



FIVE COUNTY NEWS FROM 'R' VIEW

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2005 Consolidated Plan

One of the requirements placed on all agencies that receive funding from the U.S. Department of Housing and Urban Development (HUD) is the preparation of a Consolidated Plan. The Plan consists of goals and policies directing community, economic and housing development. HUD also requires that an Affirmatively Furthering Fair Housing Plan be completed. This Plan identifies impediments to fair housing choice for all persons regardless of race, sex, source of income, age, disability, familial status or national origin.

The Consolidated Plan for the Five County Association of Governments non-entitlement jurisdictions is now available for public comment. FY 2005 marks the eleventh year of the Consolidated Planning process. The current update represents a major rewrite of the document to address the 2005-2010 planning horizon.

The Plan includes all submitted capital improvement priorities in the Five County region for fiscal year 2005. These priorities are listed in the One-Year Action Plan and the Five-Year Strategy. The One Year Action Plan is a list of community, economic and housing development priorities that local governments in the Five County Association of Governments plan to achieve during the fiscal year. Communities, counties and other affected private/public agencies are encouraged to utilize this document in budgeting and other policy-making activities. This plan encourages local coordination and describes community and regional priorities. All capital improvements projects that are submitted for CDBG funding consideration must be identified in the Plan by the sponsoring jurisdiction. The Five-Year Strategy provides information and data regarding the needs of community, economic and housing development for the next five years (2005-2010).

New elements of the Plan include the results of a Housing Condition Survey conducted during the summer months, and a new performance measures system that is intended to measure outcomes and benefits realized through completed projects.

The Draft 2005 Consolidated Plan is available for review at the Five County Association of Governments offices located at 1070 West 1600 South, Building B., St. George,

Utah and/or 88 East Fiddlers Canyon Road, Cedar City, Utah. It is also available on our website at www.fcaog.state.ut.us. The Plan will be available at an Open House scheduled for Thursday, November 4, 2004 from 6:30 - 7:00 p.m. in the Five County AOG office located at 88 East Fiddlers Canyon Road, Cedar City, Utah. Comments will be accepted verbally or in writing through November 30, 2004. For more information contact Diane Lamoreaux, 435-673-3548, dlamoreaux@fcaog.state.ut.us.

H.E.A.T. Program

A cold winter can be a hardship for some Utah families, not only in trying to keep warm, but in paying for higher heating bills.

The Utah Division of Community Development's HEAT Program is once again available to help. Beginning Monday November 1, 2004, HEAT (Home Energy Assistance Target) will accept applications for this assistance. To be eligible for HEAT assistance, total household income must meet approved federal low-income guidelines, and the household must be responsible for home heating costs.

Applicants must furnish a form of picture identification, such as a current driver's license or a state ID. They must have a social security card for all persons in the household, a copy of the most recent bill from each utility supplier, proof of all income received by all members of the household for the month prior to applying for the program, proof of medical expenses paid out during the previous month, proof of disability, and proof of children who are under six years of age. Additional documentation may also be required.

HEAT is a federally funded Energy Assistance Program that is administered by the State of Utah through the Department of Community and Economic Development (DCED), and locally by the Five County Association of Governments.

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HEAT assists households in paying winter heating bills by making a ONE-TIME payment directly to the utility

company. It will not cover the entire winter's heating costs. Each household's benefits are calculated individually. Amounts are determined by three main factors: 1) Family Size and Federal Poverty Level; 2) Energy Burden (high heating/cooling bills); 3) At-risk Groups: Children under six years of age, elderly, and disabled.

To apply for HEAT assistance in the five-county area, residents may call the following numbers to schedule an appointment: If additional information is needed, please contact Jo Seegmiller at the Five County Association of Governments Office in St. George (435-673-3548).

Beaver County	435-438-5313
Garfield County	435-826-4317
Iron County	435-586-0858
Kane County	435-644-3803
Washington County	435-652-9643

Staff Spotlights:



Abbey Kyhl has joined the Five County Association as the Youth Coordinator with the Volunteer Center of Iron County. She is excited for this new experience and hopes to increase and expand the youth volunteer program throughout the area.

After graduating from high school, Abbey packed herself up and moved to Ephraim, UT to attend Snow College. While at Snow, Abbey did just about everything there was to do. She was extremely involved including serving as Homecoming Chairman and as Station Manager for the college radio station. In 2000, Abbey met Tyson Kyhl. Having recently returned home from an LDS mission, Tyson had no desire to date exclusively and every intention of playing the field. After both dated almost everyone else on campus, the two came to realize that their friendship had evolved and in December 2001 they were married in Manti, Utah.

The newlyweds soon moved to Cedar City, where both attended SUU. Abbey graduated with a Bachelor Degree in December 2003 with a major in Public Relations and Business Management.

Now graduated and a member of the "real world," Abbey occupies her time with scrapbooking, decorating, and playing on the internet. Now that she has the time, she

even plans to take up house cleaning and cooking much to her husbands delight!



Anya DeGroat Yeager moved to Utah in 2003 from Carmel, California. She and her husband Alex live in Bloomington with their two beautiful boys, Sage and Skyler.

Anya worked as a teacher and early childhood specialist for over ten years on the Monterey Peninsula and recently completed her master's degree in child psychology.

She is very excited to be working in a position where she feels she can make a real difference in the lives of young children by helping to improve the quality of care that they receive. Everyone at CCR&R has welcomed her and she feels that this job will be both personally and professionally rewarding. Anya looks forward to meeting and getting to know more of the FCAOG staff and has discovered that the best way to do this is by setting candy out on her desk!



Debra Sullivan was born and raised in Salt Lake City, UT. She is the oldest of 5 children.

While a single mother, she returned to school and graduated from the University of Utah. She graduated with a Bachelor's Degree, majoring in Psychology. During her college years, she took every art class she could possibly squeeze in.

Debra worked for Valley Mental Health as a Case Manager for mentally ill adults. She later worked as a supervisor of Case Managers serving the mentally ill.

She relocated to St. George the day after Christmas 2002. Her husband, Michael, was raised in St. George and has family here.

Debra says that jumping from the mentally ill population to aging is very difficult. She enjoys the elderly clients a lot. She loves the FCAOG staff and is very happy to be here.

Today, she is the mother of seven children, ranging in age from 3 to 30. Debra loves reading, hiking, biking, animals, family and travel.

Molina Independent Care

In August of this year, Five County Association of Governments contracted with Molina HealthCare to bring the Utah Department of Health's Long Term Care Initiative Program to Southern Utah. The Program, called Molina Independence Care (MIC), helps qualified Medicaid members currently residing in nursing facilities to transition to a less restrictive setting and receive health related services.

The program utilizes active case management, care coordination across the health care system, and creative approaches to service delivery to provide flexibility in the services received and the location where the services can be provided. Placement sites can include the client's own home or apartment, an Assisted Living Facility, the home of a loved one or caregiver, host home, or Nursing Home. A variety of resources and services are accessed based upon each consumer's individual needs.

To be eligible for Molina Independence Care the individual must be:

- 18 years or older
- Financially eligible for Medicaid
- Reside in Beaver, Garfield, Iron, Kane, or Washington County
- Be a Nursing Home resident for 90 days or longer and require nursing home level of care, OR
 - Medicare nursing home resident and medically eligible for long term care under Medicaid, OR
 - Inpatient in a hospital and medically eligible for long term care services under Medicaid.

If a consumer is eligible for Molina Independence Care the following services will be provided:

- A complete comprehensive assessment to determine best placement options to meet the consumers medical and safety needs.
- Develop a multi-disciplinary care plan to address medical, safety and social needs in the appropriate placement setting.
- Coordinate the move into a new residence.
- Ongoing case management services by a social worker and registered nurse to assist in maintaining optimal health.
- Assistance with maintaining benefits and obtaining needed services.
- Monitoring of service providers to ensure quality of care.

The MIC program began assessing eligible individuals at the end of August. Since that time, we have completed 21 assessments and enrolled 10 consumers with 5 pending program eligibility. We currently have 15 individuals on a waiting list for review of eligibility and assessment. We are excited to have this program available to consumers in the Five County Area. Combined with the other Home and Community based programs provided, we are one step closer to meeting the needs of the frail elderly and disabled adults in our region of the State.

For additional questions regarding the Molina Independence Care or other Aging programs please feel free to contact Carrie Dennis, Aging Program Coordinator at 435-673-3548.

Housing Condition Survey

As the cover article explains, the Community & Economic Development staff of the Five County Association of Governments has been preparing the 2005 regional Consolidated Plan rewrite. A new element of that Plan is a Survey of Housing Stock Condition which quantifies the physical condition of dwelling units throughout the region with principle focus on identifying those that are severely deteriorated or have actually become dilapidated thus falling out of the region's housing stock.



Severely deteriorated units are those that are beyond generally accepted limits for health and safety and need considerable repairs. They need both numerous minor repairs and several significant major

repairs to their core features, including exterior siding, foundation, roof and wall structures, doors, windows, etc. These dwelling units appear to be in need of those repairs very soon or will likely become dilapidated (uninhabitable) in the near future. Restoration costs, while significant, are not likely to be more than half the cost of constructing a replacement unit.



Dilapidated dwelling units are those that are well beyond a point to be considered severely deteriorated. These are units that are most likely beyond even significant rehabilitation efforts. The cost of rehabilitating a dilapidated unit into a viable residence, even if

it were feasible, may reach an amount almost equal to simply replacing the unit with new construction.

To identify specific dwelling units in the "HUD non-entitlement areas" of the region that might meet these criteria, FCAOG staff solicited and received assistance from most of the jurisdictions within the Five County region. Local officials were asked to complete a short form identifying prospective severely deteriorated or dilapidated units. Staff then conducted a much more comprehensive "windshield" evaluation survey of each locally identified unit. Deficient units were subtracted from the total number of dwelling units in each jurisdiction to determine the balance of units presumed to be in excellent, fair or moderate condition.

On a region-wide basis, the study found that 98 percent of all dwelling units in the non-entitlement areas are in moderate, fair or excellent condition. About one percent of dwelling units were determined to be severely deteriorated and slightly less than one percent were found to be dilapidated. Comprehensive results, listed by county and community, are included in the draft Consolidated Plan. (Gary Zabriskie)

CONSOLIDATED PLAN OPEN HOUSE

Thursday, November 4, 2004 - 6:30-7:00 p.m.
Iron County's Fiddler Canyon Office Building
Five County Association of Governments
Lower Level; 88 East Fiddler Canyon Road
Cedar City, UT

The Consolidated Plan for the Five County Association of Governments non-entitlement jurisdictions is now available for public comment. An Open House is scheduled to gain more input from the community.

The Open House will be held in the FCAOG Conference Room in the Iron County's Fiddler Canyon Office Building, Lower Level, located at 88 East Fiddler Canyon Road; Cedar City, Utah.

If you have any questions concerning the Plan or the Open House, please contact Ms. Diane Lamoreaux, CDBG Program Specialist, Five County Association of Governments at (435) 673-3548 or e-mail: dlamoreaux@fcaog.state.ut.us

Please submit articles to Diane Lamoreaux via e-mail (dlamoreaux@fcaog.state.ut.us) or in writing to: P.O. Box 1550; St. George, Utah 84771-1550. For other information or services, please call (435) 673-3548 or visit our web site at: <http://www.fcaog.state.ut.us>

Steering Committee Meeting **Schedule:**

Wednesday, November 17, 2004, 1:00 p.m.
Five County AOG, Conference Room
1070 West 1600 South, Building B;
St. George, UT

There is not a meeting in December. The next regularly scheduled meeting will be in January, 2005.

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