

# Quarterly Update

Volume One



Issue 3



Spring 2006



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## Bond *Pima County* Election May 16, 2006

### MEASURES APPROVED: OVERVIEW OF EACH INITIATIVE

#### INITIATIVE #1 AND #2—REGIONAL TRANSPORTATION PLAN

Voters approved both the RTA Plan as well as the half-cent sales tax increase to support the plan. The plan includes: 35 road improvement projects, 200 new lane miles to expand capacity and reduce congestion; regional transportation improvements including expanded weekend and evening service; increased frequency, six new park-and-ride centers, and a new high-capacity streetcar from the University of Arizona to Downtown; safety improvements including intersections, pedestrian crossings, bus pullouts, railroad crossings, and ITS signal improvements; and environmental improvements including 550 miles of new bike lanes/paths, 250 miles of new sidewalks, and critical wildlife linkages. The excise tax will be collected on retail sales items, as well as contracting, utilities, restaurant & bar costs, and the rental of real and personal property. However, groceries and prescription drugs are exempt from the tax. The average cost per resident is \$2 per month. By using an excise tax, tourists, visitors and residents share the cost of improving their trips around the region. Tourists and visitors are expected to share 20 percent to 30 percent of the cost. (Source: [www.rtamobility.com](http://www.rtamobility.com))

#### INITIATIVE #3 AND #4—PSYCHIATRIC CARE FACILITIES

Through the approval of the \$18 million bond initiative a 60,000 square foot psychiatric urgent care center will be constructed to complement existing and proposed psychiatric facilities on the Kino Health Campus. The psychiatric urgent care center will substantially reduce the number of mental health and/or substance abuse patients currently being seen in local emergency rooms, freeing the emergency rooms to provide emergency medical care. The initiative will also streamline the process of getting assistance for mentally ill individuals as well as providing a specific location for law enforcement and emergency workers to bring those in need.

The \$36 million Psychiatric Inpatient Hospital Facilities initiative to construct an 80 to 100-bed psychiatric inpatient facility and expanded psychiatric emergency department on the Kino Health Campus was also approved by voters. Currently medical patients as well as patients with behavioral and substance abuse issues are treated in an emergency department that is too small, causing delays and disruptions in treatment for all patients and jeopardizing patient safety. The psychiatric inpatient hospital and expanded emergency department will feature space specifically designed for psychiatric patients, and will improve security, operational efficiency and treatment opportunities. (Source: [www.pima.gov](http://www.pima.gov))

# Affordable Housing and Community Planning

## Update on the Ten-Year Plan to End Homelessness

Pima County, the City of Tucson and the Tucson Planning Council for the Homeless are finalizing a Plan to End Homelessness. This effort joins many other states and local jurisdictions as part of the federal Interagency Council on Homeless to move away from managing homelessness. Both the Board of Supervisors and the Mayor and Council will be endorsing the Plan in the near future. The Pima County Plan calls for more supportive housing for people who have been on the street for a long time and have multiple barriers to stability. It also calls for additional triage beds at the detox center, medical respite beds for those being released from hospitals to shelters, transitional housing for families and teens on their own. All of the housing programs should be linked to employment and support services. Homelessness is a community issue that costs all of us and with community support, it can be reduced!

## Pima County Bond Program

On March 1, 2006 the department released a revised application for the Housing Bond Program. Bond funds are available from the May 2004 Bond Election with \$10 million allocated for affordable housing. Funds can be used for the development of ownership and rental housing for improvements that are located in the public right of way. This includes street and sewer improvements, sidewalks, lighting, etc.

Applications are accepted on an open and continuous basis. Staff underwrites the applications and submits the application to a sub-committee of the Pima County Housing Commission for review. They make a recommendation to the full Commission, who in turn submits their recommendation to the Board of Supervisors. Of the \$10 million allocated to the Housing Bond Program, funding recommendations have been made for six projects; a total of 284 affordable housing units are proposed at a cost of \$2,963,653 in Bond funds.

Pima County encourages the use of Bond Funds for mixed-income developments.

The Bond Application is available from the CD/NC website:

<http://www.pima.gov/CED/Grants/documents/GOBond2004HousingApplicationv15fillable.doc>

## I'M HOME Grant Proposal

Recently, staff member Gary Bachman submitted a grant proposal to the State of Arizona for an I'M HOME project to be funded in the County. The application requested \$150,000 from I'M HOME Program for the purpose of replacing up to 20 aging manufactured housing units throughout the County. Pictures to the right and below provide an idea of the homes that will be targeted. A central goal of the project is to promote manufactured homes as an avenue for affordable housing and also promoting this ideology to other neighborhoods and communities throughout the region. This is an important initiative given the current market conditions and ever-increasing cost of homeownership.



The I'm HOME Project will identify ten to twenty pre-1976 manufactured homes and replace them with new units meeting HUD codes. Residents will receive counseling, a combination of low-interest and forgivable loans and grants, and other support to ensure affordability and increased equity. The I'M HOME Project will reduce substandard housing, improve the financial assets and quality of life for lower income people, and help rejuvenate the target neighborhood. Pima County plans to collaborate with the City of

Tucson, two non-profit housing developers: Chicanos Por La Causa and Family Housing Resources, and the Arizona Partnership Office of Fannie Mae.

In mid-May the department was invited to move on to the second round of funding discussions.

# Community and Rural Development

## HIGHLIGHTS FROM CDBG DAY



Al Kulwin receiving his award

The local and state CDBG event was held on April 20, 2006 at the Berger Performing Arts Center. The speakers were: Michelle Crow, U.S. Congressman Raul Grijalva's Office; Carol West, City of Tucson Council member; Scott Coverdale, Director of Community Home Repair Projects of Arizona; and Terry Galligan, Director of Housing Development for Old Pueblo Community Foundation. Local awards were presented: Al Kulwin, Community and Rural Development Program Manager received the award from the Town of Marana; Gloria Hamelitz, Director for the John Valenzuela Youth Center received the award from City of South Tucson; B'nai B'rith Covenant House of Tucson Wellness Center received the award from the City of Tucson; and Southern Arizona Center Against Sexual Assault received the award from Pima County.

## NAHRO NATIONAL AWARD OF MERIT 2006 Program Innovation: Resident and Client Services— Drexel Heights Fire District: Family Safety Program

Each year young children are killed in fires, by drowning in swimming pools, and when they're not properly secured in automobiles in safety seats. In order to address these issues, the Drexel Heights Fire Department implemented a Family Safety Program that will not only teach parents what they need to know about general safety, but will provide First Aid and CPR training. The child safety seat portion teaches parents about criteria for installing car seats and the appropriate seats for their automobile will be provided. Participants will receive a smoke detector and fire extinguisher. All of this education and safety equipment is intended to make the children of our low-income families safer and more secure.



The Family Safety Program is a unique program for the fire department to provide to the community. While fire departments offer fire safety education and supplies, this program encompasses life safety skills as well. The program targets low-income families and provides them with the education and safety resources they need to keep their families safe. Through one program, families learn about fire safety, home safety, CPR, first aid, and the importance of child safety car seats.



No other fire agency in Arizona offers such an all-encompassing program as the Family Safety Program. It is through the partnership and grant funding of the Community Development Block Grant program that the Drexel Heights Fire District is able to provide these resources and training to our low-income families.

## Outside Agency Third Quarter Updates

The Outside Agency Citizen Review Committee has been hard at work reviewing proposals for FY06-07. Throughout March and April, the Committee convened to conduct public roundtable discussions for each service category. These public meetings brought together agency representatives to discuss services in the County, identifying & discussing the target populations, changes in needs, and the gaps in services. The process has received much positive feedback from the participants and the public. The roundtable discussions brought together agencies serving similar populations, and allowed for the identification of overlapping areas and future collaborative opportunities. All PowerPoint presentations and meeting notes are posted on our website and may be viewed at:

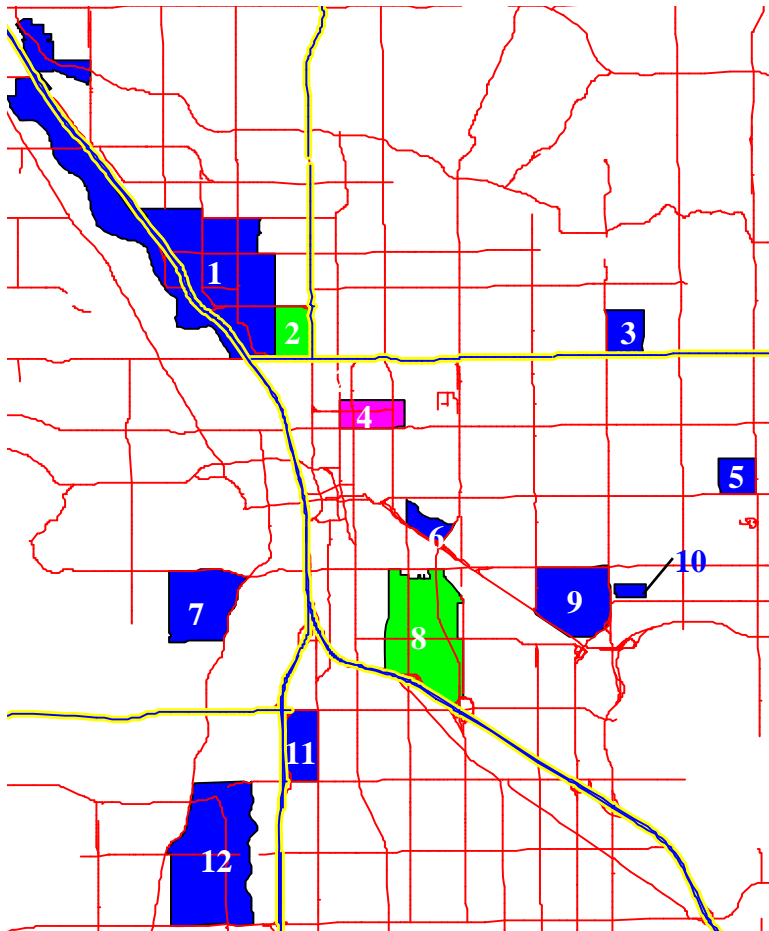
[www.pima.gov/CED/CDNC/CRD/outsideAg.html](http://www.pima.gov/CED/CDNC/CRD/outsideAg.html)

Service categories for FY06-07 were modified, following a thorough review of proposals and feedback from various agencies. The service categories for the upcoming fiscal year include: Emergency Food & Clothing; Support Services, Shelter/Housing, & Domestic Violence; Youth & Young Adults; Parenting & Family Support Services; Senior Support Services; and Community Support Services. The General Services category will continue to be reported on, in addition to the six other categories in FY06-07.



# Neighborhood Reinvestment Program

## NEIGHBORHOOD REINVESTMENT OVERSIGHT COMMITTEE RECOMMENDED 2004 BOND PROJECTS



- Recommended by NROC
- Completed projects recommended by NROC
- Projects pending recommendation

1. Flowing Wells Neighborhood
2. **Miracle Manor Neighborhood (Milagro Park)**
3. Oak Flower Neighborhood
4. Feldman's Neighborhood
5. Highland Vista Neighborhood
6. Miles/Barrio San Antonio
7. A Mountain Neighborhood
8. **South Park Neighborhood**
9. Julia Keen Neighborhood
10. Alvernon Heights Neighborhood
11. Rose Neighborhood
12. Midvale Park Neighborhood
13. Amado Community Group  
(at Arivaca Junction, not shown)

## City of Tucson Responds to Rose Neighborhood Bridge Concerns

On December 2, 2005, the Pima County Neighborhood Reinvestment Oversight Committee approved a proposal from the Rose Neighborhood Association for a replacement pedestrian bridge and recommended the proposal to the Pima County Board of Supervisors. The Board approved the project on January 10, 2006.

The Oversight Committee was concerned about the safety of the existing bridge pending the installment of the new bridge. The current bridge is used daily by school children and families to cross Rodeo Wash from their homes to Rose Elementary School and to the linear park and walking path. The Committee observed that the concrete supports of the bridge had been washed bare of supporting soil and that the bridge itself needed repairs to the asphalt and screening.

On December 21, 2005, the Committee sent a letter to City of Tucson Manager Michael Hein, describing their safety concerns about the pedestrian bridge. Manager Hein responded promptly, directing City staff to review the condition of the bridge and make necessary repairs. Additional soil was added to the concrete supports, new asphalt was applied to the walking portion, and other repairs were made. The City will inspect the bridge on a regular basis until the new bridge is installed.

The Rose Neighborhood's boundaries are Ajo Way, Irvington Road, 12<sup>th</sup> Avenue, and Interstate 19. Neighborhood Reinvestment Program Coordinator Camy Juarez worked with the neighborhood association to develop their proposal, and the University of Arizona School of Architecture designed the new pedestrian bridge.

The Neighborhood Reinvestment Oversight Committee consists of community members Fernando Castro (Chair), Al Skorupski (Vice Chair), Shel Coudray, Corey Knox, and Elvia Lopez.

## Special Report: CDNC Interns, Past and Present

The department has a relationship with the University of Arizona, particularly the Eller College of Management and the School of Regional Development, that brings in well-trained students to the department. The students in the graduate programs seek to meet their graduation requirements by working for the County. All of the interns have admirably performed on a number of special projects. The skills that the students bring include technological and analytical abilities, as well as special expertise and multiple backgrounds that add to the department dynamic. A number of interns actually creating reports that have been published by the department. Some of the past interns include:

**Ed Bove: Summer 2003—May 2004** Ed was an intern for the Affordable Housing and Community Planning Program. While at Pima County he worked on County-wide affordable housing studies and designed area maps to highlight needs, while also obtaining his Master's of Planning degree. Ed has since moved to Vermont, where he is the Executive Director of the Regional Affordable Housing Corporation in Bennington. His organization strives to provide safe, decent, and perpetually affordable housing to the low-income population of Bennington County.

**Jessica Epstein: May 2005—August 2005** Jessica worked in the department as a special project intern. Her focus was the Ten-Year Plan to End Homelessness. She played an integral role in the development of the plan. Jessica conducted all of the research and designed the graphs shown throughout the plan. She also interviewed key informants and participated in a ride along with the Tucson Police Department to observe their interaction with homeless in the parks and on the street. Jessica is a P.H. D. student in Sociology at the University of Arizona. She will be teaching this summer and is currently spending the majority of her time working on her thesis.

**Efrat Feferman: October 2005-April 2006** While serving as an intern, Efrat worked with the Outside Agency Program to coordinate department/agency meetings, collect and maintain quarterly report data, and design quarterly newsletters that highlight all of the agencies and their activities. She took a full time job with Pima County in April and now works for CDNC as a Senior Administrative Specialist. Efrat received her Master of Public Administration degree in May 2006 from the University of Arizona.

**Vania Fletcher: May 2004—May 2005** Vania worked with the Department to gather all the information needed for the new website. She conducted interviews across the four departments that are a part of the website. In addition, she formatted the text and worked with County IT officials to make the website a reality. Vania finished her Master of Public Administration degree in May 2005 from the University of Arizona and is now working on a Master of Planning degree. Vania recently accepted a job in Phoenix as a planner.

**Erika Green: May 2005-March 2006** Erika is a Master of Planning student at the University of Arizona. She came to the department to be an intern for the Affordable Housing and Community Planning Program. While here, she worked on updating department studies, compiled articles for the Consolidated Annual Performance Evaluation Report (CAPER), and assisted with website updates and maintenance. Erika is now working for the State of Arizona, Department of Commerce—she is in the Community Planning Division. Erika will receive her Master's Degree upon completion of her thesis this summer.

**Jakenna Lebsock: May 2005—Present** Jakenna's first project in the department was the new Community and Economic Development website, which went live in July of 2005. Since the initial completion of that project, she has been developing department marketing tools such as this newsletter, program flyers, PowerPoints, and additional community reports/manuals; she also works on department reports as needed. Jakenna is a 2006 Master's Degree recipient in Public Administration and Policy at the University of Arizona. She will be teaching at the University this summer and then pursuing a career in Economic Development.

**Tom Thrivener: Summer 2004—May 2005** During his time with the department, Tom worked on community studies in Arivaca, Picture Rocks, and Robles Junction. Tom completed his Master's of Planning Degree for the University of Arizona in 2005. He is now employed as a Planner for the Town of Marana. Tom is also active in the Menlo Park Neighborhood Association.

# Important Information and Updates

## NEW STAFF!

The Neighborhood Reinvestment Program has added two new employees, Bennett Bernal and Lori Aldecoa. Bennett and Lori are Neighborhood Reinvestment Program Coordinators, working with neighborhoods and communities to develop capital projects to be funded by Neighborhood Reinvestment bond funding.



Lori Aldecoa is the newest Program Coordinator of the Neighborhood Reinvestment Staff. Before coming to Pima County she worked as a Prevention Specialist & a Family Support Specialist at Child & Family Resources for three years. Her educational background is in social work. Lori received her Bachelors of Social Work in May 2002 from Arizona State University. A year later she returned to graduate school receiving a Masters in Social Work Public Administration & Community Organization in May of 2005. Although she attended ASU she is still a “Wildcat at Heart”. Due to graduate school her personal interests like dancing Folklorico have taken a back burner but she still tries to catch a show here and there although she is not performing in it. Lori

spends most of her free time with her husband Anthony and their dog Roscco who tends to be a handful at times.

Before coming to work for Neighborhood Reinvestment in January 2006, Bennett was employed as an Aide to Tucson City Council Member Kathleen Dunbar in Ward III and worked with many of the same neighborhoods he is working with now in the Neighborhood Reinvestment Program. Bennett also worked for the Tucson Racquet and Fitness Club for many years, enjoying the opportunity to play sports on a daily basis. He enjoys cooking, coaches football at the elementary and middle school levels, tutors chess at Walter Douglas Elementary School, and enjoys quality time with his dog DiMaggio.



## Pima County Board of Supervisors

**Richard Elías—Chairman**  
District 5

**Ann Day**  
District 1

**Ramón Valadez**  
District 2

**Sharon Bronson**  
District 3

**Ray Carroll**  
District 4

## Important Telephone Numbers

### Community Development and Neighborhood Conservation

Margaret Kish, Director—520.243.6777

**Affordable Housing and Community Planning**  
Betty Villegas, Program Manager—520.243.6744

**Community and Rural Development**  
Al Kulwin, Program Manager—520.243.6754

**Outside Agency Program**  
Jane Kroesen, Program Manager—520.243.6763

**Neighborhood Reinvestment Program**  
Leslie Nixon, Program Manager—520.243.6769

[www.pima.gov/ced/CDNC](http://www.pima.gov/ced/CDNC)