



Mayor and City Council of Cumberland

Mayor Raymond M. Morriss
Councilman Richard J. "Rock" Cioni
Councilman Eugene T. Frazier
Councilman Joseph P. George
Councilwoman Laurie P. Marchini

City Administrator Jeffrey F. Silka
City Solicitor Michael S. Cohen
City Clerk Marjorie A. Woodring

AGENDA

M&CC Work Session
City Hall Second Floor Conference Room

DATE: February 15, 2022

TIME: **5:00 P.M.**

- I. Review of the public meeting agenda of February 15, 2022
- II. Discussion of the proposed American Rescue Plan Act (ARPA) funding use and project prioritization plan
- III. Request from Habitat for Humanity to waive permit and utility connection fees pertaining to the construction of a home at 22 Maple Street
- IV. Request from Cumberland Housing Group to waive permit and utility connection fees pertaining to the renovation of JFK Apartments, 135 N. Mechanic Street
- V. Mayor and Council updates

Revision I - February 14, 2022

File Attachments for Item:

II. Discussion of the proposed American Rescue Plan Act (ARPA) funding use and project prioritiation plan

- Order -
of the
Mayor and City Council of Cumberland
 MARYLAND

ORDER NO. 26,961

DATE: February 15, 2022

ORDERED, By the Mayor and City Council of Cumberland, Maryland

THAT, the expenditure of American Rescue Plan Act (ARPA) funding be and is hereby approved for use as follows:

<i>Purpose</i>	<i>Category</i>	<i>Allocation</i>
Janes Place for Abused Children	Drug Abuse, Domestic Violence and Mental Health	\$ 102,623
Union Rescue Mission Assistance	Investments in Housing and Neighborhoods	\$ 750,000
Community Development Property Improvement	Investments in Housing and Neighborhoods	\$ 364,960
Affordable Housing Assistance	Investments in Housing and Neighborhoods	\$ 250,000
YMCA Bus Replacement	Transportation	\$ 216,000
Revenue Loss	Revenue Loss	\$ 10,000,000
Water fund <ul style="list-style-type: none"> • South End Water Main Replacement • Industrial Boulevard Water Main Replacement • Replacement of 4" Water Lines with 6" (City-wide program) 	Water Infrastructure	\$ 5,073,452

Raymond M. Morriss, Mayor

Council Agenda Summary

Meeting Date: February 15, 2022

Key Staff Contact: Jeff Silka, Ken Tressler and Mark Gandolfi

Item Title:

American Rescue Plan Act (ARPA) –Approval of ARPA funding for community programs and infrastructure.

Summary of project/issue/purchase/contract, etc. for Council:

An order approving the utilization of ARPA funding as follows:

Address negative economic impacts caused by the public health emergency

- \$102,623 - Janes Place for Abused Children
- \$250,000 - Affordable Housing Assistance
- \$364,960 - Community Development Property Improvement
- \$750,000 - Union Rescue Mission
- \$216,000 - YMCA Bus Replacement

Provide government services through revenue loss funding

- Treasury’s default value of \$10 million.

Invest in water infrastructure

- \$5.1 million toward:
 - South End Water Main Replacement
 - Industrial Blvd Water Main Replacement
 - Replace 4” Water Lines with 6” (Citywide)

The table below illustrates the recommendation for ARPA funding utilization.

Program Request	Category	Duration in Years	Total ARPA Funding
Jane's Place for Abused Children	Drug Abuse, Domestic Violence and Mental Health	1	\$ 102,623
AAHAP - ARPA Affordable Housing Assistance	Investments in Housing and Neighborhoods	3	\$ 250,000
Community Development Property Improvement	Investments in Housing and Neighborhoods	3	\$ 364,960
Union Rescue Mission Assistance	Investments in Housing and Neighborhoods	1	\$ 750,000
YMCA Bus Replacement	Transportation	1	\$ 216,000
Water Infrastructure Projects	Water Infrastructure	3	\$ 5,073,452
South End Water Main Replacement			
Industrial BLVD Water Main			
Replace 4" Water Lines with 6" (City Wide)			
Revenue Loss for the Provision of Government Services	Revenue Loss		\$ 10,000,000

Janes Place for Abused Children

Child abuse in epidemic proportions has been exacerbated by the pandemic and available funding is decreasing. \$102,623 will add one intervention counselor, transportation funding, and bring 100 prevention trainings called, "Stewards of Children" to the City of Cumberland and Allegany County. The training is a well-known and evidence-based method to equip adults to engage in real prevention efforts. Presently, there are no certified facilitators within 25 miles of Cumberland. Jane's Place staff will become certified facilitators and bring the workshops to Cumberland. The remaining funds will provide financial assistance for transportation related to the investigation and prosecution of their case, medical and mental health services, clothing and home security, including door locks and alarms, to families with children who are suspected of having suffered abuse.

Affordable Housing Assistance

A program to provide a matching grant up to \$25K for the rehab of the property. Bidder will be responsible for obtaining all required permits from the City and complete the work within the required time outlined by the City. This program is expected to increase the availability of affordable housing in the City while reducing or preventing blighted properties.

Community Development Property Improvement

Housing conditions in Cumberland need improvement and the pandemic accelerated this issue. Community Development staff created a work flow and timeline to address housing unit deficiencies during the next 3 years. The City will establish an efficient system to interview low-moderate income households who own their own homes, gather necessary documentation, conduct work-scope assessments, conduct environmental reviews, choose contractors, inspecting contractor work, and complete documentation for Federal funds using existing staff specialists and one new part-time member. The cost per year would be \$364,960 with \$338K for grants and \$24,960 for staff time. Once the program is developed with policy/procedure and proven efficiency, funds from Community Development Block Grant program will continue the grants according to the number possible each year and funding availability. There has not been one minor housing rehab application to CDBG in about 10 years from an agency with the capacity or desire to provide this much needed service. Funds would be targeted to housing code violations (referrals by staff) but would not be limited to those cases. These 3 years will give the department time to adjust goal numbers by hours of staff time vs benefit. This will greatly improve the odds of being able to efficiently spend all CDBG funds each year and follow HUD spending requirements in a timely manner.

Union Rescue Mission

Our local mission has been severely affected due to the rise of unemployment and homelessness. Their current facility is at maximum capacity and in need of repair, renovation and potentially addition for expansion of services to meet the City's needs. The city will partner with the mission through the CEDC.

YMCA Bus Replacement

Providing the necessary funds to the YMCA for this combined activity will broaden school routes and increase households serviced for childcare, provide workforce benefit, create a mobile feeding bus, and provide tourism shuttles. The YMCA provides before, after, and school out daycare as well as summer day care as the only licensed center in Allegany Co. that provides transportation before and after school. The micro-buses used for transportation are in poor condition for transporting passengers and need to be replaced. Improving the YMCA transportation system for its licensed childcare services at the cost of

\$216,000 adds 3 brand new micro-buses to the fleet and will increase total capacity to 76 passengers. In addition to childcare, the fleet serves the City and County-tourism sector and non-profits. In 2019, the YMCA provided over 230 hours of shuttle service to the community. The plan for one of the outdated retired micro-buses is to become a hot meal mobile feeding bus to provide nutritious meals to children in our City.

Revenue Loss

The Treasury Final Rule conducted independent research that resulted in its ruling that any ARPA funding recipient may elect up to \$10 million for the provision of government services without further calculation. Due to the known impacts and unknown future impacts of COVID-19, a \$10 million revenue loss allocation for the provision of government services will best serve the City's current and future interests.

Water Infrastructure

The following projects would be pursued with the \$5.1 million of allocated ARPA funds or in conjunction with other funding sources. The total of all three projects is estimated at \$11,500,000.

South End Water Main Replacement

Existing water lines that serve the South end of the City are over 100 years old and experience the highest pressures in the City. This project would replace the two 12" water mains that serve this area.

Industrial Blvd Water Main Replacement

Replace the water main in Industrial BLVD which is 75 years old and the Water Department fixes 5-6 leaks each year.

Replace 4" Water Lines with 6" (Citywide)

Several neighborhoods are being served with 4" water lines. This is acceptable to provide potable water service, however a 6" minimum is required to provide sufficient flow to a fire hydrant. This project replaces these lines, repaves the streets and installs necessary ADA facilities. The majority of work can be completed with city crews.

Amount of Award: \$19,595,850

Budget number: N/A

Grant, bond, etc. reference: ARPA

File Attachments for Item:

III. Request from Habitat for Humanity to waiver permit and utility connection fees pertaining to the construction of a home at 22 Maple Street



Allegany County Habitat for Humanity

PO Box 3162,

LaVale, MD 21504-3162

301-687-1006

alleganycountyhabitat@gmail.com

Executive Director: Tracy Greely

January 27, 2022

Raymond M. Morriss, Mayor
City Council of Cumberland
57 N Liberty St
Cumberland, MD 21502

RCVD

CLERK'S OFFICE

Dear Mr. Morriss,

2022FEB1 AM 8:20

This is to request a waiver of permitting and tap fees for building, water, and sewer and all other related fees at 22 Maple St for our build beginning in late March or April, 2022. Our construction manager, Tom Chandler, has been in touch with Kevin Thacker to initiate the permitting process.

As you are no doubt aware, Allegany County Habitat for Humanity is a non-profit builder providing housing for families who have inadequate housing at present and are prepared to contribute to the construction of their home with sweat equity in a manner commensurate with their abilities. On completion of the build, we provide them with an affordable mortgage to purchase the home, and they become taxpayers.

Allegany County Habitat for Humanity is cash strapped and working to upgrade our capacity to contribute in a more meaningful way to the Cumberland and Allegany County communities. Your support with a fee waiver at this time is much needed, will make a significant contribution to our efforts, and will be much appreciated.

Thank you for your consideration of this matter.

Sincerely,

A handwritten signature in blue ink that reads "Tracy Greely".

Tracy Greely
Executive Director

A handwritten signature in blue ink that reads "Terri Ann Lowery".

Terri Ann Lowery
President, Board of Directors

Board of Directors: Mark Edwards, Jim Jefferies, Dave Keech, Kate Kidwell, George Lapp, Terri Lowery, Steve MacGray, Kendra Michael, Kathy Miller, Ray Presley, Kathy Rodgers, Cindy Schartiger, Rae Ann Smith, Nicole Whetzel.

File Attachments for Item:

IV. Request from Cumberland Housing Group to waive permit and utility connection fees pertaining to the renovation of JFK Apartments, 135 N. Mechanic Street



Margie Woodring <margie.woodring@cumberlandmd.gov>

Re: Permit Fees

1 message

Kevin Thacker <kevin.thacker@cumberlandmd.gov>
To: Margie Woodring <margie.woodring@cumberlandmd.gov>
Cc: Jeff Silka <jeff.silka@cumberlandmd.gov>

Wed, Feb 9, 2022 at 1:31 PM

Margie,

The estimated project cost is \$15,862,880.00. That would be a permit fee of \$30 + \$95,177.28 for a total of **\$95,207.28**

On Wed, Feb 9, 2022 at 1:00 PM Margie Woodring <margie.woodring@cumberlandmd.gov> wrote:

I can't find where we have approved a waiver for JFK yet. We should do an order for them as well as for Habitat for Humanity.

Kevin - Can you give me the amount of the costs that will be waived for JFK so I can put it in the information for M&CC.

Thanks.

Margie Woodring

City Clerk / Asst. City Administrator
CITY OF CUMBERLAND
57 N. Liberty Street
Cumberland, MD 21502
Phone: 301-759-6447
Email: margie.woodring@cumberlandmd.gov

On Tue, Feb 8, 2022 at 3:47 PM Margie Woodring <margie.woodring@cumberlandmd.gov> wrote:
I don't recall having that approved, but let me take a look.

Margie Woodring

City Clerk / Asst. City Administrator
CITY OF CUMBERLAND
57 N. Liberty Street
Cumberland, MD 21502
Phone: 301-759-6447
Email: margie.woodring@cumberlandmd.gov

On Tue, Feb 8, 2022 at 3:27 PM Kevin Thacker <kevin.thacker@cumberlandmd.gov> wrote:
Margie and Jeff,
Do we know if this was already approved? I assume that it is, since it is for Cumberland Housing.

----- Forwarded message -----

From: **Steve Kesner** <steve.kesner@cumberlandhousing.org>
Date: Tue, Feb 8, 2022 at 2:54 PM

Subject: Permit Fees

To: Kevin Thacker <kevin.thacker@cumberlandmd.gov>

Kevin,

Just need to get a response from you for our financing documents confirming that the City of Cumberland will be waiving all application/permit fees for the renovation of JFK Apts.



**CUMBERLAND HOUSING
GROUP**

Steven J. Kesner, BS, CMH
President/Chief Executive Officer
The Cumberland Housing Group

635 East First Street
Cumberland, MD 21502-4362
301-724-6606 Ext 111

Steve.kesner@cumberlandhousing.org

www.CumberlandHousing.org

The Cumberland Housing Group is an Equal Housing Opportunity provider and consists of the following agencies: The Housing Authority of the City of Cumberland, Cumberland Housing Alliance, Inc. and Cumberland Neighborhood Housing Services, Inc.

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Kevin Thacker
Code Compliance Manager
City of Cumberland-Community Development
301-759-6659