

Elizzebeth Loomis, Manager, Community Development, Housing and Homeless Services (CDHHS)

Subject:

Amendment to the Community Development Block Grant (CDBG) Allocation and HOME Investment Partnerships Program - American Rescue Plan (HOME-ARP) Allocation

Purpose and Request:

This business meeting is being held to formally approve the reallocation of \$212,729.82 in Community Development Block Grant (CDBG) funds to South Metro Housing Options for the Starlight project a 73-unit multi-family development, a reallocation of \$96,593.00 in HOME Investment Partnerships Program - American Rescue Plan (HOME-ARP) funds for grant administration and planning, and \$903,407.00 in HOME-ARP funds to Colorado Legal Services to provide 24 months of legal aid to low- and moderate-income households. In addition, approval is requested to authorize Community Development, Housing and Homeless Services Staff to submit an amendment to the Annual Action Plan and HOME-ARP Allocation Plan to the U.S. Department of Housing and Urban Development (HUD) for review and approval.

Alignment with Strategic Plan: Safe and Healthy Communities - Address housing stability through homelessness prevention, rental assistance, and community partnerships.

Background and Discussion: During a study session on September 15, 2025, the BOCC was presented funding recommendations for Community Development Block Grant (CDBG) funds and HOME Investment Partnerships Program-American Rescue Plan (HOME-ARP) funds as described below and advised staff to schedule approval of the funding allocations and submission of an amendment to the Annual Action Plan and HOME-ARP Allocation Plan to the U.S. Department of Housing and Urban Development for review and approval. The narrative below is a copy of the background and discussion without changes.

Community Development Block Grant: Community Development, Housing, and Homeless Services (CDHHS) staff request approval to reallocate Community Development Block During a study session on September 15, 2025, the BOCC was presented funding recommendations for Community Development Block Grant (CDBG) funds and HOME Investment Partnerships Program-American Rescue Plan (HOME-ARP) funds as described below and advised staff to schedule approval of the funding allocations and submission of an amendment to the Annual Action Plan and HOME-ARP Allocation Plan to the U.S. Department of Housing and Urban Development for review and approval. The narrative below is a copy of the background and discussion without changes.

Community Development Block Grant: Community Development, Housing, and Homeless Services (CDHHS) staff request approval to reallocate Community Development Block Grant (CDBG) funds to the following project:

Project: South Metro Housing Options - Starlight Affordable Housing Development

Funding Recommendation: \$212,729.82

Prior 2025 CDBG Award: \$408,494

Location: 73-unit affordable housing development at West Littleton Boulevard and South Delaware Street

Affordability: Units will be restricted to households earning at or below 70% of Area Median Income (AMI), including 8 units with project-based vouchers dedicated to youth transitioning out of foster care.

HOME Investment Partnerships Program - American Rescue Plan:

The HOME Investment Partnerships Program - American Rescue Plan (HOME-ARP) Allocation Plan was approved by the Board of County Commissioners on March 28, 2023, and amended on January 23, 2024. The recommendations below propose the strategic use of these one-time entitlement funds to maximize impact and leverage additional resources.

Shifts in project needs and overall viability have necessitated further amendments to the HOME-ARP Allocation Plan, as well as increased administrative level of effort. Community Development, Housing, and Homeless Services (CDHHS) staff request approval to reallocate funds as follows:

-\$96,593.00 to Administration and Planning to support eligible County staff in carrying out administrative and planning activities.

-\$903,407.00 to Colorado Legal Services for the delivery of eviction prevention and landlord diversion services to residents within Arapahoe County's jurisdiction over a 24-month period for Supportive Services.

Alternatives: The Board of County Commissioners (BOCC) can recommend an alternative distribution of the Community Development Block Grant (CDBG) or HOME Investment Partnerships Program - American Rescue Plan (HOME-ARP) funds.

Fiscal Impact: The Community Development Block Grant (CDBG) is an entitlement program award, while the HOME Investment Partnerships Program - American Rescue Plan (HOME-ARP) is a one-time federal award distributed by the U.S. Department of Housing and Urban Development (HUD). Therefore, the allocation of these funds will not impact Arapahoe County general funds.

Alignment with Strategic Implementation Strategies: N/A

Concurrence: N/A