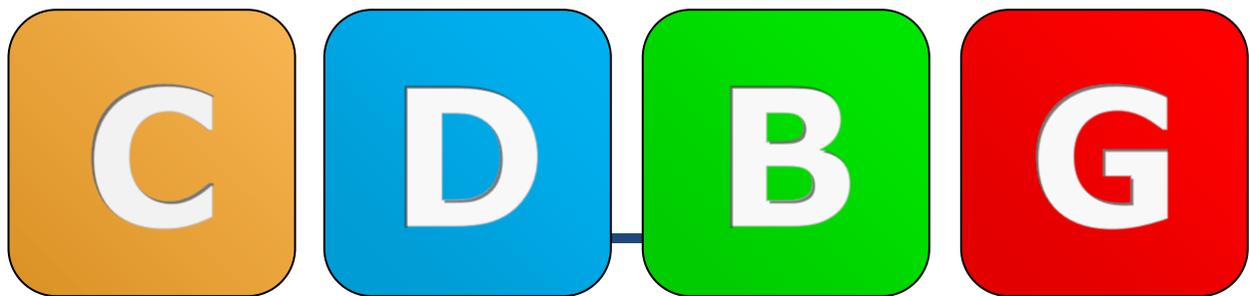


Community Development Block Grant Program
Annual Action Plan
SUBSTANTIAL AMENDMENT
PY 2024/2025



Building Better Neighborhoods

Published May 23, 2025



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THE CDBG SUBSTANTIAL AMENDMENT

Jurisdiction(s): <u>City of Mount Vernon, Washington</u>	CDBG Contact Person: Steve Sexton Address: 910 Cleveland Ave Mount Vernon, WA 98273 PHONE: (360) 336-6256
Jurisdiction Web Address: CDBG Federal Grant Mount Vernon, WA - Official Website (mountvernonwa.gov)	Email: SteveS@mountvernonwa.gov

A. NARRATIVE –The City of Mount Vernon is an Entitlement City in the U.S. Department of Housing and Urban Development's (HUD) Community Development Block Grant (CDBG) Program. Public Notice and Public Hearings are required for substantial amendments to the Action Plan. A substantial amendment is required when proposed use of CDBG funds not previously identified/approved in the Consolidated Plan or Annual Action Plan; or a change in the allocation priorities or in the method of distribution of funds; or a change in the use of funds from one eligible activity to another that exceeds ten percent (10%) of the total current CDBG grant allocation.

The City of Mount Vernon is processing a substantial amendment to reallocate unexpended funds from slow moving and/or completed projects. The substantial amendment is necessary so that the City can meet a statutorily required expenditure ratio as required by HUD. As per regulations, the City cannot have more than 1.5 times their annual CDBG grant allocation unexpended on May 2nd of each year. The objective of the Section 108 Loan Program is to systematically upgrade infrastructure and reduce flooding in the downtown area and to provide for the Library Commons Project.

B. CDBG INFORMATION BY ACTIVITY

YEAR 2024-25

(1) Activity Name: Affordable Housing – Habitat for Humanity

The City of Mount Vernon proposes to reallocate the CDBG funds awarded to Habitat for Humanity in the amount of \$50,000.00 that has not been expended by the subrecipient to a previously approved project, the Library Commons Project. The Subrecipient has forfeited the award since there are no current projects within Mount Vernon nor are any anticipated within the next several years. Funds will be reallocated to the Library Commons Section 108 Loan program (an existing activity approved in the 2024-2025 Action Plan).

(2) Responsible Organization: City of Mount Vernon, Mayors Office

C. PUBLIC COMMENT

A public hearing will be held regarding the Substantial Amendment during a meeting on Wednesday, June 25, 2025, at 7:00 p.m. at the Police/Court Campus, 1805 Continental Place, Mount Vernon, WA. Notice of our intended amendment was posted on our web site prior to the above stated meeting in addition to being posted at various public locations and published in the local newspaper.

If any comments are received, the comments will be added to this document.

PUBLISHED AND POSTED NOTICE

NOTICE OF PUBLIC COMMENT PERIOD AND PUBLIC HEARING

This notice is intended to provide general information to the public on the City of Mount Vernon's request to substantially amend the City's 2024-2025 Annual Action Plan to reallocate the CDBG funds awarded to Habitat for Humanity in the amount of \$50,000.00 that has not been expended by the subrecipient to a previously approved project, the Library Commons Project. The Subrecipient has forfeited the award since there are no current projects within Mount Vernon nor are any anticipated within the next several years. Funds will be reallocated to the Library Commons Section 108 Loan program (an existing activity approved in the 2024-2025 Action Plan).

The above proposed amendment was deemed necessary in order to reallocate unexpended funds from slow moving and/or completed projects. The substantial amendment is necessary so that the City can meet a statutorily required expenditure ratio as required by HUD. As per regulations, the City cannot have more than 1.5 times their annual CDBG grant allocation unexpended on May 2nd of each year.

The amendments can be publicly viewed on our web site at <https://www.mountvernonwa.gov/561/CDBG> or copies obtained during regular business hours at the Office of the Mayor, 910 Cleveland Avenue, Mount Vernon, Washington, 98273.

The City of Mount Vernon must provide for and encourage public participation, emphasizing involvement by low- and moderate-income people-especially those living in low- and moderate-income neighborhoods. To obtain public input, the City Council will hold a public hearing on **Wednesday, June 25, 2025, at 7:00 p.m. at the Police/Court Campus, 1805 Continental Place, Mount Vernon, WA**. The purpose of the hearing is to consider any comments provided prior to submitting the Plan amendment to HUD.

30-Day Public Comment Period -The 30-day public comment period for the draft Amendment is May 24, 2025, through June 25, 2025 (published on May 23, 2025). The draft Amendment will be available for review and comment during this time on the City's website www.mountvernonwa.gov or by calling (360) 336-6211.

The public and any interested persons are invited to review and comment in writing on the draft Amendment. Written comments must be received no later than 4:00 p.m. on June 25, 2025, and may be submitted to the City of Mount Vernon Special Projects Manager, 910 Cleveland Avenue, Mount Vernon, WA 98273, or by email to SteveS@mountvernonwa.gov.

All public comments submitted to SteveS@mountvernonwa.gov will be read into the record during the June 25, 2025, public hearing.

The City considers the view of all citizens, public agencies, and other interested groups in preparing the final Amendment. A summary of the comments or views received in writing or orally at the public hearings will be listed as an appendix to the Amendment.

Accommodations for individuals with handicaps/disabilities or limited English proficiency shall be assisted upon request by calling (360) 336-6211 at least 3 days prior to the meeting date and time.

The City of Mount Vernon does not discriminate on the basis of race, color, religion, sex, handicap, familial status, national origin or any other protected class.

PUBLISH: May 23, 2025

AVISO DE PERÍODO DE COMENTARIOS PÚBLICOS Y AUDIENCIA PÚBLICA

Este aviso tiene como objetivo proporcionar información general al público sobre la solicitud de la Ciudad de Mount Vernon de modificar sustancialmente su Plan de Acción Anual 2024-2025 para reasignar los fondos CDBG otorgados a Hábitat para la Humanidad por un monto de \$50,000.00, que el subreceptor no ha utilizado, a un proyecto previamente aprobado, el Proyecto de Espacios Comunes de la Biblioteca. El subreceptor ha perdido la subvención debido a que no existen proyectos actuales en Mount Vernon ni se prevé ninguno en los próximos años. Los fondos se reasignarán al programa de Préstamos de la Sección 108 de Espacios Comunes de la Biblioteca (una actividad existente aprobada en el Plan de Acción 2024-2025).

La enmienda propuesta se consideró necesaria para reasignar los fondos no utilizados de proyectos con un ritmo lento o finalizados. Esta enmienda sustancial es necesaria para que la Ciudad pueda cumplir con el índice de gastos legalmente requerido por el HUD. Según la normativa, la Ciudad no puede tener más de 1.5 veces su asignación anual de subvenciones CDBG sin utilizar al 2 de mayo^{de} cada año.

Las enmiendas se pueden ver públicamente en nuestro sitio web en <https://www.mountvernonwa.gov/561/CDBG> o se pueden obtener copias durante el horario comercial habitual en la Oficina del Alcalde, 910 Cleveland Avenue, Mount Vernon, Washington, 98273.

La Ciudad de Mount Vernon debe promover y fomentar la participación pública, priorizando la de las personas de bajos y medianos ingresos, especialmente las que viven en barrios con bajos y medianos ingresos. Para recabar la opinión pública, el Ayuntamiento celebrará una audiencia pública el **miércoles 25 de junio de 2025 a las 19:00 h en el Recinto de la Policía y los Tribunales, ubicado en 1805 Continental Place, Mount Vernon, WA**. El objetivo de la audiencia es considerar los comentarios recibidos antes de presentar la enmienda al Plan ante el HUD.

Período de 30 días para comentarios públicos: El período de 30 días para comentarios públicos sobre el borrador de la Enmienda es del 24 de mayo de 2025 al 25 de junio de 2025 (publicado el 23 de mayo de 2025). El borrador de la Enmienda estará disponible para su revisión y comentarios durante este tiempo en el sitio web de la Ciudad : www.mountvernonwa.gov o llamando al (360) 336-6211.

Se invita al público y a cualquier persona interesada a revisar y comentar por escrito el borrador de la Enmienda. Los comentarios por escrito deben recibirse a más tardar a las 16:00 h del 25 de junio de 2025 y pueden enviarse al Gerente de Proyectos Especiales de la Ciudad de Mount Vernon, 910 Cleveland Avenue, Mount Vernon, WA 98273, o por correo electrónico a SteveS@mountvernonwa.gov.

Todos los comentarios públicos enviados a SteveS@mountvernonwa.gov se leerán en el registro durante la audiencia pública del 25 de junio de 2025.

La Ciudad considera la opinión de todos los ciudadanos, organismos públicos y otros grupos interesados al preparar la Enmienda final. Se incluirá como apéndice de la Enmienda un resumen de los comentarios u opiniones recibidos, por escrito o en forma oral, en las audiencias públicas.

Se brindará asistencia para adaptaciones para personas con discapacidades o con dominio limitado del inglés, previa solicitud, llamando al (360) 336-6211 al menos 3 días antes de la fecha y hora de la reunión.

La ciudad de Mount Vernon no discrimina por motivos de raza, color, religión, sexo, discapacidad, estado familiar, origen nacional o cualquier otra clase protegida.

PUBLICACIÓN: 23 de mayo de 2025