

NOTICE OF PUBLIC COMMENT PERIOD
and
NOTICE OF PUBLIC HEARING
for
SUBSTANTIAL AMENDMENTS to FY 2015-2019 CONSOLIDATED PLAN, 2016
ANNUAL ACTION PLAN and 2018 ANNUAL ACTION PLAN

Amherst Community Development is proposing a Substantial Amendment to the FY 2015-2019 Consolidated Plan, 2016 Annual Action Plan, and 2018 Annual Action Plan for Amherst's Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) Programs. The amendment will create a Façade Improvement Program to rehab small commercial buildings, and a HOME Rental Housing Development Subsidy to generate new affordable housing units.

The amendment requires updating language in the 2015-2019 Consolidated Plan and the following revisions to the 2016 and 2018 Annual Action Plans:

1. Decrease FY2018 CDBG Homeowner Rehab Program by \$60,000.
2. Add a FY2018 CDBG Façade Improvement Program project line, and add funds from the CDBG Homeowner Rehab Program funding for \$60,000.
3. Decrease FY2016 HOME Acquisition Rehab/New Construction Program by \$200,000.
4. Decrease FY2018 HOME Acquisition Rehab/New Construction Program by \$100,000.
5. Add a FY2016 HOME Rental Housing Development Subsidy project line for \$200,000, and add a FY2018 HOME Rental Housing Development Subsidy project line for \$100,000.

A Public Hearing will be scheduled for the Town Board meeting of September 4th, 2018 at Amherst Town Hall 5583 Main Street Williamsville, NY at 7:00pm. Copies of the amendment are available at the Amherst Town Clerk's Office and Planning Department; Williamsville Village Clerk's Office; Williamsville Branch Library; Clearfield Branch Library; Eggertsville-Snyder Branch Library; Audubon Branch Library; and, on the Town's website: www.amherst.ny.us.

Interpreters for non-English speaking persons or the hearing impaired will be available upon request at the meetings. If you are in need of such special arrangements, please contact the Amherst Planning Department at 631-7082, seven (7) business days in advance of the hearing. The hearing location is accessible to persons with disabilities.

Questions or requests for further information may be directed to Laurie Stillwell at 631-7082. Submit written comments to: Town of Amherst Community Development, 5583 Main Street, Williamsville, NY 14221, or e-mail to: communitydevelopment@amherst.ny.us, no later than August 31st, 2018.

Brian J. Kulpa, Supervisor
Town of Amherst

SUMMARY OF LANGUAGE EDITS proposed for the
SUBSTANTIAL AMENDMENTS to
FY 2015-2019 CONSOLIDATED PLAN

Strategic Plan SP-05 Overview

Page 112: Add “Commercial Façade Improvement” to the bullet list of Priority needs.

Town of Amherst Goals Chart

Page 119: Add under Goal 4 – Special Needs Population the addition of “4 new rental households created” under Goal outcome Indicator column as part of meeting the need of “safe, secure, and affordable rental housing”.

Page 119: Add a new Goal titled “Economic Development”, with the needs addressed including “Economic Development” with the Goal Outcome Indicator listed as “2 Businesses Assisted; 4 Jobs Created/Retained”.

Strategic Plan SP-25 Priority Needs

Page 132: Add a New Priority Need to the chart with the following information:

Name: Affordable Housing for Special Needs Populations

Priority Level: Low

Population: Elderly, Low, Moderate, Disabled Individuals or Families

Geographic Area: Eggertsville

Description: The Program will provide subsidies to assist in the creation of new affordable rental units for seniors and/or persons with disabilities by for-profit and non-profit developers.

Basis for Relative Priority: Creating new affordable housing stock for seniors and persons with disabilities is a documented need in town.

Page 138: Add a New Priority Need to the chart with the following Information:

Name: Economic Development

Priority Level: Low

Population: Extremely Low, Low, Moderate

Description: Provide a Façade Improvement Program to incentivize the rehab and revitalization of commercial buildings for businesses and tenants that can provide LMI job creation. Façade improvements should include improvements to the public frontage of the building.

Basis for Relative Priority: The town has a considerable amount of small commercial buildings suffering from deterioration and neglect. To support job creation and neighborhood revitalization, incentives need to be created for reinvestment in small commercial buildings.

Strategic Plan SP-30 Influence of Market Conditions

Page 139: Edit the New Unit Production row in Table 45 to say “ACT Consortium Members will use HOME funds for the Development of new housing units, specifically through subsidies for new rental housing for seniors and persons with disabilities”.

Page 140: Edit the last line of the paragraph under “Production of New Units” to say, “The Consortium towns will however institute a subsidy for the generation of new rental units for seniors and persons with disabilities as the need for additional rental housing for these special

populations is clear. New units will be prioritized to locate in Eggertsville; or as in-fill development in underutilized vacant land; or as conversion of existing office or commercial structures.”

Strategic Plan SP-45 Goal Summary

Page 152: Edit Goal 4 in the Chart to include Affordable Housing as a Category, and 4 Rental Housing Units Created under the Goal Outcome Indicator column.

Page 153: Add a new Goal (#10) titled “Economic Development” and includes the following information:

Start Year: 2015

End Year: 2019

Category: Low and Moderate Income Job Creation

Needs Addressed: Economic Development

Funding: CDBG \$60,000

Goal Outcome Indicator: LMI Job Creation – 2 jobs created