

# Executive Summary

## AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

### 1. Introduction

The Program Year (PY) 2026 marks the second year of the City of Kent's 2025-2029 Five Year Consolidated Plan period. The PY2026 Annual Action Plan identifies the specific programs and projects the City plans to implement with its PY2026 Community Development Block Grant Program (CDBG) funding in the second year of its five-year Consolidated Plan period. The selected projects will assist the City in its efforts to address the five-year goals the City established for addressing identified needs in the community, including housing needs, homeless issues, and community development initiatives. The PY2026 Action Plan also includes the commitment of available revolving loan funds (RLF) to provide the City with additional resources to assist with addressing identified housing needs.

The City of Kent received notification from the U.S. Department of Housing and Urban Development (HUD) of its PY2026 CDBG funding allocation amount, which is \$257,501. In response to a publicly issued RFP, a total of six (6) project proposals were received this year seeking CDBG funding assistance and the total amount of funding requested was \$304,000. The City has committed a portion of its CDBG funding to all six (6) of the project proposals it received and also committed funds to fair housing and program administration.

### 2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

### 2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items, or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City of Kent identified the following specific funding objectives in its 2025-2029 Five Year Consolidated Plan:

OBJECTIVE #1: Targeted Infrastructure Improvements in Low-to-Moderate Income Residential Areas: Promote a suitable living environment by allocating CDBG resources to support infrastructure and public facility improvement activities that will assist with addressing the problem of aging and insufficient infrastructure in residential areas that have high concentrations of low-to-moderate income households.

OBJECTIVE #2: Offer Housing Programs to Provide Safe and Decent Housing for Low- to Moderate-Income Households: Promote safe and decent housing for low-to-moderate income households throughout the City by providing owner-occupied housing rehabilitation and an energy efficiency repair program that ensures basic housing needs are met. Citywide, the percentage of households that are classified as low- to moderate-income is 61.6%. The City's housing stock is older, with 49.5% of housing units constructed prior to 1969. Many of these older residential units have structural deficiencies which need to be corrected in order to ensure safe and decent housing.

OBJECTIVE #3: Provide Appropriate Supportive Services for Low- to-Moderate Income Persons: Provide assistance to nonprofit organizations that provide needed programs, public facilities, and supportive services for low-to-moderate income persons living in the community. The City maintains a strong working relationship with the nonprofit organizations operating in the Kent community and has used CDBG funds to support many needed programs.

### **3. Evaluation of past performance**

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City's most recent Consolidated Annual Performance and Evaluation Report (CAPER) for PY2024 was completed and submitted to HUD in October 2025. The PY2024 CAPER reported on performance for the program year August 1, 2024, through July 30, 2025. PY2024 was year five (5) of the five-year 2020-2024 Consolidated Planning period. The PY2025 CAPER will be submitted in October 2026.

During the previous 2015-2019 Five Year Consolidated Strategic Plan, the City completed energy efficiency improvements to thirty-nine (39) low-to-moderate income owner-occupied housing units in the City of Kent; provided rehabilitation assistance for eleven (11) low- to moderate-income owner-occupied City of Kent Residents; provided homeless shelter services to four hundred eighty (480) homeless individuals; provided micro-enterprise assistance to thirteen (13) businesses; provided rehabilitation services to twenty-four (24) rental housing units for low- to moderate-income City of Kent residents; reconstructed three (3) City residential streets, completed one (1) Acquisition/Rehab/Resale of one (1) single family housing unit with Habitat for Humanity, which was then sold to a low-income homebuyer, and 2 public facilities - a cold storage facility expansion for Kent Social Services, and AxxessPointe Health Care.

During PY2024, the fifth completed year of the 2020 - 2024 Five Year Consolidated Strategic Plan, the City of Kent allocated CDBG funds for the following activities/projects: \$170,000 for design costs

associated with the full depth reconstruction 365 feet of Elm Street, from Dodge Street to S. Water Street including concrete curbs and gutters, new catch basins, and storm sewers were installed, and the existing 6" water main will be replaced with an 8" line. Driveway aprons will be rebuilt with concrete. Existing sidewalk will be replaced with new concrete sidewalk. The project is expected to start in 2027; \$7,000 to the Kent Police Department to provide increased Patrols and education to residents of low- to moderate-income neighborhoods and assisted housing complexes; \$35,000 to Community Action Council of Portage County for free furnace inspections/replacements and energy efficiency improvements for six (6) low- to moderate-income Kent homeowners; \$25,000 to Axess Family Services for the roof repair of a permanent supportive housing unit on Graham Ave.; \$15,000 to Miller Community House for the provision of shelter to fifteen (15) homeless individuals, and \$19,000 to Fair Housing Contact Service for the provision of fair housing services to low-to-moderate income Kent residents.

**4. Summary of Citizen Participation Process and consultation process**

**5. Summary of public comments**

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

**6. Summary of comments or views not accepted and the reasons for not accepting them**

**7. Summary**

**PR-05 Lead & Responsible Agencies – 91.200(b)**

**1. Agency/entity responsible for preparing/administering the Consolidated Plan**

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	KENT	Department of Community Development

**Table 1 – Responsible Agencies**

**Narrative (optional)**

The City of Kent Community Development Department is the lead entity responsible for overseeing the development of the 2025-2029 Consolidated Plan and each annual Action Plan and is responsible for administering programs and activities covered by the 5-Year Plan. The City’s Community Development Department staff has been responsible for addressing all administrative aspects of the CDBG program since the City became an entitlement community in 1984. Department personnel were responsible for developing and administering the City’s prior 5-Year Consolidated Plans and addressing all regulatory requirements associated with the CDBG program. The City implements specific CDBG activities on its own or through the use of subrecipients and contractors.

**Consolidated Plan Public Contact Information**

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## **AP-10 Consultation – 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

The City of Kent’s 2025-2029 Consolidated Plan process incorporated several different methodologies for gathering comments and input in order to identify needs and priorities the City should consider during the development of its 2025-2029 Consolidated Plan. The City of Kent distributed an electronic survey to numerous nonprofit organizations requesting information on current affordable housing inventory, the needs of the homeless, supportive services, special needs, community development needs and other proposed services that would benefit low-to moderate-income persons. The City also held discussions with City personnel from various departments to identify needs and to collect insights on possible priority needs that should be considered for inclusion into the 2025-2029 Consolidated Plan.

#### **Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))**

Coordination among different service providers is an integral component in providing quality affordable housing opportunities and needed supportive services. The City has funded and collaborated on numerous housing and supportive service activities through the years with Community Development Block Grant (CDBG) funding, Community Housing Impact and Preservation (CHIP) program funding and local social service funding. The City sought input from numerous agencies in the community that provide a variety of housing and social service programs for specific beneficiaries. The Portage County Housing Services Council is an organization that meets on a quarterly basis and that provides an excellent forum for housing and service providers to discuss needs facing the community and to coordinate the provision of services to meet those needs.

#### **Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.**

The City of Kent is part of Region 5 of the State of Ohio’s Continuum of Care (CoC) Balance of State program. Each year the City verifies and provides certification that the projects undertaken with CoC funding are consistent with the goals of the City’s Consolidated Plan. The City also often funds activities undertaken by both Axess Family Services and the Region 5 lead agency, Coleman Health Services, in efforts to address the needs of the homeless within the City and in Portage County. The City currently provides funding to Axess Family Services for the operation of the only emergency homeless shelter in Portage County, which is located within the City of Kent. The City also provides support for Safer Futures, a domestic violence shelter and funding assistance to Axess Family Services for Housing and Emergency Support Services program which provides homelessness prevention for those facing eviction

and homelessness. Many of the non-housing supportive services that the City supports aim to address some of the conditions that often eventually lead to homelessness.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

The City of Kent is part of Region 5 of the State of Ohio's Continuum of Care (CoC) Balance of State program, which does not receive ESG funding.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities**

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**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	Portage Metropolitan Housing Authority
	<b>Agency/Group/Organization Type</b>	PHA
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.

2	<b>Agency/Group/Organization</b>	Acess Family Services, Inc.
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services - Victims Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Market Analysis Economic Development Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.

3	<b>Agency/Group/Organization</b>	Coleman Health Services
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Health Services-Employment Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.
4	<b>Agency/Group/Organization</b>	TOWNHALL II
	<b>Agency/Group/Organization Type</b>	Services-Health Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Mental Health and Addiction Services

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.
6	<b>Agency/Group/Organization</b>	Summit Medina Business Alliance (SBDC)
	<b>Agency/Group/Organization Type</b>	Services-Education Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.
7	<b>Agency/Group/Organization</b>	Habitat for Humanity of Portage County
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.
8	<b>Agency/Group/Organization</b>	Neighborhood Development Services
	<b>Agency/Group/Organization Type</b>	Housing

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.
9	<b>Agency/Group/Organization</b>	City of Kent
	<b>Agency/Group/Organization Type</b>	Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Community Development Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was included in the process for developing the overall goals and objectives of the City's 5-year Consolidated Plan. The agency was invited to submit any comments about the PY2026 Action Plan during the 30-day public comment period.

**Identify any Agency Types not consulted and provide rationale for not consulting**

N/A

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	Region 5 Coleman Health Services	Both plans aim to address the needs of the homeless including efforts to provide stable housing opportunities, as well as needed supportive services.

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Analysis of Impediments to Fair Housing Choice	City of Kent	Both plans share the goal of Affirmatively Furthering Fair Housing.

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**

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**AP-12 Participation – 91.105, 91.200(c)**

- 1. Summary of citizen participation process/Efforts made to broaden citizen participation  
Summarize citizen participation process and how it impacted goal-setting**

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)

**Table 4 – Citizen Participation Outreach**

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## Expected Resources

### AP-15 Expected Resources – 91.220(c)(1,2)

#### Introduction

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	257,501.00	0.00	0.00	257,501.00	0.00	
Other	public - state	Housing	0.00	0.00	0.00	0.00	0.00	

Table 5 - Expected Resources – Priority Table

**Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied**

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**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

N/A

**Discussion**

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## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Elm Street Reconstruction	2025	2027	Non-Housing Community Development	Low-to-Moderate Income Census Block Groups	Public Infrastructure Improvements	CDBG: \$150,000.00	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 18040 Persons Assisted
2	Energy Efficiency Housing Rehabilitation	2025	2029	Affordable Housing		Owner-Occupied Housing Rehabilitation	CDBG: \$43,000.00	Homeowner Housing Rehabilitated: 7 Household Housing Unit
3	Nonprofit Public Facilities	2025	2026	Non-Housing Community Development		Non-Profit Public Facilities	CDBG: \$15,000.00	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 15 Households Assisted
4	Micro-Enterprise Assistance	2025	2029	Non-Housing Community Development		Micro-Enterprise Assistance	CDBG: \$3,000.00	Businesses assisted: 3 Businesses Assisted
5	Homeless Shelter Services	2025	2029	Homeless		Homeless Shelter Services	CDBG: \$15,000.00	Homeless Person Overnight Shelter: 28 Persons Assisted

**Table 6 – Goals Summary**

## Goal Descriptions

1	<b>Goal Name</b>	Elm Street Reconstruction
	<b>Goal Description</b>	
2	<b>Goal Name</b>	Energy Efficiency Housing Rehabilitation
	<b>Goal Description</b>	
3	<b>Goal Name</b>	Nonprofit Public Facilities
	<b>Goal Description</b>	
4	<b>Goal Name</b>	Micro-Enterprise Assistance
	<b>Goal Description</b>	
5	<b>Goal Name</b>	Homeless Shelter Services
	<b>Goal Description</b>	

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

The City is proposing to undertake the projects listed in Table 3 during PY2026, the second year of the 2025-2029 Five-Year Consolidated Planning period. The proposed projects are a result of an open request for proposal process and a thorough staff review which takes into account the proposed objectives and priority needs outlined in this plan, as well as all regulatory requirements of the CDBG program.

### Projects

#	Project Name
1	2026 Elm Street Reconstruction Phase I
2	2026 CAC Furnace Inspection / Targeted Replacement Program
4	2026 Axxess Family Services – Freedom House/ Miller House Window Replacement
5	2026 Axxess Family Services - Homeless Shelter Services
6	2026 Owner-Occupied Housing Rehabilitation
7	2026 CDBG Administration
8	2026 Fair Housing Contact Service - Fair Housing Services

Table 7 - Project Information

### Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The allocation priorities are driven by the goals and objectives set forth in the City's current 5-year Consolidated Plan that spans the time period PY2025-PY2029 and how the projects that were proposed as part of an open request for proposal process align with the goals and objectives of the Consolidated Plan. The largest obstacle to addressing underserved needs is the limited amount of funding that is available when compared to the amount of need that is in the community. The City best addresses this issue by keeping in close communication with other service providers in the community to ensure there is no overlap or duplication of services and by expending funds that are targeted towards the largest, and most underserved, needs in the City.

**AP-38 Project Summary**  
**Project Summary Information**

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<b>Project Summary Information</b>  1	<b>Project Name</b>	2026 Elm Street Reconstruction
	<b>Target Area</b>	Low-to-moderate income Block Group
	<b>Goals Supported</b>	Elm Street Reconstruction
	<b>Needs Addressed</b>	Public Infrastructure Improvements
	<b>Funding</b>	CDBG: \$150,000 Other-City, State: \$300,000
	<b>Description</b>	This activity provides funding to assist with the design and full-depth reconstruction of Elm Street between Dodge and South Water Streets. The work involves new sidewalks, concrete curbs and gutters, catch basins, and storm sewers to improve drainage along the roadway. This is a multi-year project.
	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 500 low-to moderate-income residents will benefit from this activity.
	<b>Location Description</b>	The project location is Elm Street, Kent, OH, between Dodge and South Water Streets.
<b>Planned Activities</b>	This activity provides funding to assist with the design and full-depth reconstruction of Elm Street between Dodge and South Water Streets. The work involves new sidewalks, concrete curbs and gutters, catch basins, and storm sewers to improve drainage along the roadway. This is a multi-year project	
2	<b>Project Name</b>	2026 CAC Furnace Inspection / Targeted Replacement Program
	<b>Target Area</b>	Low-to-moderate income households
	<b>Goals Supported</b>	Energy Efficiency Housing Rehabilitation

	<b>Needs Addressed</b>	Owner-Occupied Housing Rehabilitation
	<b>Funding</b>	CDBG: \$43,000 public - state: \$36,475
	<b>Description</b>	CDBG program funds will be used to continue Community Action Council (CAC) of Portage County's Kent Furnace Inspection/Targeted Replacement Program that provides the services of furnace inspections, tune-ups, or the replacement of failing or inefficient furnaces and/or hot water tanks for owner-occupied low-to-moderate income Kent households.
	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated four low- to moderate-income, owner-occupied, single-family housing units located within the City of Kent will benefit from the proposed activity.
	<b>Location Description</b>	Project location will be an estimated 6 owner-occupied low- to moderate-income housing units on scattered sites throughout the City of Kent. Specific locations will be determined at a later date.
	<b>Planned Activities</b>	Community Action Council of Portage County will secure applications for CDBG services for at least 6 households. Services may include basic furnace inspection and diagnostics; installation of high efficiency heating systems; installation of replacement how water tanks and associated expansion tanks, and consumer education services.
<b>4</b>	<b>Project Name</b>	2026– Window Replacement at Miller/ Freedom House
	<b>Target Area</b>	Low-to-moderate income households
	<b>Goals Supported</b>	Nonprofit Public Facilities
	<b>Needs Addressed</b>	Nonprofit Rental Rehabilitation
	<b>Funding</b>	CDBG: \$15,000 local nonprofit: \$25,000

	<b>Description</b>	Complete window replacement at the Freedom House/ Miller House, which is a transitional housing facility for veterans and an emergency homeless shelter.
	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	60 low-income individuals.
	<b>Location Description</b>	Services will be provided at 1211 Anita Drive, Kent, OH 44240
	<b>Planned Activities</b>	Complete window replacement at the Freedom House/ Miller House, which is a transitional housing facility for veterans and an emergency homeless shelter.
<b>5</b>	<b>Project Name</b>	2026 Axxess Family Services – Homeless Shelter Services
	<b>Target Area</b>	Community-wide
	<b>Goals Supported</b>	Homeless Shelter Services
	<b>Needs Addressed</b>	Homeless Shelter Services
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	The Homeless Shelter Services program provides services at Miller Community House, which is an emergency homeless shelter. Funding helps pay for shelter nights spent by Kent residents including needed case management, counseling and housing placement. Funding for this activity is counted toward the Public Service 15% funding limitation.
	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	28 homeless very low-income persons.

	<b>Location Description</b>	1211 Anita Drive, Kent OH 44240
	<b>Planned Activities</b>	Services provided will include emergency shelter, including food, clothing and other basic needs; on-site case management services; coordination of education placement, and permanent housing placements.
	<b>Description</b>	Services provided will include emergency shelter, including food, clothing and other basic needs; on-site case management services; coordination of education placement, and permanent housing placements.
	<b>Target Date</b>	8/1/2026
<b>6</b>	<b>Project Name</b>	2026 Owner Occupied Housing Rehabilitation
	<b>Target Area</b>	Low-to-moderate income households
	<b>Goals Supported</b>	Safe and Decent Housing
	<b>Needs Addressed</b>	Owner-Occupied Housing Rehabilitation
	<b>Funding</b>	CDBG: \$ 6,000
	<b>Description</b>	Funds will be used to provide home repairs to low-to-moderate income homeowners within the City of Kent.
	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 2 low-to-moderate income homeowners located within the City of Kent will benefit from critical home repairs to low-to-moderate income homeowners within the City of Kent. Repairs will include accessibility modifications/retrofits and emergency home repairs that cannot be addressed through the City's other rehabilitation programs.
	<b>Location Description</b>	Scattered sites located within the City of Kent - to be determined.
	<b>Planned Activities</b>	Funds will be used to provide home repairs to low-to-moderate income homeowners within the City of Kent. Repairs will include accessibility modifications/retrofits and emergency home repairs that cannot be addressed through the City's other rehabilitation programs.

<b>7</b>	<b>Project Name</b>	2026 CDBG Administration
	<b>Target Area</b>	
	<b>Goals Supported</b>	
	<b>Needs Addressed</b>	
	<b>Funding</b>	CDBG: \$1,501
	<b>Description</b>	These funds are used to cover grant administration costs such as the cost of staff, supplies, advertising, postage, copying, travel costs for training and other related costs. Funding for this activity is counted toward the Planning and Administration 20% funding limitation.
	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Funds will be used to cover grant administration costs associated with the oversight of CDBG-funded projects.
	<b>Location Description</b>	CDBG Administration activities will be conducted at 930 Overholt Road, Kent, OH.
	<b>Planned Activities</b>	Funds will be used for costs associated with the administration of CDBG-funded activities.
<b>8</b>	<b>Project Name</b>	2026 Fair Housing Contact Service - Fair Housing Services
	<b>Target Area</b>	
	<b>Goals Supported</b>	
	<b>Needs Addressed</b>	
	<b>Funding</b>	CDBG: \$24,000
	<b>Description</b>	CDBG funds will be used to cover the costs associated with the provision of fair housing services. Fair Housing Contact Service will provide counseling in the areas of housing discrimination and landlord-tenant issues, investigate fair housing complaints, and provide public education and outreach services in the City of Kent.

	<b>Target Date</b>	8/1/2026
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated fifty low- to moderate-income residents of the City of Kent will receive Fair Housing services.
	<b>Location Description</b>	Fair Housing Contact Service will provide fair housing services to residents of the City of Kent, OH.
	<b>Planned Activities</b>	Services will include homebuyer counseling, tenant/landlord counseling, investigation of discrimination complaints, educational workshops/trainings and testing.

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## AP-50 Geographic Distribution – 91.220(f)

### Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

During this Consolidated Plan process (2025-2029), the City will target its available CDBG and other local resources toward supporting public infrastructure improvement projects and activities within the neighborhoods of the City that have some of the highest concentrations of low- to moderate-income and minority households. The City is continuing this geographic targeting of public infrastructure improvements during the PY2026 period by contributing funding to the Elm Street Reconstruction project. This project will meet this priority need and is located in a low- to moderate-income area and an area of minority concentration as shown on the maps attached to this plan in the appendix. The other programs being proposed during PY2026 provide a citywide benefit to residents or assistance to eligible households that could be located anywhere throughout the City, rather than on the basis of a geographic area.

### Geographic Distribution

Target Area	Percentage of Funds
Low-to-Moderate Income Census Block Groups	

Table 8 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically

The City targets some of its available CDBG and other local resources towards neighborhoods of the City that have some of the highest concentrations of low-to moderate-income households. The intent of this shift and its continuance during this 2025 - 2029 Five-year Consolidated Plan period, and PY2026, is to ensure that resources are allocated to the geographic areas of greatest need in the City.

### Discussion

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	0
Special-Needs	0
Total	0

**Table 9 - One Year Goals for Affordable Housing by Support Requirement**

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	0
Acquisition of Existing Units	0
Total	0

**Table 10 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

The City of Kent has allocated \$15,000 in PY2026 CDBG funds to Axess Family Services’ Marie Miller Community Center for Homeless, which will provide overnight shelter and wrap-around services for an estimated 28 homeless individuals. Community Action Council (CAC) of Portage County was allocated \$43,000 in PY2026 CDBG funding for the continuation of its “Kent Furnace Inspection/Targeted Replacement Program” that provides the services of furnace inspections, tune-ups, or the replacement of failing or inefficient furnaces and/or hot water tanks for owner-occupied low-to-moderate income Kent households. This program will serve an estimated 7 low-to-moderate income owner-occupied City of Kent households. Axess Family Services was allocated \$15,000 in PY2026 CDBG funding for a window replacement. At the building that houses the Miller House, an emergency shelter for families, and the Freedom House, which provides transitional housing for veterans. This project will serve an estimated 60 individuals.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The City is one of the smallest entitlement communities in the State of Ohio and receives a limited amount of CDBG funding on an annual basis. The City does not have the funding available to support a Tenant-Based Rental Assistance program or to complete rehabilitation activities at PMHA units located within the City. Although the City cannot provide financial assistance, it works collaboratively with the PMHA on various housing issues, including possible homeownership programs that may benefit households participating in PMHA's public housing or various voucher assistance programs.

### **Actions planned during the next year to address the needs to public housing**

The Portage Metropolitan Housing Authority (PMHA) has approximately 297 public housing units that can be used for housing extremely low-income (0-30% of AMI) and low-income households (31-50% of AMI) which includes households with annual household incomes between 0 - 50% of the area median income (AMI). The PMHA's 2024 Annual Agency Plan identified the following goals and objectives:

#### **1. Achieve and Maintain Excellence in Tenant-Based Housing Programs**

- Two households will become new homeowners through the Housing Choice Voucher Homeownership Program

#### **2. Improve Productivity and Cost Effectiveness**

- Examine opportunities to improve productivity and cost effectiveness through technology.

#### **3. Collaborate with Community Partners to Leverage Resources to Benefit Households Assisted by PMHA and Portage County**

- PMHA will investigate opportunities to develop and manage permanent supportive housing.
- PMHA will investigate methods of inter-agency cooperation that will lessen barriers to assistance for applicants and participants.

### **Actions to encourage public housing residents to become more involved in management and participate in homeownership.**

PMHA provides programming for residents of Public Housing through a number of different measures including their Resident Opportunity Self Sufficiency (ROSS) grant program and their Good Neighbor Program which is funded through the City of Kent's local Social Service Grant Program. ROSS is a HUD-funded ROSS-Service Coordinators grant. Under the Resident Opportunity and Supportive Services (ROSS) Service Coordinator grant, PMHA was awarded 3-year renewal funding to retain a Service

Coordinator which is specifically for public housing units that helps families and individuals obtain self-sufficiency and improve quality of life. The Good Neighbor program provides an array of services that aim to improve the living environment of LMI families residing in public housing. Programming through the Good Neighbor program includes: a forum for interaction between public housing residents and the Kent Police Department, referral and service coordination that to meet needs of residents, distribution literature promoting healthy lifestyles, and employment services. All of these measures are taken with the goal of increasing resident involvement and improving the living environment of PMHA residents in Kent. PMHA offers a homeownership program through its Housing Choice Voucher Program. PMHA's most recent "Moving to Work" plan had a goal for two (2) residents to obtain homeownership.

**If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

N/A

**Discussion**

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## **AP-65 Homeless and Other Special Needs Activities – 91.220(i)**

### **Introduction**

**Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including**

**Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

Services for the homeless in Portage County are usually undertaken by one of two housing and services providers in the area, Axess Family Services and Coleman Health Services (CHS). The City plans to fund 2 projects for Axess Family Services during PY2026 for the services that they provide to the homeless and those at risk for homelessness. The City will fund Axess Family Service's Homeless Shelter Services Program, which provides emergency shelter nights at an emergency homeless shelter along with connected supportive services that aim to meet the specific needs of each client. The City will also provide assistance to Axess Family Services for a complete window replacements on the connected building utilized by Freedom House and Miller Community House. Freedom House provides transitional housing for veterans and Miller Community House offers emergency shelter for families and individuals experiencing housing instability. The City will provide Coleman Professional Services with non-CDBG/local funding for an eviction prevention program.

**Addressing the emergency shelter and transitional housing needs of homeless persons**

The City will use CDBG funding for Axess Family Services Homeless Shelter Services Program during PY2026, which provides emergency housing for individuals and families, as well as supportive services that may be needed.

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

The goals mentioned above are designed to help individuals and families transition from homelessness to stable housing situations. Services needed for self-sufficiency vary depending on the needs of each specific client. An assessment is conducted at intake by local housing providers that identifies needs with the goal always being sustaining a self-sufficient housing/living situation as expeditiously as possible given the unique characteristics of each client. Local services providers, including the agencies mentioned in this section who are scheduled to receive funding from the City during PY2026, coordinate

well with each other and keep in close contact through a number of different forums, most notably the Portage County Housing Services Council. These agencies, including the City of Kent, are cognizant of programming that is available in the Community that provides services and emergency, transitional and supportive housing. These relationships are key to facilitating a housing and support service structure that, to the greatest extent feasible, ensures no gaps exist.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.**

The support network described in the previous sections is designed to prevent homelessness and provide housing and any needed services to those who become homeless. This support structure is in place with the intention of limiting the amount of time individuals or families experience homelessness and to provide tools for them to become self-sufficient. In addition to the projects and activities mentioned in the previous areas of this section, the City allocates local social service funding to Axess Family Services and Coleman Health Services for homelessness prevention rental assistance programs. Unfortunately, the City of Kent is one of the smallest entitlement communities in the State and the needs for many different services far outweigh the resources that are available with CDBG funding alone. For this reason, the City and local service providers rely on the pooling of different funding sources and good coordination among providers to ensure the best housing and service delivery network is in place, given the amount of resources that are available, to meet the needs of the homeless.

## **Discussion**

## **AP-75 Barriers to affordable housing – 91.220(j)**

### **Introduction:**

#### **Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

The City of Kent does not have any local public policies that serve as barriers to affordable housing. The primary barrier to affordable housing for many low- to moderate-income households remains the limited number of affordable housing units in the community. The City is home to Kent State University and the student population has created a large rental market in the community. The City recognizes that there still is a need for more affordable housing in the community and that the City's large student population does limit the availability of rental units for low- to moderate-income households, especially larger families. The City has implemented code violation and zoning ordinances to address some of the issues that have developed over the years as a result of the student renters. These ordinances are not restrictive in terms of limiting the availability of affordable housing, but rather, are focused on property maintenance issues to ensure landlords maintain safe and decent housing. The zoning code, and its enforcement, also limits the use of boarding houses in the city, which can be rented out by the bedroom. This enforcement, which is achieved through the City of Kent's Rental Registry program, helps to maintain the affordability of housing by lowering rent structures that can escalate as a result of houses being rented on a per bedroom basis. The City does not have tax policies or other public policies that affect the valuation of land or other property in a manner that adversely impacts the availability of housing in the community. It is also challenging for many low-to moderate-income households to make the transition from being renters to homeowners because of the difficulties associated with saving for a down payment and securing financing from traditional lenders.

The City is committed to allocating CDBG funds to affordable housing initiatives and has designated offering housing programs to provide safe and decent housing for low-to moderate-income households as a primary funding objective for PY2026 and during the 2025-2029 Consolidated Plan period. In addition, the City will utilize Community Housing Impact and Preservation (CHIP) funds from the State of Ohio to help expand affordable housing opportunities for the low- to moderate-income households in Kent. All of these efforts are a strategy to remove barriers to affordable housing by increasing the supply and availability of affordable housing. The City is always continuing its housing code enforcement that targets illegal boarding houses that rent to students on a per bedroom basis that limit available housing for larger families and can increase rent levels. The City of Kent participates in the Portage County Housing Services Council (PCHSC), which is a collaborative volunteer group comprised of nonprofit agencies, developers and government agencies that are involved with housing programs throughout Portage County. The PCHSC meets quarterly and routinely discusses strategies to remove

barriers to affordable housing.

**Discussion:**

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## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

#### **Actions planned to address obstacles to meeting underserved needs**

The City will continue its collaboration with area nonprofit organizations in order to identify the most immediate underserved needs in the community along with possible funding sources that can be accessed to address these needs. The City provides CDBG funding for several programs that serve the needs of the underserved in the City of Kent. Often organizations that receive CDBG funding through the City use the grant award as match to try and secure additional funding from other government or private sources in order to expand or create new programs to meet the needs of the underserved. The largest obstacle to addressing underserved needs is the limited amount of funding that is available when compared to the amount of need that is the community. The City best addresses this issue by keeping in close communication with other service providers in the area to ensure there is no overlap or duplication of services and by expending funds that are most targeted towards the largest, and most underserved, needs in the City. The various projects undertaken in past Community Development Block Grant (CDBG) program years, in this PY2026 CDBG Action plan and through the City's locally funded Social Service Grant Program are rooted in the purpose of addressing underserved needs in the Community.

#### **Actions planned to foster and maintain affordable housing**

#### **Actions planned to reduce lead-based paint hazards**

The City and its subrecipient agencies that are involved in housing rehabilitation activities continue to implement the current requirements involving the reduction of lead-based paint hazards. Depending on the nature of each individual project and scope of work, the City requires that contractors working on housing rehabilitation projects have the proper Renovation, Repair and Painting (RRP) Certification through the Environmental Protection Agency (EPA) or lead-based paint abatement licensure through the Ohio Department of Health (ODH). A licensed third-party vendor is used for conducting both lead risk assessments and clearance testing. In addition, a City staff member that oversees the entire rehabilitation process has received lead-based paint training and holds lead-licensure as a certified lead-abatement contractor. Anytime construction activity is undertaken on housing that was built prior to 1978, all required lead-based paint measures are taken to ensure that all regulatory guidelines are met and the safety of its occupants.

#### **Actions planned to reduce the number of poverty-level families**

During PY2026, the City will also continue to provide financial support to the various nonprofit agencies

in the community that work with persons living at the poverty level. Many of the services local nonprofit agencies provide, including housing initiatives and supportive services, have a primary goal of reducing the number of families and individuals living below the poverty-level. Infrastructure investment, such as the Elm Street Reconstruction project, within low-to-moderate income Census Block Groups that are likely to have a higher proportion of families below the poverty line, are designed, in part, to help improve the economic conditions within those areas. The City was awarded a Community Housing Impact and Preservation (CHIP) grant through the State of Ohio Development Service Agency's Office of Community Development to help expand affordable housing opportunities for the low- to moderate-income households in Kent, including those below the poverty-level. Many of the activities undertaken in past Community Development Block Grant (CDBG) program years, in this PY2026 CDBG Action plan and through the City's locally funded Social Service Grant Program share a common goal of reducing the number of poverty-level families.

### **Actions planned to develop institutional structure**

The City plans to work closely with local social service agencies and nonprofit housing providers during the PY2026 Action Plan year to identify local needs within the community and to identify possible methods for minimizing the gaps in service. By maintaining its working relationship with local agencies, the City has an ongoing understanding of the needs of special needs populations within the community. The local institutional structure is further supported through the coordination of activities provided through the Portage County Housing Services Council. The City will continue its involvement in the PY2026 year because such involvement creates an important link to a number of social service agencies and housing providers in Kent and throughout Portage County. The Community Resource Connect will help further solidify institutional structure. Beyond providing information and resources for residents in the community, Community Resource Connect will allow service and housing providers to further collaborate, or make new connections, which helps ensure the provision of housing and related services from various organizations in the community is as efficient as possible.

### **Actions planned to enhance coordination between public and private housing and social service agencies**

Coordination between the City of Kent, the Portage Metropolitan Housing Authority (PMHA) and various social service agencies is an ongoing process. The City, PMHA and many area nonprofit service and housing providers are active members of the Portage County Housing Services Council (HSC). The HSC provides a forum for the exchange of ideas and discussions on affordable housing needs within Portage County. Information gathered through these meetings is utilized by the City in the development of its housing goals and is used by other HSC participating organizations to identify the needs of the homeless during the annual Continuum of Care (CoC) process.

### **Discussion:**

# Program Specific Requirements

## AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

### Introduction:

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>0</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	100
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	0.00%

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