

Council Workshop - ARPA

Monday July 24, 2023

1. Update on Items From 7/5/2023

- a. Bangor Housing Development Corporation – attached

2. Updated Status of ARPA Application Reviews

During our meeting last week, one submitted application was missed during the meeting. It was inadvertently assumed to be an application previously reviewed. In addition, the City Council will be reviewing and ranking the Heart of Maine United Way application. Once City Councilors complete their review, staff recommendation is that the Council address the two applications to determine whether or not to advance for further review and discussion.

3. Updated ARPA Funding Status

4. ARPA Application Discussion and Review

- Other
 - Bangor Symphony Orchestra
 - Food and Medicine Gardens Program
 - Partners for Peace

Bangor Housing Development Corporation

Summary:

Request for \$2,000,000 to fund infrastructure and general conditions to construct 48 one bedroom units in two buildings for person 55 and older.

The City Councilors requested additional information from the applicant on the following item;

How does this application compare to the Penquis application as to funding for infrastructure?

The Penquis project is being constructed on an existing city roadway. In reviewing the project with the Planning office it was recommended that with the acquisition of the UMA property we consider extending the road through the property to allow emergency vehicle access from Texas Avenue, which is not a city owned street.

Our proposed construction budget to install all utilities (915 LF of water and sanitary sewer lines) and extend the roadway (without the additional access via Texas Avenue referenced later) is \$1,570,000.

The application request was based on the initial layout and design and was the budget gap identified to allow this project to move forward if awarded LITC funding.

Additional Information Provided

Due to design changes, Phase I would include the construction of 50 units – the project layout now allows for 2 two-bedroom units.

BHDC is completing negotiations with UMA to purchase the adjacent 4 acre parcel (fall closing is anticipated). This will allow BHDC to undertake a Phase II for an additional 50 units of senior housing.

- Collaboration with UMS will enhance our tenants' lives at Sunset Ave and create a working relationship that will benefit all of the tenants of BangorHousing
- Walking trails will be included on the final plans to allow our tenants access to the UMA campus.
- In reviewing the project with the Planning Office it was recommended that with the acquisition of the UMA property, we consider extending the road through the property to allow emergency vehicle access from Texas Avenue. This would also require the relocation of an existing city stormwater infrastructure.

Our current waitlist for senior housing is 6-7 years. Adding senior housing opportunities within our community will result in turnover within our existing rental and housing inventory.

Area of Emphasis - Other

Area Rank	Overall Rank	Applicant	Request Amount	Project Budget	Type of Cost	Description	Penobscot County \$	Comments
6	27	Bangor Symphony Orchestra	71,560	206,060	Start Up Operating	Bangor Arts Exchange Revival. BSO operates BAE currently located in the Nichols block. With the recent sale of the property and the need rehabilitation, BSO is looking to relocate BAE to the adjacent street level building.		- The purpose of the funding is to relocate , prepare the space and fund occupancy costs of BAE for a two year period as the execute a re-opening plan. By moving to modern, ground-level space with modern HVAC it is anticipated to allow for greater utilization of the space to sustain operations.
8	36	Food and Medicine Gardens Program (1)	151,718	539,490	90% Operating, 10% Capital	Expand community gardens within Bangor through a hybrid method of direction support and grassroots organizing to come in contact with people who are choosing between food, medicine, housing and other basic necessities. Goal would be to add 25 new garden beds at both existing locations and at least 10 new locations in Bangor.	49,835	The program aims to build additional raised bed gardens (25 in the two existing locations and add an additional 10 locations) in underserved neighborhoods and communities and to establish a system of training stipended volunteer garden coordinators in gardening best practices, conflict resolution, meeting facilitation, and community building.
10	47	Partners for Peace	373,015	428,014	Operating	Retain the current volunteer engagement specialist position, which was initially funded State ARPA funds, hire a Community engagement specialist position and provide a 20% increase in pay to retain existing employees.		- Partners for Peace provides assistance to individuals affected by domestic violence in Penobscot and Piscataquis counties. During the pandemic, the number of individuals supporting their efforts through volunteerism decreased dramatically. While volunteer numners were low, calls to the helpline increased as did operating costs.

(1) Funding from Penobscot County was for two projects. One project was for food storage upgrades related to annual solidarity harvet and mateiral costs for raised bed gardens in Bangor, Brewer and Orono (no funding for costs of organizing residents or committees).

**City of Bangor ARPA Grant Request
Project Budget - Bangor Arts Exchange (Bangor Symphony Orchestra)**



Please provide an overview of your project budget. If a category is not applicable to your project you may leave it blank. Please add relevant notes in column C and use the comments to explain, if necessary.

Revenue Source	Project Revenue	Notes
Fundraising (Individual/Business)	\$ 5,000.00	
Grants - Federal	\$ 71,560.00	ARPA Request
Grants - State		
Grants-Private (Foundation, United Way, Non-Gov't etc.)	\$ 30,000.00	Betterment Fund Pledge Total for 2024 and 2025
Program Income (fees, membership, etc.)	\$ 32,000.00	Two years of rentals, concessions, and tickets
In-Kind		
All Other Revenue (explain below)	\$ 67,500.00	Two years of sub-tenant lease from Launchpad
TOTAL	\$ 206,060.00	
Revenue Comments:		

Expense Item	Project Cost	Notes
Salaries	\$ 7,500.00	5% of lead BSO staff on project for two years
Benefits		
Professional Fees/Contract Services	\$ 15,000.00	Musician fees for programs
Acquisition Costs		
Construction/Renovation	\$ 20,000.00	Stage, stage lighting, tech, bar installs
Site Work		
Software/Technology		
Supplies/Materials		
Rent/Utilities	\$ 148,560.00	Two years of rent, electric, internet
Equipment	\$ 15,000.00	Signage, additional chairs, tables,
Travel		
All Other Expenses	\$ 4,000.00	Moving company
TOTAL EXPENSES	\$ 206,060.00	
Expenses Comments: Renovation costs do not include significant amounts incurred by landlord Diamond Lake Management and are specific to BSO expenses in converting the space to a performance/rehearsal/office space.		

Project Budget Comments: This budget reflects the BSO's downtown costs from July 1 2023 to June 30 2025, including the move of the Bangor Arts Exchange to 205 Exchange Street in winter/spring 2023/2024, and its first full year of operations at 205 Exchange Street during the 2024/2025 season.

City of Bangor ARPA Grant Request

Project Budget - Food & Medicine Gardens Program



Please provide an overview of your project budget. If a category is not applicable to your project you may leave it blank. Please add relevant notes in column C and use the comments to explain, if

Revenue Source	Project Revenue	Notes
Fundraising (Individual/Business)	\$ 60,000	
Grants - Federal	\$ 151,718	Bangor ARPA
Grants - State		
Grants-Private (Foundation, United Way, Non-Gov't etc.)	\$ 325,000	
Program Income (fees, membership, etc.)		
In-Kind		
All Other Revenue (explain below)	\$ 2,772	
TOTAL	\$ 539,490	

Revenue Comments: in-kind is a large number and difficult to quantify

Expense Item	Project Cost	Notes
Salaries	\$ 431,719	
Benefits	\$ 59,771	
Professional Fees/Contract Services		
Acquisition Costs		
Construction/Renovation	\$ 20,000	
Site Work		
Software/Technology		
Supplies/Materials	\$ 8,000	
Rent/Utilities	\$ 10,000	
Equipment	\$ 1,500	
Travel	\$ 500	
All Other Expenses	\$ 8,000	
TOTAL EXPENSES	\$ 539,490	

Expenses Comments:

Project Budget Comments:

**City of Bangor ARPA Grant Request
Project Budget - Partners for Peace Updated**



Please provide an overview of your project budget. If a category is not applicable to your project you may leave it blank. Please add relevant notes in column C and use the comments to explain, if necessary.

Revenue Source	Project Revenue
Fundraising (Individual/Business)	
Grants - Federal	
Grants - State	
Grants-Private (Foundation, United Way, Non-Gov't etc.)	
Program Income (fees, membership, etc.)	
In-Kind	
All Other Revenue (explain below)	\$ 60,000.00
TOTAL	\$ 60,000.00

Revenue Comments: We will utilize 60,000 of Family Violence Prevention Act ARPA Funds to support this planning and implementation of this project, but it will all be expensed by September 30, 2023.

Breakdown of request:				
Expense Item	Project Cost	Community Engagement Specialist	Volunteer Engagement Specialist	Staff Salary Raises
Salaries	\$ 344,897.00	\$ 45,600.00	\$ 45,600.00	\$ 253,697.00
Benefits	\$ 83,117.00	\$ 17,000.00	\$ 17,000.00	\$ 49,117.00
Professional Fees/Contract Services				
Acquisition Costs				
Construction/Renovation				
Site Work				
Software/Technology				
Supplies/Materials				
Rent/Utilities				
Equipment				
Travel				
All Other Expenses				
TOTAL EXPENSES	\$ 428,014.00	\$ 62,600.00	\$ 62,600.00	\$ 302,814.00

Expenses Comments: The project would pay 100% salary and benefits for 2 full-time staff and a 20% pay increase for 28 full-time advocate and program support staff and the increase in taxes and workers comp for those 28 positions. Benefits include: health insurance and dental

Project Budget Comments:

**Status of State and Local Fiscal Recovery Funding
(ARPA)
FOR DISCUSSION PURPOSES ONLY**

	(A) Committed/ Awarded To Date	(B) Applications TBD Muni/School	(A)+(B) Subtotal	Suggested Allocation for Planning Purposes
Public Health	1,409,200	4,387,710	5,796,910	3,000,000
Mental Health		2,410,000		
Substance Use Disorder Prevention Treatment		1,977,710		
7/18/2023 Wellspring	597,500			
Recovery				
12/28/2022 Fresh Start	396,100			
7/10/2023 BARN	415,600			
Affordable Broadband*		2,600,000	2,600,000	2,600,000
Negative Economic Impact	500,000	311,342	811,342	1,750,000
Job Training Assistance		311,342		
Aid to Non Profits (targeted)				
12/28/2022 Maine Discovery Museum	500,000			
Disproportionately Impacted Communities	3,491,271	8,100,628	11,591,899	8,150,000
Housing		3,375,000		5,000,000
12/28/2022 Penquis	540,000			
Housing Position	350,000			
Homelessness		2,774,880		
12/28/2022 Bangor Public Library	241,271			
Homelessness Position	350,000			
7/11/2023 BAHS - Diversion	10,000			3,150,000
Childcare		1,950,748		
1/30/2023 Bangor YMCA	2,000,000			
Other	217,000	3,557,621	3,774,621	5,400,000
Other		1,916,993		
7/11/2023 Eastern Area Agency Aging	67,000			
Public Bathroom*		80,000		
7/10/2023 Grant Writer	150,000			
Middle School Health Clinics*		500,000		
Applications Awaiting Determination		1,060,628		
Totals	5,617,471	18,957,301	24,574,772	20,900,000

* Planning estimates only

(3,674,772)

Status of ARPA Application Review Process

Area of Emphasis	Applicant	Request Amount	Approved	Addl Info Req	No Funding Awarded	Alternate Funding
City Council Decisions to Date						
Homelessness	Bangor Area Homeless Shelter	10,000	7/11/2023			7/11/2023
Sub Use Dis	Wellspring	597,500	7/18/2023			
Homelessness	Bangor Area Homeless Shelter	10,000				7/11/2023
Other	Eastern Area Agency on Aging	67,000	7/11/2023			
Sub Use Dis	Bangor Area Recovery Network	415,600	7/5/2023			
Homelessness	Bangor Area Homeless Center	50,000			7/11/2023	
Housing	Volunteers of America Northern NE	275,000				7/5/2023
Housing	Volunteers of America Northern NE	349,979				7/5/2023
Initial City Council Review Pending Receipt of Additional Information						
Housing	Habitat for Humanity Greater Bangor	1,000,000		7/5/2023		
Housing	Bangor Housing Develop Corporation	2,000,000		7/5/2023		
Homelessness	Penobscot Community Health Ctr	2,774,880		7/11/2023		
Other	Maine Multicultural Center	70,700		7/11/2023		
Sub use Dis	Health Equity Alliance	697,710		7/5/2023		
Housing	Together Place Housing	375,000		7/5/2023		
Other	Wabanaki Public Health & Wellness	1,250,000		7/11/2023		
Applications to be Scheduled for Review and Discussion						
Mental Health	Northern Light Acadia Hospital	2,000,000				
Mental Health	Big Brothers Big Sisters of Mid Maine	260,000				
Childcare	Penquis CAP	1,500,000				
Mental Health	Christine B Foundation	100,000				
Mental Health	St. Andre Home	50,000				
Other	Bangor Symphony Orchestra	71,560				
Workforce Dev	Literacy Volunteers of Bangor	50,000				
Childcare	Bangor Children's Home	450,748				
Sub Use Dis	Fresh Start Inc	1,200,000				
Workforce Dev	Food and Medicine Workforce Navigator	261,342				
Other	Food and Medicine Gardens Program	151,718				
Other	Partners for Peace	373,015				
Sub Use Dis	Bangor Halfway House	80,000				
Applications for City Council Determination for Further Review and Discussion						
Mental Health	20 Together Place Peer Run Recovery Ctr	260,628				*
Workforce Dev	United Way - Requires Council Review	800,000				

* - When applications were reviewed during the July 18th meeting, it was inadvertently assumed this was an application previously reviewed by the City Council. It was not previously reviewed it is a second application from the applicant