

Executive Summary



ES-05 Executive Summary

INTRODUCTION

The Charter Township of Canton, MI has completed the planning process for the 2021/2022-2025/2026 Five-Year Consolidated Plan (Consolidated Plan) as required by the U.S. Department of Housing and Urban Development (HUD). The purpose of the Consolidated Plan is to identify goals, objectives, and strategies for addressing housing and community development needs, including those of the homeless and other special needs populations. The Consolidated Plan guides the use of Township resources to address these needs over a five-year period. Over the past five-year period, the Township received an average annual allocation of approximately \$331,045 in Community Development Block Grant (CDBG) funds. This amount totaled approximately \$1.66 million over the previous five years.

The Consolidated Plan is developed in a manner specified by HUD, and the Township has followed the prescribed format in completing the plan. The Consolidated Plan was developed using HUD and U.S. Census data for demographics and housing, surveys, input from public meetings, CDBG Advisory Council meetings, Township Board of Trustees meetings, and past program performance. During the planning process, the Township conducted public meetings with citizens and stakeholders, an online survey, consultation with nonprofit groups, and multiple public meetings (Township Board of Trustees and CDBG Advisory Council). The purpose of this process was to receive citizen input on the current housing and community development needs of the Township.

There are four major areas of focus in the Consolidated Plan: Housing, Homelessness, Non-Housing Community Development and Non-Homeless Special Needs. The Consolidated Plan process requires Canton Township to identify priority needs for each area and prepare an Annual Action Plan to address the priorities. For every priority, there are goals, objectives, and strategies established to measure progress. The citizen input was critical in developing the goals, objectives, and strategies of this Consolidated Plan.

This Consolidated Plan not only presents goals to address the priority needs of the Township, but also to address the statutory goals established by Federal law:

Decent Housing:

- Assist homeless persons to obtain affordable housing
- Assist persons at risk of becoming homeless
- Retain affordable housing stock
- Increase the availability of affordable housing in standard condition to low- and moderate-income families, particularly to economically disadvantaged persons (and without discrimination on the basis of race, creed, religion, color, age, sex, marital status, familial status, national origin, disability, gender identity or sexual orientation)
- Increase the supply of supportive housing which includes structural features and services to enable persons with special needs (including persons with HIV/AIDS) to live in dignity and independence
- Provide affordable housing that is accessible to job opportunities.

A Suitable Living Environment:

- Improve the safety and livability of neighborhoods Increase access to quality public and private facilities and services.

Expanded Economic Opportunities:

- Job creation and retention for low-income persons
- Availability of mortgage financing for low-income persons at reasonable rates using nondiscriminatory lending practices
- Empowerment and self-sufficiency for low-income persons to reduce generational poverty in federally assisted housing.

SUMMARY OF THE OBJECTIVES AND OUTCOMES IDENTIFIED IN THE PLAN NEEDS ASSESSMENT OVERVIEW

The Five-Year Consolidated Plan identifies four (4) goals, along with corresponding objectives and strategies, to address Canton Township’s housing and community development needs. These goals are summarized as follows:

Goal: Housing

Provide safe, affordable, and accessible housing to the residents of Canton Township.

Objective 1:

To increase homeownership rehabilitation opportunities for low- and moderate-income households.

Objective 2:

Canton Township will work with nonprofit and government agencies that provide home buyer counseling and down payment assistance programs.

Objective 3:

Canton Township will work with nonprofit and for-profit housing developers, lenders, and other partners to build new, or acquire and rehabilitate, housing for low- and moderate-income households.

Objective 4:

Canton shall continue to work with tenants and landlords regarding the provision of decent, safe, and sanitary rental housing that complies with appropriate state and local building codes.

Goal: Homelessness

Help to prevent and reduce homelessness within Canton Township.

Objective 1:

Canton shall continue to work, and support homelessness efforts identified within the Wayne County Continuum of Care Plan as approved and supported by HUD.

Goal: Community And Economic Development

Enhance the living environment for persons in low- and moderate-income areas through public improvement activities, public service programs, and elimination of blight.

Objective 1:

Canton Township will continue to work with Growth Works, government agencies, stakeholders, and other service agencies to solicit tenants/programs benefiting low- and moderate-income persons.

Objective 2:

Canton Township will continue to provide and financially support public/human service activities that benefit low- and moderate-income residents. This includes, but is not limited to, the senior citizen and handicapped transportation programs.

Objective 3:

Canton Township will continue to work with companies and businesses on the provision of jobs, especially those that serve low- and moderate-income person.

Objective 4:

Identify, prioritize, and upgrade public facilities, Township parks, streets, sidewalks, and related infrastructure, particularly in eligible Community Development Block Grant areas and through the elimination of ADA barriers.

Objective 5:

Eliminate blight within in eligible Community Development Block Grant areas and on a spot blight basis.

Objective 6:

Support the preservation or restoration of structures of historical significance.

Goal: Non-Homeless Special Needs

Promote a suitable living environment, improve safety and livability, reduce isolation, support family structures, and facilitate access to mainstream resources for special needs populations.

Objective 1:

Canton Township will provide financial support to nonprofits that provide supportive services designed to support individuals and families with special needs (elderly, frail elderly, severe mental illness, developmentally disabled, physically disabled, persons with alcohol/other drug addictions, and persons with HIV/AIDS).

Objective 2:

Support programs that assist and provide services for persons with special needs to include but not limited to frail and non-frail elderly, persons with those with physical, mental, or behavioral disabilities, persons with HIV/AIDS, persons with alcohol or drug addictions needs.

EVALUATION OF PAST PERFORMANCE

The previous five years have shown significant progress in Canton Township's efforts to implement HUD entitlement programs. The Township complies with HUD regulations and continues to deliver housing and community development services in an efficient manner.

The Finance and Budget Department is a Township agency that works to improve the quality of life for Township residents and to revitalize neighborhoods by providing decent and safe affordable housing. The Finance and Budget Department oversees implementing the CDBG program.

In the past, the Canton Township Finance and Budget Department, along with nonprofit service providers, has offered an array of housing programs and public services providing the foundation needed to aid in promoting homeownership and/or sustainable neighborhoods:

- Owner-occupied housing rehab loan program
- Summit scholarships
- Legal services
- First Step – Services for victims of domestic violence and rape
- ADA improvements at public facilities and parks

The Township has been successful in implementing these programs in the past and anticipates the continuation of such programs in the future. The Township will use CDBG funds to make these programs successful and to meet the goals and objectives identified in the Consolidated Plan. In addition to these programs and services, the Finance and Budget Department coordinates with providers to offer an Emergency Food Assistance Program, Great Lakes Water Authority (GLWA) Water Residential Assistance Program (WRAP) grant program (utility assistance), Growth Works (social services), Senior Mobility Transportation (senior services), and Wayne Metro CARES Relief and Recovery initiative in response to the coronavirus (COVID-19) pandemic.

SUMMARY OF CITIZEN PARTICIPATION PROCESS AND CONSULTATION PROCESS

Comments and concerns raised during the citizen participation process were taken into consideration when developing the Consolidated Plan's goals, objectives, and strategies. The Consolidated Plan is a collaborative process that involves interviews with stakeholders and meetings with the public to determine areas of need. As part of this process, the Township sought to identify the priority needs and strategies to address those needs. Priority needs were identified based on available housing data, public input obtained using an online survey, public meetings, stakeholder consultation, and past program performance. In addition, the Township consulted with the Out-Wayne County, the Canton Township CDBG Advisory Council, Township Departments, and the Township Board of Trustees to identify priority needs and develop corresponding strategies.

SUMMARY OF PUBLIC COMMENTS

Based on input and data received through an extensive citizen participation process, the following summarizes the public comments:

Comments Regarding Community Needs

Although there are many issues that the public felt are important, there are a few items that were stressed throughout the public process as being of the highest priority:

- Rental and mortgage assistance
- Housing rehabilitation, accessibility, and affordability
- Mental health services
- Youth and senior services
- Homeless prevention
- Parks, libraries, and public facilities
- Pedestrian/bicycle safety, sidewalks, and street lighting
- Road conditions and maintenance
- Transportation and transit opportunities
- Public infrastructure improvements (e.g., water, stormwater)
- Technical/vocational training
- Small business assistance
- Caregiver and legal services
- ADA accessibility
- Services for victims of domestic violence

Many of these needs, such as rental and mortgage assistance, mental health services, youth and senior services, and homeless prevention are elevated due to the coronavirus (COVID-19) pandemic.

SUMMARY OF COMMENTS OR VIEWS NOT ACCEPTED AND THE REASONS FOR NOT ACCEPTING THEM

All comments received by Canton Township were considered and are, generally or specifically, addressed by the Strategic Plan and/or Annual Action Plan. Documentation of all comments received is included as an attachment (PDF format) to the Five-Year Consolidated Plan submittal.

SUMMARY

The Five-Year Consolidated Plan for years 2021/2022-2025/2026 identifies goals, objectives, and strategies to address Canton Township's housing and community development needs. These needs were identified through an extensive citizen participation process that involved neighborhood residents,

service providers and other community partners. The Consolidated Plan guides the Township’s use of CDBG resources through four (4) goals. These goals are summarized as Housing, Homelessness Non-Homeless Special Needs, and Community and Economic Development. Over the next five years, Canton Township will continue to deliver housing and community development services through housing programs, public improvements, as well as through partnerships with an array of public service providers.