



NEW CASTLE COUNTY COUNCIL COMMUNITY SERVICES COMMITTEE MEETING

Co-Chair: Penrose Hollins, Fourth District
Co-Chair: Jea P. Street, Tenth District

August 29, 2023
3:00 PM

VIRTUAL ZOOM WEBINAR MEETING** &
LOUIS L. REDDING CITY/COUNTY BUILDING
1ST FLOOR COUNCIL CHAMBERS
800 N. FRENCH STREET, WILMINGTON, DE 19801

AGENDA

- A. Meeting Call to Order
- B. Approval of Minutes Community Services Committee Meeting 7/25/2023
- C. Review/Discussion of Resolution(s)
- D. Review/Discussion of Ordinance(s)

°23-099: AMEND THE GRANTS BUDGET: APPROPRIATE \$8,942.44 IN PROGRAM INCOME TO THE ABSALOM JONES SENIOR CENTER RECREATION GRANT TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES, DIVISION OF COMMUNITY RESOURCES **(To be voted on 8/29/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-106: TO APPROPRIATE \$250,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH BE READY COMMUNITY DEVELOPMENT CORPORATION TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-107: TO APPROPRIATE \$400,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH TODMORDEN FOUNDATION TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-108: TO APPROPRIATE \$250,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH STUART ALEXANDER AND ASSOCIATES INC. TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-109: TO APPROPRIATE \$3,500,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH DELAWARE VALLEY DEVELOPMENT

CORPORATION TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-111: TO APPROPRIATE \$20,000 IN THE NEW CASTLE COUNTY HOUSING TRUST FUND TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-113: AMEND THE GRANTS BUDGET: APPROPRIATE \$58,844.44 IN ACTUAL PROGRAM INCOME TO THE INNOVATIVE DEVELOPMENT EMPOWERMENT AREA (IDEA) HOMEBUYER/HOMEOWNER REHAB GRANT, WHICH IS ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES, DIVISION OF COMMUNITY DEVELOPMENT AND HOUSING **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-114: AMEND THE GRANTS BUDGET: APPROPRIATE \$6,128 IN ADDITIONAL STATE OF DELAWARE GRANT-IN-AID FUNDS TO THE ABSALOM JONES SENIOR CENTER FY2024 GRANT, WHICH WILL BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES, COMMUNITY RESOURCES DIVISION **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

°23-115: AMEND THE GRANTS BUDGET: APPROPRIATE FEDERAL FUNDS OF \$142,380 PASSED THROUGH THE CITY OF WILMINGTON FROM THEIR ESG-CV FUNDS TO THE HOPE CENTER ESG-CV COW GRANT, WHICH IS ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES, DIVISION OF COMMUNITY DEVELOPMENT AND HOUSING **(To be voted on 9/12/2023)** Introduced by: Mr. Hollins, Mr. Street

E. Presentations

- Debris Removal Program
- Affordable Housing Project Updates

F. Other

G. Public Comment

H. Adjournment

AGENDA POSTED: 8/22/2023

*The agenda is posted (7) seven days in advance of the scheduled meeting in compliance with 29 Del. C. Section 10004(e)(2). The meeting may go into Executive Session to address issues that arise at the time of the meeting.

**Under Title 29, Section 10006A of the Delaware Code, New Castle County Council is holding this meeting as a

telephone and video conference, utilizing  Webinar. In addition, this meeting is open to the public in Council Chambers (800 N. French Street, Wilmington, DE 19801). The link to join the meeting via computer, smart device, or smartphone is : <https://zoom.us/j/377322142> You may also call the meeting (audio) using the following call-in numbers: 1-312-626-6799 or +1-646-558-8656 or +1-346-248-7799 or +1-669-900-9128 or +1-253-215-8782 or +1-301-715-8592. Then enter the Webinar ID: 377 322 142. If you do not connect well with one, please try the others. Additional information regarding phone functionality during the meeting is available at: <https://support.zoom.us/hc/en-us/articles/360029527911-Live-Training-Webinars>

Meeting materials, including a meeting agenda, legislation to be addressed during the meeting, and other materials related to the meeting are electronically accessible at <https://www.nccde.org/2351/Agendas-and-Minutes>. Members of the public joining the meeting may be provided an opportunity to make comments in real-time. A moderator will administer a comment period to ensure everyone may have an opportunity to comment.

If permitted to comment, you will not be able to speak until called upon by the moderator. For those appearing virtually, there are functions in the program that allow you to do this. Please see the link in the previous paragraph.

Finally, if you would like to submit comments or questions on legislation that will be considered during the meeting, please send them to: NiQue.Traylor@newcastlede.gov. All comments should be given by 2:30 pm on 08/29/2023.

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: July 25, 2023

ORDINANCE NO. 23-099

**AMEND THE GRANTS BUDGET:
APPROPRIATE \$8,942.44 IN PROGRAM INCOME TO THE ABSALOM JONES SENIOR
CENTER RECREATION GRANT TO BE ADMINISTERED BY THE DEPARTMENT OF
COMMUNITY SERVICES, DIVISION OF COMMUNITY RESOURCES**

WHEREAS, the Absalom Jones Senior Center Recreation grant was originally set up to record revenue and expenses for the programs run by New Castle County employees at the State-owned Absalom Jones Recreation Center; and

WHEREAS, authorization is being sought for the appropriation of an additional \$8,942.44 in program income to the Absalom Jones Senior Center Recreation grant; and

WHEREAS, the Absalom Jones Senior Center provides a variety of services for the elderly in the surrounding community including transportation to the center, adult programs, activities, and social services; and

WHEREAS, the County Executive has determined that the revenue to be appropriated shall be sufficient to cover the increase in the Grants Budget as hereinafter amended; and

WHEREAS, Council has determined that the provisions of this Ordinance substantially advance, and are reasonably and rationally related to, legitimate government interests (i.e., promoting the health, safety, morals, convenience, order, prosperity and/or welfare of the present and future inhabitants of this State).

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. The Grants Budget as adopted by Ordinance No. 75-173 is hereby amended by deleting the material bracketed and stricken and by adding the material underscored on the attached Exhibit "A."

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided by 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: Appropriate \$8,942.44 in program income to the Absalom Jones Senior Center Recreation Grant, which will be administered by the Department of Community Services, Division of Community Resources.

The Absalom Jones Senior Center provides a variety of services for the elderly in the surrounding community including transportation to the center, adult programs, activities, and social services. The revenue appropriation on this request, if approved, will be used for Tour transportation costs.

FISCAL NOTE: This Ordinance, if approved, will amend the Grants Budget by appropriating \$8,942.44 in program income funds to the Absalom Jones Senior Center Recreation Grant to be administered by the Department of Community Services, Division of Community Resources. The revenue appropriation on this request, if approved, will be used for the cost of tour transportation.

The fiscal impact of this Ordinance, if approved, will be an increase in the authorized spending authority of the Grants Budget of \$8,942.44 for FY2024. This is an ongoing grant and there is no discernible fiscal impact on the current operating budget.

DEPARTMENT: Community Services

GRANT TITLE: Absalom Jones Senior Center Recreation

PROGRAM TITLE: Absalom Jones Senior Center Recreation

EXHIBIT: "A"

Ordinance No. 23-099

Expense	Current	Change	Revised
Salaries and Wages	\$ -	\$ -	\$ -
Benefits	\$ -	\$ -	\$ -
Training/Civic Affairs	\$ 632.05	\$ -	\$ 632.05
Communication/Utilities	\$ 468.33	\$ -	\$ 468.33
Materials/Supplies	\$ 33,217.64	\$ -	\$ 33,217.64
Contractual Services	\$ 231,407.82	\$ 8,942.44	\$ 240,350.26
Equipment	\$ 3,100.00	\$ -	\$ 3,100.00
Grants/Fixed Charges	\$ -	\$ -	\$ -
Land and Structures	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -
Operating Transfer Charges	\$ -	\$ -	\$ -
Operating Transfer Credits	\$ -	\$ -	\$ -
Total	\$ 268,825.84	\$ 8,942.44	\$ 277,768.28

Revenue	Current	Change	Revised
Federal	\$ -	\$ -	\$ -
State	\$ -	\$ -	\$ -
County	\$ -	\$ -	\$ -
Program Income	\$ -	\$ -	\$ -
Other	\$ 268,825.84	\$ 8,942.44	\$ 277,768.28
Total	\$ 268,825.84	\$ 8,942.44	\$ 277,768.28

SUPPLEMENTAL INFORMATION

Estimated Program Initiation: 10/1/1989 **Estimated Program Completion:** ongoing

The Local Match: **Found in (ORG):**

Ordinance 22-065, 23-014 **Date Revised:** 5/24/2022, 1/24/2023

Passed:

PROGRAM DESCRIPTION:

The Absalom Jones Senior Center Recreation grant assists in providing a variety of services to the elderly population in the neighboring community including transportation to the center, adult programs, activities and social services. Major source of revenue is program income with additional revenue from donations and interest income.

1/24/2023 7/25/2023

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: August 29, 2023

ORDINANCE NO. 23-106

TO APPROPRIATE \$250,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH BE READY COMMUNITY DEVELOPMENT CORPORATION TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES

WHEREAS, Ordinance 21-110 established the Affordable Housing Fund to preserve and develop affordable housing within New Castle County (NCC Code 14.01.020); and

WHEREAS, Ordinance 21-111 allocated \$15,000,000 from the General Fund Tax Stabilization Fund to the Affordable Housing Fund; and

WHEREAS, New Castle County Department of Community Services held public stakeholder meetings to receive feedback and input on the Affordable Housing Fund created to preserve and create affordable housing in New Castle County; and

WHEREAS, from that feedback, the New Castle County Department of Community Services released a public Request for Proposals for eligible applicants to apply for funding through the Affordable Housing Fund; and

WHEREAS, the Be Ready Community Development Corporation was identified during this process for the rehabilitation of properties located between 1500-1514 W 4th Street in Wilmington, Delaware, and rented to those families earning less than 90% area median income (AMI); and

WHEREAS, the Housing Trust Fund is a separate fund from the Affordable Housing Fund, and the Housing Trust Fund can only be expended for projects within unincorporated areas of New Castle County and there are no Housing Trust Funds included in the funding of this Ordinance; and

WHEREAS, the revenue measures heretofore adopted by County Council are necessary to preserve and develop affordable housing within New Castle County; and

WHEREAS, each contract or purchase order funded through this Affordable Housing Fund appropriation will be submitted on a Resolution for Council's consideration as required by *New Castle County Code* § 2.02.004.

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. To preserve and develop an affordable housing project, \$250,000 in the New Castle County Affordable Housing Fund is hereby appropriated to be administered by the Department of Community Services.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided in 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, appropriates \$250,000 in the New Castle County Affordable Housing Fund. The available funding in the Affordable Housing Fund was transferred from the General Fund via Ordinance 21-111. There are no Housing Trust Funds included in the funding of this Ordinance. The funds will be administered by the Department of Community Services for the Be Ready Community Development Corporation for the rehabilitation of properties located between 1500-1514 W 4th Street in Wilmington, Delaware, and rented to those families earning less than 90% area median income (AMI).

FISCAL NOTE: This Ordinance, if approved, will appropriate \$250,000 in the New Castle County Affordable Housing Fund. There is no discernible impact to the Operating Budget since this is an appropriation in the Affordable Housing Fund. The intent is to appropriate funds in the Grant and Fixed Charges Budget Line Item. The balance of the Affordable Housing Fund is \$13,770,217.51 as of June 30, 2023.

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: August 29, 2023

ORDINANCE NO. 23-107

TO APPROPRIATE \$400,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH TODMORDEN FOUNDATION TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES

WHEREAS, Ordinance 21-110 established the Affordable Housing Fund to preserve and develop affordable housing within New Castle County (NCC Code 14.01.020); and

WHEREAS, Ordinance 21-111 allocated \$15,000,000 from the General Fund Tax Stabilization Fund to the Affordable Housing Fund; and

WHEREAS, the New Castle County Department of Community Services held public stakeholder meetings to receive feedback and input on the Affordable Housing Fund created to preserve and create affordable housing in New Castle County; and

WHEREAS, from that feedback, the New Castle County Department of Community Services released a public Request for Proposals for eligible applicants to apply for funding through the Affordable Housing Fund; and

WHEREAS, the Todmorden Foundation was identified during this process for the rehabilitation of six properties located between 1007-1017 Bennett Street in Wilmington, Delaware, and rented to those families earning less than 80% area median income (AMI); and

WHEREAS, the Housing Trust Fund is a separate fund from the Affordable Housing Fund, and the Housing Trust Fund can only be expended for projects within unincorporated areas of New Castle County and there are no Housing Trust Funds included in the funding of this Ordinance; and

WHEREAS, the revenue measures heretofore adopted by County Council are necessary to preserve and develop affordable housing within New Castle County; and

WHEREAS, each contract or purchase order funded through this Affordable Housing Fund appropriation will be submitted on a Resolution for Council's consideration as required by *New Castle County Code* § 2.02.004.

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. To preserve and develop an affordable housing project, \$400,000 in the New Castle County Affordable Housing Fund is hereby appropriated to be administered by the Department of Community Services.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided in 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, appropriates \$400,000 in the New Castle County Affordable Housing Fund. The available funding in the Affordable Housing Fund was transferred from the General Fund via Ordinance 21-111. There are no Housing Trust Funds included in the funding of this Ordinance. The funds will be administered by the Department of Community Services for the Todmorden Foundation for the rehabilitation of six properties located between 1007-1017 Bennett Street in Wilmington, Delaware, and rented to those families earning less than 80% area median income (AMI).

FISCAL NOTE: This Ordinance, if approved, will appropriate \$400,000 in the New Castle County Affordable Housing Fund. There is no discernible impact to the Operating Budget since this is an appropriation in the Affordable Housing Fund. The intent is to appropriate funds in the Grant and Fixed Charges Budget Line Item. The balance of the Affordable Housing Fund is \$13,770,217.51 as of June 30, 2023.

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: August 29, 2023

ORDINANCE NO. 23-108

TO APPROPRIATE \$250,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH STUART ALEXANDER AND ASSOCIATES INC. TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES

WHEREAS, Ordinance 21-110 established the Affordable Housing Fund to preserve and develop affordable housing within New Castle County (NCC Code 14.01.020); and

WHEREAS, Ordinance 21-111 allocated \$15,000,000 from the General Fund Tax Stabilization Fund to the Affordable Housing Fund; and

WHEREAS, the New Castle County Department of Community Services held public stakeholder meetings to receive feedback and input on the Affordable Housing Fund created to preserve and create affordable housing in New Castle County; and

WHEREAS, from that feedback, the New Castle County Department of Community Services released a public Request for Proposals for eligible applicants to apply for funding through the Affordable Housing Fund; and

WHEREAS, Stuart Alexander and Associates Inc. was identified during this process for the rehabilitation of seven properties located at 225 W 4th Street, 701 W 4th Street, 707 W 4th Street, 200 Walnut Street, 303 E 2nd Street, 201 Madison Street and 418 Monroe Street in Wilmington, Delaware and rented to those families earning less than 80% area median income (AMI); and

WHEREAS, the Housing Trust Fund is a separate fund from the Affordable Housing Fund, and the Housing Trust Fund can only be expended for projects within unincorporated areas of New Castle County and there are no Housing Trust Funds included in the funding of this Ordinance; and

WHEREAS, the revenue measures heretofore adopted by County Council are necessary to preserve and develop affordable housing within New Castle County; and

WHEREAS, each contract or purchase order funded through this Affordable Housing Fund appropriation will be submitted on a Resolution for Council's consideration as required by *New Castle County Code* § 2.02.004.

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. To preserve and develop an affordable housing project, \$250,000 in the New Castle County Affordable Housing Fund is hereby appropriated to be administered by the Department of Community Services.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided in 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, appropriates \$250,000 in the New Castle County Affordable Housing Fund. The available funding in the Affordable Housing Fund was transferred from the General Fund via Ordinance 21-111. There are no Housing Trust Funds included in the funding of this Ordinance. The funds will be administered by the Department of Community Services for Stuart Alexander and Associates Inc. for the rehabilitation of seven properties located at 225 W 4th Street, 701 W 4th Street, 707 W 4th Street, 200 Walnut Street, 303 E 2nd Street, 201 Madison Street and 418 Monroe Street in Wilmington, Delaware and rented to those families earning less than 80% area median income (AMI).

FISCAL NOTE: This Ordinance, if approved, will appropriate \$250,000 in the New Castle County Affordable Housing Fund. There is no discernible impact to the Operating Budget since this is an appropriation in the Affordable Housing Fund. The intent is to appropriate funds in the Grant and Fixed Charges Budget Line Item. The balance of the Affordable Housing Fund is \$13,770,217.51 as of June 30, 2023.

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: August 29, 2023

ORDINANCE NO. 23-109

TO APPROPRIATE \$3,500,000 IN THE NEW CASTLE COUNTY AFFORDABLE HOUSING FUND, WITH FUNDS THAT ORIGINATED FROM THE GENERAL TAX STABILIZATION RESERVE, FOR A CONTRACT WITH DELAWARE VALLEY DEVELOPMENT CORPORATION TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES

WHEREAS, Ordinance 21-110 established the Affordable Housing Fund to preserve and develop affordable housing within New Castle County (NCC Code 14.01.020); and

WHEREAS, Ordinance 21-111 allocated \$15,000,000 from the General Fund Tax Stabilization Fund to the Affordable Housing Fund; and

WHEREAS, New Castle County Department of Community Services held public stakeholder meetings to receive feedback and input on the Affordable Housing Fund created to preserve and create affordable housing in New Castle County; and

WHEREAS, from that feedback, the New Castle County Department of Community Services released a public Request for Proposals for eligible applicants to apply for funding through the Affordable Housing Fund; and

WHEREAS, the Delaware Valley Development Corporation was identified during this process for the acquisition and new construction of eighty units of affordable elderly housing located at 6060 Limestone Road in Hockessin, Delaware of which fifty-six units will be offered to households earning at or below 60% area median income (AMI); and

WHEREAS, the Housing Trust Fund is a separate fund from the Affordable Housing Fund, and the Housing Trust Fund can only be expended for projects within unincorporated areas of New Castle County and there are no Housing Trust Funds included in the funding of this Ordinance; and

WHEREAS, the revenue measures heretofore adopted by County Council are necessary to preserve and develop affordable housing within New Castle County; and

WHEREAS, each contract or purchase order funded through this Affordable Housing Fund appropriation will be submitted on a Resolution for Council's consideration as required by *New Castle County Code* § 2.02.004.

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. To preserve and develop an affordable housing project, \$3,500,000 in the New Castle County Affordable Housing Fund is hereby appropriated to be administered by the Department of Community Services.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided in 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, appropriates \$3,500,000 in the New Castle County Affordable Housing Fund. The available funding in the Affordable Housing Fund was transferred from the General Fund via Ordinance 21-111. There are no Housing Trust Funds included in the funding of this Ordinance. The funds will be administered by the Department of Community Services for Delaware Valley Development Corporation for the acquisition and new construction of eighty units of affordable elderly housing located at 6060 Limestone Road in Hockessin, Delaware of which fifty-six units will be offered to households earning at or below 60% area median income (AMI).

FISCAL NOTE: This Ordinance, if approved, will appropriate \$3,500,000 in the New Castle County Affordable Housing Fund. There is no discernible impact to the Operating Budget since this is an appropriation in the Affordable Housing Fund. The intent is to appropriate funds in the Grant and Fixed Charges Budget Line Item. The balance of the Affordable Housing Fund is \$13,770,217.51 as of June 30, 2023.

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: August 29, 2023

ORDINANCE NO. 23-111

**TO APPROPRIATE \$20,000 IN THE NEW CASTLE COUNTY HOUSING TRUST FUND
TO BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES**

WHEREAS, the New Castle County Housing Trust Fund was created with the support of County Council for the “purpose of dedicating public funds and revenues from other sources to address the housing needs of very low income households earning less than 50% of median income, low income households earning 50 to 80% of median income, and moderate income households earning 80% to 120% of median income” (see Resolution No. 07-176 as amended by Amendment No. 1); and

WHEREAS, the Housing Trust Fund will be used to promote the preservation and development of affordable housing within New Castle County with priorities recommended by the Housing Advisory Board; and

WHEREAS, the Housing Trust Fund has a balance of \$1,913,675.67 as of June 30, 2023 and the appropriation of \$20,000 from the fund is necessary to support tree and tree debris removal for income eligible (80% AMI) senior homeowners; and

WHEREAS, these funds are matching the \$20,000 in the FY2024 Approved Operating Budget in the Department of Community Services, Division of Administration that is being used for tree and tree debris removal for income eligible (80% AMI) senior homeowners; and

WHEREAS, the senior citizen tree program is for income eligible senior homeowners to help with the removal of dead, dying or damaged trees or significant debris from trees that was caused by storms; and

WHEREAS, the senior applicants will follow the same application process that is used for the senior repair program and the homes have to be owner occupied; and

WHEREAS, the Housing Trust Fund is a separate fund from the Affordable Housing Fund, and the Housing Trust Fund can only be expended for projects within unincorporated areas of New Castle County and there are no Affordable Housing Funds included in the funding of this Ordinance; and

WHEREAS, the revenue measures heretofore adopted by County Council are necessary to preserve and development affordable housing within New Castle County; and

WHEREAS, each contract or purchase order funded through this Housing Trust Fund appropriation will be submitted on a Resolution for Council’s consideration as required by *New Castle County Code* § 2.02.004.

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. To promote the preservation and development of affordable housing within New Castle County, \$20,000 in the New Castle County Housing Trust Fund is hereby appropriated to be administered by the Department of Community Services.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided in 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, appropriates \$20,000 in the New Castle County Housing Trust Fund to support tree and tree debris removal for income eligible senior homeowners. There are no Affordable Housing Funds included in the funding of this Ordinance. The funds will be administered by the Department of Community Services to fund housing projects in New Castle County.

FISCAL NOTE: This Ordinance, if approved, will appropriate \$20,000 in the New Castle County Housing Trust Fund to support tree and tree debris removal for income eligible senior homeowners. These funds are matching the \$20,000 in the FY2024 Approved Operating Budget in the Department of Community Services, Division of Administration that is being used for tree and tree debris removal for income eligible (80% AMI) senior homeowners. There is no discernible impact to the Operating Budget since this is an appropriation in the Housing Trust Fund. The intent is to appropriate funds in the Contractual Services Budget Line Item.

ORDINANCE NO. 23-113

**AMEND THE GRANTS BUDGET:
APPROPRIATE \$58,844.44 IN ACTUAL PROGRAM INCOME TO THE
INNOVATIVE DEVELOPMENT EMPOWERMENT AREA (IDEA)
HOMEBUYER/HOMEOWNER REHAB GRANT, WHICH IS ADMINISTERED BY THE
DEPARTMENT OF COMMUNITY SERVICES, DIVISION OF COMMUNITY
DEVELOPMENT AND HOUSING**

WHEREAS, the Innovative Development Empowerment Area (IDEA) Homebuyer/Homeowner Rehab Grant was established in 2015 as part of the County initiative to provide intervention strategies in twenty census tracks within New Castle County identified as “distressed market types” based on a comprehensive Market Value Analysis published in September 2014. Original funding of \$500,000 was provided through the General Fund Tax Stabilization Reserve; and

WHEREAS, the actual program income is generated from the interest on the repayment of loans; and

WHEREAS, the County Executive has determined that funds received are sufficient to cover the increase in the Grants Budget as hereinafter amended; and

WHEREAS, Council has determined that the provisions of this Ordinance substantially advance, and are reasonably and rationally related to, legitimate government interests (i.e., promoting the health, safety, morals, convenience, order prosperity, and/or welfare of the present and future inhabitants of this State).

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. The Grants Budget as adopted by Ordinance No. 75-173 is hereby amended by deleting the material bracketed and stricken and by adding the material underscored on the attached Exhibits “A.”

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided by 9 *Del. C.* § 1156.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, will appropriate \$58,844.44 in actual program income to the IDEA Homebuyer/Homeowner Rehab Grant. This funding will be used for housing loans, settlement help, and rehab grants to homeowners as stipulated in the grant.

The IDEA Homebuyer/Homeowner Rehab Grant was created in 2015 with the General Fund Tax Stabilization Reserves as part of the County initiative to offer rehab loans and settlement help within the twenty “distressed market type” census tracts identified in the Market Value Analysis (MVA) published within the Delaware State Housing Needs Assessment 2015-2020.

FISCAL NOTE: This Ordinance, if approved, will amend the Grants Budget by appropriating \$58,844.44 in actual program income to the IDEA Homebuyer/Homeowner Rehab Grant, which is administered by the Department of Community Services, Division of Community Development and Housing.

The fiscal impact of this Ordinance, if approved, will be an increase in the authorized spending authority of the Grants Budget of \$58,844.44. This increase will affect FY2024 and beyond since this is a continuous program. This appropriation will increase the aggregate amount of program income to \$173,300.

DEPARTMENT: Community Services

GRANT TITLE: IDEA Homebuyer/Homeowner Rehab Grant

PROGRAM TITLE: IDEA Homebuyer/Homeowner Rehab Grant

EXHIBIT: "A"

Ordinance No. 23-113

Expense	Current	Change	Revised
Salaries and Wages		\$ -	\$ -
Benefits		\$ -	\$ -
Training/Civic Affairs		\$ -	\$ -
Communication/Utilities		\$ -	\$ -
Materials/Supplies		\$ -	\$ -
Contractual Services	\$ 21,955.00	\$ -	\$ 21,955.00
Equipment	\$ -	\$ -	\$ -
Grants/Fixed Charges	\$ 593,455.96	\$ 58,844.44	\$ 652,300.40
Land and Structures	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -
Operating Transfer Charges	\$ 45.00	\$ -	\$ 45.00
Operating Transfer Credits	\$ -	\$ -	\$ -
Total	\$ 615,455.96	\$ 58,844.44	\$ 674,300.40

Revenue	Current	Change	Revised
Federal	\$ -	\$ -	\$ -
State		\$ -	\$ -
County	\$ -	\$ -	\$ -
Program Income	\$ 115,455.96	\$ 58,844.44	\$ 174,300.40
Other	\$ 500,000.00	\$ -	\$ 500,000.00
Total	\$ 615,455.96	\$ 58,844.44	\$ 674,300.40

SUPPLEMENTAL INFORMATION

Estimated Program Initiation: 4/1/2015 **Estimated Program Completion:** ongoing

The Local Match: **Found in (ORG):**

Ordinance 15-012, 21-085 **Date Revised:** 4/28/2015, 7/13/2021

Passed:

PROGRAM DESCRIPTION:

The IDEA Homebuyer/Homeowner Rehab Grant was established as part of the County initiative to create conditions in the twenty census tract areas identified as "distressed market types" for a housing market rebound within the communities.

~~7/13/2021~~ 8/29/2023

Introduced by: Mr. Hollins, Mr. Street
Date of introduction: August 29, 2023

ORDINANCE NO. 23-114

AMEND THE GRANTS BUDGET:

APPROPRIATE \$6,128 IN ADDITIONAL STATE OF DELAWARE GRANT-IN-AID FUNDS TO THE ABSALOM JONES SENIOR CENTER FY2024 GRANT, WHICH WILL BE ADMINISTERED BY THE DEPARTMENT OF COMMUNITY SERVICES, COMMUNITY RESOURCES DIVISION

WHEREAS, original funds from the State of Delaware Grant-In-Aid in the amount of \$219,362 was previously approved by New Castle County Council and appropriated to the Absalom Jones Senior Center FY2024 Grant via Ordinance 23-073; and

WHEREAS, authorization is being sought through this Ordinance for the additional appropriation of \$6,128 based on the final award allocation of State of Delaware Grant-In-Aid funds to the Absalom Jones Senior Center FY2024 Grant; and

WHEREAS, the Absalom Jones Senior Center provides a variety of services for the elderly in the surrounding community including transportation to the center, adult programs, activities, and social services; and

WHEREAS, the County Executive has determined that a grant is anticipated to be received and shall be sufficient to cover the increase in the Grants Budget as hereinafter amended; and

WHEREAS, Council has determined that the provisions of this Ordinance substantially advance, and are reasonably and rationally related to, legitimate government interests (i.e., promoting the health, safety, morals, convenience, order, prosperity, and/or welfare of the present and future inhabitants of this State).

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. The Grants Budget as adopted by Ordinance No. 75-173 is hereby amended by adding the material on the attached Exhibit "A" which shall be considered underscored in its entirety.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided by 9 *Del. C.* § 1156.

Section 3. It is the intent of the County Council that the provisions of this Ordinance shall be effective retroactive to July 1, 2023.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, will appropriate additional State of Delaware Grant-In-Aid funds of \$6,128 to the Absalom Jones Senior Center FY2024 Grant for the period July 1, 2023, through June 30, 2024, which will be administered by the Department of Community Services, Division of Community Resources.

The Absalom Jones Senior Center provides a variety of services for the elderly in the surrounding community including transportation to the center, adult programs, activities, and social services.

FISCAL NOTE: This Ordinance, if approved, will amend the Grants Budget by appropriating \$6,128 in State of Delaware Grant-In-Aid funds to the Absalom Jones Senior Center FY2024 Grant for the period July 1, 2023, through June 30, 2024, which will be administered by the Department of Community Services, Division of Community Resources. This additional appropriation brings the Absalom Jones Senior Center FY2024 Grant to \$225,490.

The fiscal impact of this Ordinance, if approved, will be an increase in the authorized spending authority of the Grants Budget. This increase will affect FY2024 since the targeted program completion date for this grant is June 30, 2024. There is no fiscal impact anticipated beyond FY2024. FY2023 original funding was authorized in the amount of \$219,362.

DEPARTMENT: Community Services

GRANT TITLE: Absalom Jones Senior Center FY2024

PROGRAM TITLE: Absalom Jones Senior Center FY2024

EXHIBIT: "A"

Ordinance No. 23-114

Expense	Current	Change	Revised
Salaries and Wages	\$ 90,174.00	\$ -	\$ 90,174.00
Benefits	\$ 36,416.00	\$ -	\$ 36,416.00
Training/Civic Affairs	\$ -	\$ -	\$ -
Communication/Utilities	\$ -	\$ -	\$ -
Materials/Supplies	\$ 1,100.00	\$ -	\$ 1,100.00
Contractual Services	\$ 91,672.00	\$ 6,128.00	\$ 97,800.00
Equipment	\$ -	\$ -	\$ -
Grants/Fixed Charges	\$ -	\$ -	\$ -
Land and Structures	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -
Operating Transfer Charges	\$ -	\$ -	\$ -
Operating Transfer Credits	\$ -	\$ -	\$ -
Total	\$ 219,362.00	\$ 6,128.00	\$ 225,490.00

Revenue	Current	Change	Revised
Federal	\$ -	\$ -	\$ -
State	\$ 219,362.00	\$ 6,128.00	\$ 225,490.00
County	\$ -	\$ -	\$ -
Program Income	\$ -	\$ -	\$ -
Other	\$ -	\$ -	\$ -
Total	\$ 219,362.00	\$ 6,128.00	\$ 225,490.00

SUPPLEMENTAL INFORMATION

Estimated Program Initiation: 7/1/2023 **Estimated Program Completion:** 6/30/2024

The Local Match: **Found in (ORG):**

Ordinance 23-073 **Date Revised:** 6/27/2023

Passed:

PROGRAM DESCRIPTION:

The Absalom Jones Senior Center provides a variety of services to the elderly population in the neighboring community including: transportation to the center, adult programs, activities and social services.

6/13/2023 8/29/2023

ORDINANCE NO. 23-115

**AMEND THE GRANTS BUDGET:
APPROPRIATE FEDERAL FUNDS OF \$142,380 PASSED THROUGH THE
CITY OF WILMINGTON FROM THEIR ESG-CV FUNDS TO THE HOPE CENTER
ESG-CV COW GRANT, WHICH IS ADMINISTERED BY THE DEPARTMENT
OF COMMUNITY SERVICES, DIVISION OF COMMUNITY DEVELOPMENT
AND HOUSING**

WHEREAS, New Castle County has been awarded \$142,380 in federal funding passed through the City of Wilmington from their ESG-CV funds to the Hope Center ESG-CV COW Grant; and

WHEREAS, the grant funding will be used to assist with covering the cost of shelter beds at the Hope Center for clients referred by the Housing Alliance of Delaware; and

WHEREAS, the County Executive has determined that grants anticipated to be received from the City of Wilmington passed through the U.S. Department of Housing and Urban Development (HUD) will be sufficient to cover the increase in the Grants Budget as hereinafter amended; and

WHEREAS, Council has determined that the provisions of this Ordinance substantially advance, and are reasonably and rationally related to, legitimate government interests (i.e., promoting the health, safety, morals, convenience, order, prosperity, and/or welfare of the present and future inhabitants of this State).

NOW, THEREFORE, THE COUNTY OF NEW CASTLE HEREBY ORDAINS:

Section 1. The Grants Budget as adopted by Ordinance No. 75-173 is hereby amended by adding the material on the attached Exhibits “A”, which shall be considered underscored in its entirety.

Section 2. This Ordinance shall become effective immediately upon its adoption by County Council and approval by the County Executive, or as otherwise provided by 9 *Del. C.* § 1156.

Section 3. It is the intent of the County Council that the provisions of this Ordinance shall be effective retroactively to November 1, 2022.

Adopted by County Council of
New Castle County on:

President of County Council
of New Castle County

Approved on:

County Executive
New Castle County

SYNOPSIS: This Ordinance, if approved, will appropriate federal funds of \$142,380 passed through the City of Wilmington from their ESG-CV funds to the Hope Center ESG-CV COW Grant which will be administered by the Department of Community Services, Division of Community Development and Housing. These funds will be used to assist with covering the cost of shelter beds at the Hope Center for clients referred by the Housing Alliance of Delaware.

It is the intent of the County Council that the provisions of this Ordinance shall be effective retroactively to November 1, 2022.

FISCAL NOTE: This Ordinance, if approved, will amend the Grants Budget by appropriating federal funds of \$142,380 passed through the City of Wilmington from their ESG-CV funds to the Hope Center ESG-CV COW Grant, which will be administered by the Department of Community Services, Division of Community Development and Housing.

This increase will affect FY2024 only, since the targeted program completion date for this grant is September 15, 2023.

DEPARTMENT: Community Services

GRANT TITLE: HOPE Center ESG-CV COW

PROGRAM TITLE: HOPE Center ESG-CV COW

EXHIBIT: "A"

Ordinance No. 23-115

Expense	Current	Change	Revised
Salaries and Wages	\$ -	\$ -	\$ -
Benefits	\$ -	\$ -	\$ -
Training/Civic Affairs	\$ -	\$ -	\$ -
Communication/Utilities	\$ -	\$ -	\$ -
Materials/Supplies	\$ -	\$ -	\$ -
Contractual Services	\$ 142,380.00	\$ -	\$ 142,380.00
Equipment	\$ -	\$ -	\$ -
Grants/Fixed Charges	\$ -	\$ -	\$ -
Land and Structures	\$ -	\$ -	\$ -
Contingency	\$ -	\$ -	\$ -
Operating Transfer Charges	\$ -	\$ -	\$ -
Operating Transfer Credits	\$ -	\$ -	\$ -
Total	\$ 142,380.00	\$ -	\$ 142,380.00

Revenue	Current	Change	Revised
Federal	\$ 142,380.00	\$ -	\$ 142,380.00
State	\$ -	\$ -	\$ -
County	\$ -	\$ -	\$ -
Program Income	\$ -	\$ -	\$ -
Other	\$ -	\$ -	\$ -
Total	\$ 142,380.00	\$ -	\$ 142,380.00

SUPPLEMENTAL INFORMATION

Estimated Program Initiation: 11/1/2022 **Estimated Program Completion:** 9/15/2023

The Local Match: **Found in (ORG):**

Ordinance Passed: **Date Revised:**

PROGRAM DESCRIPTION:

This grant will assist with covering the cost of shelter beds at the HOPE Center for clients referred by the Housing Alliance of Delaware.

8/29/2023