

ITEM #:	30
DATE:	10-28-25
DEPT:	P&H

COUNCIL ACTION FORM

SUBJECT: **2024/25 CDBG CONSOLIDATED ANNUAL PERFORMANCE REPORT
(CAPER)**

BACKGROUND:

The Community Development Block Grant (CDBG) regulations require the City to prepare a Consolidated Annual Performance and Evaluation Report (CAPER) and submit it to the Department of Housing and Urban Development (HUD) on or before September 29 each year. This year, staff requested and received an extension to submit the report by October 31, 2025.

The 2024-25 CAPER describes accomplishments: 1) in relation to goals and objectives identified in the City's 2024-2028 Consolidated Plan requirements for the use of CDBG funds, and 2) in the Annual Action Plan for fiscal year July 1, 2024, through June 30, 2025. The regulations require that the CAPER be available for a 15-day public review and comment period from October 9, 2025, through October 23, 2025. One public comment was received during this time (see attached comment).

Attached for Council review and approval is a copy of the summary (Goals and Outcomes) of the 2024-25 CAPER report. For the 2024-25 program year, approximately \$648,848 (including administration and program income) of CDBG funds was expensed. Of the \$648,848, approximately \$115,631 was administrative expenses. Approximately \$533,217 was expensed on the 2024-25 program activities, of which \$368,347 was water main improvements, \$21,259 was under the Renter Affordability Program, \$9,768 was expensed on Disposition of Properties for ReUse of lots in the Baker Subdivision and citywide, \$41,380 on the demolition of one property, and \$92,463 on the installation of a pocket park in the Baker Subdivision.

Under the HOME Program, approximately \$1,948,389 (including administration) was expensed. Of the \$1,948,389, approximately \$58,389 was spent on program administration, and approximately \$1,890,000 was expensed as assistance for construction of 38 multi-family LIHTC units in the Baker Subdivision. No HOME-ARP funds were expensed in 2024-25.

A full copy of the CAPER and attachments is available for review on the City's website at: www.cityofames.org/housing.

ALTERNATIVES:

1. Approve the submittal of the City's 2024-25 Consolidated Annual Performance and Evaluation Report (CAPER) to HUD.
2. Do not approve the submittal of the 2024-25 CAPER and provide further direction to staff.

CITY MANAGER'S RECOMMENDED ACTION:

The Consolidated Annual Performance and Evaluation Report has been prepared to reflect the City's accomplishments related to its Community Development Block Grant (CDBG) and HOME programs for the 2024-25 fiscal year. The Report will be submitted to HUD by October 31, 2025, for its approval and acceptance.

It is therefore the recommendation of the City Manager that the City Council adopt Alternative No. 1 as described above.

ATTACHMENT(S):

[2024-25 Draft CAPER Document.pdf](#)

[2024-25 CAPER Public Comment-10-23-25.pdf](#)