



Housing & Community Development Division

Amended 2025-2027 Consolidated Plan

and

Amended Program Year 2025 Annual Action Plan

Public comments are invited from Monday, December 8, 2025, through Tuesday, January 6, 2026. During this period, the amended plans will be available on the City's website (**Housing & Community Development Division – City of Cheyenne**) and in hard copy at the Mayor's Office and City Clerk's Office, 2101 O'Neil Avenue, and at the Laramie County Library, 2200 Pioneer Avenue.

Public hearings on the proposed amendment will be held:

- City Council meeting: Monday, December 22, 2025, at 6:00 PM, City Council Chambers, 2101 O'Neil Avenue.
- City Council Finance Committee: Tuesday, January 6, 2026, at 12:00 PM (noon), City Council Chambers, 2101 O'Neil Avenue.

Written comments may be submitted by email to Amy Gorbey, Community Development Manager, at **agorbey@cheyennecity.org** until 5:00 PM on January 6, 2026; comments by telephone will not be accepted. The City of Cheyenne will provide reasonable accommodations for persons with disabilities and make special communication arrangements as needed; all venues are accessible. For accommodation requests, contact the Office of Human Resources at 307-637-6340, and for a Zoom link to attend the hearings, email: **agorbey@cheyennecity.org** at least two business days in advance.

AMENDMENT NOTICE Program Year 2025

Document Amended
12/04/25

This document represents an amended version of the City of Cheyenne Housing and Community Development Division's Consolidated Plan and Annual Action Plan for Program Year 2025. The amendments contained herein reflect changes to previously approved content in response to updated community needs, resource availability, and/or program requirements.

Amended Sections

The following sections have been amended in this version:

- ES-05: Executive Summary
- PR-15: Citizen Participation
- SP-10: Geographic Distribution
- SP-25: Priority Needs
- SP-35: Anticipated Resources
- SP-45: Goals
- AP-15: Expected Resources
- AP-20: Annual Goals and Objectives
- AP-35: Projects
- AP-50: Geographic Distribution
- AP-55: Affordable Housing
- AP-65: Homeless and Other Special Needs
- AP-90: Program Specific Requirements

Accessing Original Plans

To review the original (non-amended) versions of the City of Cheyenne Housing and Community Development Division's Consolidated Plan and Annual Action Plan, please:

1. Visit the City of Cheyenne Housing and Community Development Division website, or
2. Contact:
 - Amy Gorbey, Community Development Manager
 - Email: agorbey@cheyennecity.org
 - Phone: (307) 637-6255

Effective Date

This amended version supersedes all previous versions effective upon HUD approval. All programs, policies, and activities described herein shall be administered in accordance with the requirements set forth in 24 CFR Part 570 and the most recent HUD guidance.

Executive Summary

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

1. Introduction

A Housing and Urban Development (HUD) Consolidated Plan (Con Plan) is a framework to assist communities in identifying housing and community development priorities that focus and align funding from the Community Planning and Development formula block grant. The City of Cheyenne (City) has received Community Development Block Grant (CDBG) funding from HUD since the 1970's. HUD requires that Entitlement Cities, which is a city designated by HUD to receive formula grant funds, must submit a Con Plan every three to five years. The Consolidated Plan is carried out through Annual Action Plans, which provide a concise summary of the actions, activities, and the specific federal and non-federal resources that will be used each year to address the priority needs and specific goals identified by the Con Plan. Grantees report on accomplishments and progress toward Consolidated Plan goals in the Consolidated Annual Performance and Evaluation Report (CAPER).

The proposed 2025-2027 Con Plan reflects the City's priority needs, goals and strategies that have been identified through consultations and citizen participation from July 2024 through May 2025. The plan is prepared in accordance with 24 CFR part 91, which describes needs, resources, priorities and proposed activities to be undertaken with respect to HUD programs, including the CDBG program. An approved consolidated plan means that it has been approved by HUD in accordance with 24 CFR part 91.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

The objectives and outcomes outlined in the Needs Assessment section of the plan include investments in public facility and neighborhood improvements within low- to moderate-income neighborhoods. Public service needs are a high priority, and the City has set a goal to use CDBG funds to support initiatives such as domestic violence shelters, transitional housing, and public facilities that serve or house elderly or disabled residents. Additional priorities include food services—particularly those supporting vulnerable populations such as the elderly and disabled, as well as employment training programs that provide low- to moderate-income Cheyenne residents.

For the 2025-2027 Consolidated Planning period, all funded activities are required to meet the HUD National Objective of benefiting low- and moderate-income (LMI) persons. At least 70% of CDBG funds must be used to benefit LMI individuals. Qualifying activities under this objective include public services, housing assistance, and infrastructure improvements that serve areas where at least 51% of residents are low- or moderate-income.

Additionally, activities must meet one of the following eligible objectives and outcomes in the 2025-2027 Consolidated Plan:

Objectives:

- Create a sustainable living environment
- Provide supportive services for low-income and special needs populations
- Create economic opportunities

Outcomes:

- Affordability
- Availability/Accessibility

These objectives reflect the City's commitment to addressing a broad range of community needs, from infrastructure and public facility improvements to job training and support services.

3. Evaluation of past performance

The City has conducted a thorough evaluation of its performance during the previous Con Plan period to inform the goals and priorities for the 2025–2027 Con Plan. Our objective is to set achievable goals that fully comply with HUD requirements and ensure timely expenditure of CDBG funds.

During the 2020–2024 planning period, the City set goals to rehabilitate existing homes and add two new housing units; however, unforeseen challenges impeded progress toward these goals. CDBG funds were allocated to Habitat for Humanity of Laramie County (Habitat) for home acquisition and rehabilitation, but this initiative faced setbacks due to environmental issues, administrative capacity constraints, and shifting priorities within the affiliate. Similarly, Habitat was awarded CDBG funds for its Home Repairs program to assist LMI homeowners, but environmental requirements, a shortage of Sam.gov-registered contractors, and staffing turnover led to the return of these funds. After consulting with the City, Habitat decided to pause its CDBG applications for several grant cycles to focus on the Pronghorn Crossing housing development project.

In the most recent grant cycle, there were no applications for rehabilitation or acquisition activities. In response to these trends, the City strategically shifted its focus from housing rehabilitation goals to prioritizing public facility, infrastructure, land acquisition for future affordable housing and neighborhood improvements in LMI areas. This approach will remain in place until new development partners are identified for home rehabilitation, maximizing the impact of CDBG funds and building local capacity for future initiatives.

Despite the challenges in housing rehabilitation, CDBG funds were successfully utilized during the 2020–2024 Con Plan period to address a range of community needs. These included improvements to domestic violence shelters, senior centers, a women’s dormitory at a local homeless shelter, the acquisition of a public facility to support LMI families with transitional housing and another for a non-profit that provides mortgage assistance and financial literacy training, and accessibility enhancements to neighborhood parks serving low-and moderate-income residents.

4. Summary of citizen participation process and consultation process

The City is committed to fostering an open and transparent process for developing its 2025-2027 Con Plan. To ensure that all residents, public agencies, and interested parties have ample opportunity to contribute their insights and feedback, the City has established a comprehensive Citizen Participation Plan. This plan can be viewed on the City’s Housing & Community Development Division webpage, under the “Learn More About: Plans” tab. Housing & Community Development Division – City of Cheyenne.

The 2025-2027 Con Plan will be made widely accessible to the public through various channels during the 30-day comment period from **Monday, June 9, 2025, to Tuesday, July 8, 2025**. A summary of the plan will be published in local newspapers, providing an overview of its content and purpose. The full plan was made available at the following locations:

- **Online:** An electronic version of the full document was available for review on the City’s Housing & Community Development Division webpage, under the “Learn More About: Plans” tab.
- **Laramie County Library:** A printed copy was available at the Laramie County Library, 2200 Pioneer Ave, 3rd Floor, Cheyenne, WY 82001.
- **City of Cheyenne Municipal Building:** Printed copies were available at the City of Cheyenne Municipal Building, 2101 O’Neil Ave., Cheyenne, WY 82001, in the Clerk’s and the Mayor’s Office.

To facilitate direct engagement with the community, the City held two public meetings during the plan’s development phase. These meetings were accessible via Zoom and served as forums for residents to voice their opinions, ask questions, and provide valuable input. Additionally, the City held one public hearing and one public meeting during the required 30-day comment period. During this time, community members had the opportunity to submit feedback on the proposed plan, either in writing or orally at the public hearing. This extended period ensured that all stakeholders had sufficient time to review the document thoroughly and provide thoughtful responses.

The City values the input of its residents and is committed to carefully considering all comments received during the participation process. A summary of comments are included in the plan's appendices.

By implementing this comprehensive Citizen Participation Plan, the City has created a three-year plan that truly reflects the needs and aspirations of our community, ensuring that the 2025-2027 strategic vision aligns with the collective interests of all residents.

Update Summary of citizen participation process and consultation process for the Amendment to the 2025-2027 Consolidated Plan and Program Year 2025 Annual Action Plan (December 2025)

The City of Cheyenne will publish a Press Release about the proposed changes to the Consolidated Plan and the Program Year 2025 Annual Action Plan and provide information on public hearings, how to access the plans and provide public comment. The Housing & Community Development Division will email community stakeholders the information and encourage them to distribute the information to their clients. Additionally, the information will be available on the City's website and will be posted on social media.

A 30-day comment period for the proposed plan amendments will be held from **Monday, December 8, 2025, to Tuesday, January 2025**. A notice for the 30-day comment period and information on public hearings on the proposed changes to the will be published in local newspapers, providing an overview of the changes. The full plan will be made available at the following locations:

- **Online:** An electronic version of the full document was available for review on the City's Housing & Community Development Division webpage.
- **Laramie County Library:** A printed copy was available at the Laramie County Library, 2200 Pioneer Ave, 3rd Floor, Cheyenne, WY 82001.
- **City of Cheyenne Municipal Building:** Printed copies were available at the City of Cheyenne Municipal Building, 2101 O'Neil Ave., Cheyenne, WY 82001, in the Clerk's and the Mayor's Office.

To facilitate direct engagement with the community, the City will hold two public meetings to provide opportunities for the public to provide input on the proposed changes included in the amended plans.

These meetings will be accessible via Zoom and serve as forums for residents to voice their opinions, ask questions, and provide valuable input. The City held both meetings during the required 30-day comment period. During this time, community members had the opportunity to submit feedback on the proposed plan, either in writing or orally at the public hearing. Written comments can be submitted by email to Amy Gorbey, Community Development Manager, at agorbey@cheyennecity.org until 5:00 PM on January 6, 2026; comments by telephone will not be accepted. To provide access to public meetings, the City of Cheyenne will provide reasonable accommodations for persons with disabilities and make special communication arrangements as needed; all venues are accessible. For accommodation requests, contact the Office of Human Resources at 307-637-6340, , and for a Zoom link to attend the hearings, email agorbey@cheyennecity.org at least two business days in advance.

- City Council meeting: Monday, December 22, 2025, at 6:00 PM, City Council Chambers, 2101 O'Neil Avenue.
- City Council Finance Committee: Tuesday, January 6, 2026, at 12:00 PM (noon), City Council Chambers, 2101 O'Neil Avenue.

5. Summary of public comments

Amendment Dec 2025: Upon completion of the public comment period (Wednesday, January 7, 2026), and in accordance with the regulations set forth in 24 CFR Part 91, a final summary reflecting the comments received will be included in this plan's appendices.

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

Upon completion of the Public Comment period, in accordance with the regulations set forth in 24 CFR Part 91, a summary which includes a description of the comments received and an explanation of how they were considered or, if not accepted, the reasons for non-acceptance has been included in this plan's appendices. (24 CFR § 91.105).

Amendment Dec 2025: Upon completion of the public comment period (Wednesday, January 7, 2026), and in accordance with the regulations set forth in 24 CFR Part 91, a final summary reflecting the comments received will be included in this plan's appendices.

7. Summary

Amendment Dec 2025: Upon completion of the public comment period, and in accordance with the regulations set forth in 24 CFR Part 91, a final summary reflecting the comments received will be included in this plan's appendices.

PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(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)
1	Newspaper Ad	Non-targeted/broad community	A public notice was published on 10-18-24 in the Wyoming Tribune Eagle announcing the CDBG Program Year 2025 grant cycle and proposed goals for the 2025-2027 Con Plan.	N/A	N/A	
2	Public Hearing	Non-targeted/broad community	A Public Hearing was held on 11-06-24 on CDBG grant proposals and proposed 2025-2027 Con Plan Goals. No public comments were received.	N/A	N/A	

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)
3	Internet Outreach	Non-targeted/broad community	A survey for the 2025-27 Con Plan was conducted on 03-01-25 via Facebook and in-person to solicit public input. There were over 83 responses.	Affordable housing, infrastructure upgrades, and economic development /job training, and homelessness were the highest priorities.	All comments were considered in determining which goals to include in the 2025-2027 Con Plan.	
4	Internet Outreach	Non-targeted/broad community	An email and a Facebook post were disseminated on 03-26-25, to provide notice for a Lunch and Learn informational session for the Con Plan and AI Study.	N/A	N/A	
5	Newspaper Ad	Non-targeted/broad community	Public Notice was published in the Wyoming Tribune Eagle on 03-28-25 announcing a Lunch and Learn session.	N/A	N/A	

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)
6	Public Meeting	Non-targeted/broad community	The City hosted a Con Plan and AI Study Lunch N' Learn on 04-10-25. The meeting was attended by 12 participants.	Comments on the necessity of zoning changes to accommodate mobile home parks within city limits were discussed. As a result, two attendees were interviewed for the 2025 AI Study.	All comments made by attendees were considered.	

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)
7	Newspaper Ad	Non-targeted/broad community	Publish Notice in the Wyoming Tribune Eagle for Public Comment Period and Public Meetings for the Consolidated Plan and the Analysis of Impediments to Fair Housing Study: Notice in local newspaper will run on or about 06-06-25. The Public meeting would be held on 06-23-25 at 6:00 PM and during the Finance Committee Meeting on 07-08-25. Both meeting will be held in Council Chambers and on Zoom.	N/A	All comments made by attendees were considered and either incorporated into the AI or the Con Plan.	

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)
8	Internet Outreach	Non-targeted/broad community	Emails to partners and social media posts were sent out to inform community stakeholders and residents about the Public Comment Period and Public Meetings for the Consolidated Plan on 05-28-25. The notice stated that the public meeting would be held on 06-23-25 at 6:00 PM and during the Finance Committee Meeting at noon on 07-08-25. Both meeting will be held in Council Chambers and on Zoom.	N/A	N/A	

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)
9	Public Hearing	Non-targeted/broad community	A Public Hearing for the 2025-2027 Consolidated Plan was held during the City Council Meeting on 06-23-25, at 6:00 PM. Citizens are encouraged to attend and provide comments.	Comments in support of the plan's goals were made by Habitat for Humanity Executive Director, Dan Dorsch.	N/A	
10	Public Meeting	Non-targeted/broad community	A Public Meeting for the 2025-2027 Consolidated Plan was held during the Finance Committee Meeting on Tuesday, 07-08-25, at 12:00 PM. Citizens are encouraged to attend and provide comments.	Comments in support of the plan's goals were made by Habitat for Humanity Executive Director, Dan Dorsch, City Traffic Engineer, Rick Amen.	N/A	

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)
11	Newspaper Ad	Non-targeted/broad community	Publish Notice in the Wyoming Tribune Eagle for Public Comment Period, including Public Meetings information for the amendments proposed for the Consolidated Plan and PY25 Annual Action Plan. The notice ran for one day on 12-4-25.	N/A	N/A	

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)
12	Internet Outreach	Non-targeted/broad community	An email and a Facebook post were disseminated on Friday, 12-05-25, to provide information regarding the opening of a 30-day public comment period to request input on proposed changes to the City's Consolidated and Annual Action plans. The notice included public hearing information.	N/A	N/A	

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)
13	Public Hearing	Non-targeted/broad community	A Public Hearing for the proposed changes to the Consolidated Plan and PY25 AAP will be held during the City Council Meeting on 12-22-25, at 6:00 PM. Citizens are encouraged to attend and provide comments.	Comments will be included in the final draft if the amended plans at the close of the Public comment period on Wednesday, January 7, 2026.		
14	Public Meeting	Non-targeted/broad community	A Public Meeting for the proposed changes to the Consolidated Plan and PY25 AAP will be held during the City Finance Committee Meeting on 01-06-26, at 12:00 PM. Citizens are encouraged to attend and provide comments.	Comments will be included in the final draft if the amended plans at the close of the Public comment period on Wednesday, January 7, 2026.		

Table 1 – Citizen Participation Outreach

Strategic Plan

SP-05 Overview

Strategic Plan Overview

This section presents the City of Cheyenne’s strategic approach to funding, emphasizing priorities such as low- and moderate-income (LMI) census tracts and block groups, which will receive the majority of Community Development Block Grant (CDBG) resources. It outlines the strategies designed to address the City’s most pressing needs, identifies the populations and areas targeted, and explains the rationale behind these priorities.

The Strategic Plan Overview also details the City’s 2025–2027 strategies to:

- Reduce obstacles to affordable housing
- Address homelessness
- Reduce lead hazards
- Coordinate with the Cheyenne Housing Authority

Additionally, the plan describes the City’s efforts to combat poverty and outlines strategies for effective monitoring of sub-recipients.

Anticipated CDBG Resources

This section specifies the actual U.S. Department of Housing & Urban Development (HUD) allocation for the 2025 Program Year, as well as other matching funds provided by the City for public service activities. Returned funds from previous grant cycles will be allocated for land acquisition activities for future affordable housing development infrastructure and public facility projects. The Housing & Community Development Division (H&CD), which administers the CDBG grant, intends to expend all or most of the returned funds by June 30, 2026.

To achieve this, the H&CD Division will add a new activity, Acquisition of Real Property (land acquisition), with the intent to support future affordable housing development. CDBG funds will be used solely for the purchase of land or existing property, even if a specific affordable housing project is to be developed using other resources in the future. As of November 20, 2025, the City has \$267,454.70 in returned CDBG funds. Instead of opening a supplemental grant cycle, the City now proposes to partner with the Wasatch Group to acquire land for affordable housing. The City will allocate \$267,704.50 of the returned funds plus \$375,250 in CDBG repayment funds, totaling \$642,704.50, to this new land acquisition activities.

All funded activities must meet the requirements outlined in the Strategic Plan sections:

- SP-25 (Priority Needs)
- SP-35 (Anticipated Resources)
- SP-45 (Goals Summary)

The City's 2025–2027 Con Plan identifies several priority needs in Section SP-25 to address housing, public service, infrastructure and public facility needs. All priority needs included in the Con Plan are considered “high” level needs. By strategically allocating CDBG funds to these priorities, the City's goal is to maximize the impact of its limited federal resources, serve the greatest number of low- and moderate-income residents, and ensure full compliance with HUD regulations.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 1 - Geographic Priority Areas

1	Area Name:	City of Cheyenne
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	N/A
	Include specific housing and commercial characteristics of this target area.	N/A
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	N/A
	Identify the needs in this target area.	N/A
	What are the opportunities for improvement in this target area?	N/A
	Are there barriers to improvement in this target area?	N/A

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The City's CDBG Target Area encompasses the entire city, with funds distributed citywide. For the 2025-2027 Consolidated Plan, projects will focus on completing infrastructure and public facility improvement projects in qualified census tracts and block groups that benefit low- to moderate-income (LMI) residents.

As part of this Consolidated Plan Amendment, the City is establishing a new Goal: "Provide Safe, Decent, Affordable Housing", which will expand the scope of activities to better address urgent needs in our community. The amendment also adds a new activity for Program Year 2025, "Land Acquisition for Future Affordable Housing Development. While the land acquisition site at Carlson Street and Converse Avenue, is not located within a qualified census tract or LMI block group, the housing to be developed will exclusively benefit LMI households, consistent with CDBG -assisted housing.

Public Service activities will serve LMI individuals throughout Cheyenne.

Eligible area-benefit census tracts and block groups may include:

- Census Tract 15, Block Groups 2 (70.60% LMI) & 3 (64.11% LMI): Northeastern Cheyenne
- Census Tract 2, Block Group 1 (85.59% LMI) & Block Group 2 (65.05% LMI): South Cheyenne
- Census Tract 6, Block Group 4 (55.74% LMI): East of Downtown
- Census Tract 7, Block Group 1 (65.75% LMI): Downtown and west of downtown Cheyenne

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 2 – Priority Needs Summary

1	Priority Need Name	Neighborhood Improvements and Infrastructure
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Individuals veterans Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Non-housing Community Development
	Geographic Areas Affected	City of Cheyenne
	Associated Goals	Preserve and Improve Low Income Neighborhoods Public Facility Improvements
	Description	Provide infrastructure improvements for LMI neighborhoods (block groups and qualified census tracts) in Cheyenne other than LMI housing benefit.

	Basis for Relative Priority	The City anticipates utilizing \$480,946 for projects that preserve and improve low and moderate-income neighborhoods during the 2025-2027 Consolidated Planning period. This anticipated amounts are dependent upon the annual allocation the City receives from HUD. Neighborhood improvements are a high priority for the 2025-2027 Con Plan because they address critical issues of safety, accessibility, and community enhancements in low-to-moderate income neighborhoods. By focusing on enhancing infrastructure and public spaces, the City aims to create safer, more welcoming environments that support the well-being of all residents while fostering sustainable community development. These efforts reflect Cheyenne's commitment to continued development and improving quality of life for the residents of Cheyenne.
2	Priority Need Name	Public Facilities
	Priority Level	High
	Population	Extremely Low Low Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Victims of Domestic Violence Unaccompanied Youth Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Victims of Domestic Violence
	Geographic Areas Affected	City of Cheyenne
	Associated Goals	Public Facility Improvements

	Description	Provide improvements and rehabilitation to public facilities, prioritizing transitional housing, housing for special needs populations and shelters, to enhance their functionality and support for individuals and families in need.
	Basis for Relative Priority	<p>The City anticipates utilizing \$330,473.20 for Public Facility Improvement projects during the 2025-2027 Consolidated Planning period. This anticipated amounts are dependent upon the annual allocation the City receives from HUD. Improving and rehabilitating public facilities, including transitional housing, housing for special needs populations, and shelters, is a top priority in response to the growing demand for services that address homelessness and housing instability. Local organizations such as the Comea Shelter, Unaccompanied Student Initiative, the local domestic violence shelter, Community Action of Laramie County, and Accessible Space Inc. have all reported increasing strain on their resources as they provide emergency shelter, transitional housing, affordable housing and supportive services to vulnerable groups, including persons with special needs, families, and people recovering from addiction.</p> <p>The shortage of affordable housing and supportive infrastructure further exacerbates the challenges faced by low- and extremely low-income residents, as well as those at risk of homelessness. By improving these facilities, agencies are better equipped to meet the community's needs, promote self-sufficiency, and offer a pathway to stable housing for individuals and families in crisis.</p>
3	Priority Need Name	Supportive Services for Low-Income & Special Needs
	Priority Level	High
	Population	Extremely Low Low Moderate Families with Children Elderly Individuals Families with Children Victims of Domestic Violence Elderly Persons with Physical Disabilities Victims of Domestic Violence Other
	Geographic Areas Affected	City of Cheyenne

	Associated Goals	Promote self-sufficiency through service provision
	Description	CDBG funds will be allocated to support public services in two key areas. Funding will assist with utility reimbursement to ensure that a local domestic violence shelter can continue providing essential services to survivors. Additional funds will enhance local food assistance programs, including monthly food boxes and meal delivery services to support low- and moderate-income residents facing food insecurity.
	Basis for Relative Priority	The City anticipates utilizing \$140,438.40 for Public Service projects during the 2025-2027 Consolidated Planning period. This anticipated amounts are dependent upon the annual allocation the City receives from HUD. Funding for Supportive (Public) Services for Low-Income and Special Needs populations is crucial for Cheyenne's LMI residents, as these services ensure access to necessities such a food, and shelter. Public services act as a vital safety net, helping to mitigate risks to health, safety, and stability for the city's most vulnerable populations. The City allocates 15% of each year's annual HUD funding to support these essential public services. For the 2025 Program Year, the Housing & Community Development Advisory Council reviewed twelve applications and recommended funding for five organizations with strong community partnerships, experience managing federal grants, and a proven track record of effective outcomes.
4	Priority Need Name	Job Training and Opportunities
	Priority Level	High
	Population	Extremely Low Low Moderate Families with Children Elderly Individuals Families with Children veterans Unaccompanied Youth Elderly Persons with Physical Disabilities Persons with Developmental Disabilities
	Geographic Areas Affected	City of Cheyenne

	Associated Goals	Job Training
	Description	Provide job training and digital literacy training for low-to-moderate income (LMI) residents of Cheyenne.
	Basis for Relative Priority	The City prioritizes job training and digital literacy as essential tools to empower LMI residents to thrive in today's economy. The City anticipates utilizing \$62,416.80 in CDBG funding for employment training during the 2025-2027 Consolidated Planning period. This anticipated amount depends upon the annual allocation the City receives from HUD. Job training equips individuals with in-demand skills, fostering employment opportunities and economic resilience, while digital literacy bridges the digital divide, enabling access to education, job markets, and essential services. These efforts not only enhance individual economic mobility but also strengthen the community by providing opportunities for development and preparing all residents for success in a competitive, technology-driven global economy.
5	Priority Need Name	Program Administration
	Priority Level	High
	Population	Extremely Low Low Moderate
	Geographic Areas Affected	City of Cheyenne
	Associated Goals	Program Administration
	Description	To provide program administration for the CDBG Entitlement program for the City of Cheyenne.

	Basis for Relative Priority	Program administration is essential to the effective operation of the CDBG program. Administrative funds cover critical tasks such as compliance monitoring, financial oversight, planning, and reporting, ensuring that activities align with federal regulations and community priorities. The City anticipates utilizing \$249,667.20 in CDBG funding during the 2025-2027 Consolidated Planning period. This anticipated amount depends upon the annual allocation the City receives from HUD. This amount equates to 20% of the annual CDBG PY25 allocation and is used to cover administrative costs, which include staff salaries and operational costs. Without this support, the City lacks the resources necessary to implement and oversee projects, jeopardizing its ability to meet HUD standards and address local housing and community development needs effectively.
6	Priority Need Name	Land Acquisition for Affordable Housing Development
	Priority Level	High
	Population	Extremely Low Low Moderate
	Geographic Areas Affected	City of Cheyenne
	Associated Goals	To Provide Safe, Decent, and Affordable Housing
	Description	Increase access to safe, decent affordable housing by supporting production, preservation and rehabilitation of affordable rental and owner-occupied units.
	Basis for Relative Priority	The City will prioritize activities that increase new affordable housing development that result in new unit creation and plans to use \$642,704.50 for Land Acquisition activities that result in future affordable housing development. This goal directly responds to the current housing crisis and the shortage of available, affordable units and homes for both renters and buyers, with the goal to expand housing availability.

Narrative (Optional)

The City's 2025–2027 Con Plan identifies several priority needs to address housing and community development challenges. All listed priority needs are considered equally important and are not further ranked. By strategically allocating CDBG funds to these priorities, the City aims to maximize the impact

of its limited federal resources, serve the greatest number of low- and moderate-income residents, and ensure full compliance with HUD regulations.

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Cost burden is the most significant housing challenges in Cheyenne, with a substantial proportion of renter-occupied households spending more than 30% of their income on housing. The high demand for affordable rental options, reflected in long Housing Choice Voucher waitlists, underscores the need for TBRA to help low-income households access and maintain stable housing.
TBRA for Non-Homeless Special Needs	Rising area rents and lack of accessible units are making it increasingly difficult for Special Needs households to secure affordable rental housing. Additionally, the existing housing stock offers a limited number of units that can be feasibly rehabilitated for accessibility, as many older buildings are costly and challenging to modify to meet the access needs of persons with special needs.
New Unit Production	<p>The shortage of affordable housing units, rising construction costs, and limited availability of contractors willing or able to develop affordable homes have increased competition for available units, particularly among low- and moderate-income (LMI) households. New unit production is critical to expanding the housing supply and easing cost burdens across the community.</p> <p>There is also a growing need for accessible and affordable units designed for one to two occupants, reflecting the increasing senior population and their specific housing requirements. Cheyenne faces a significant shortage of accessible housing units to accommodate its aging population and residents with access needs. According to data from the (ACS) 5-Year Estimates for 2019–2023, Cheyenne has approximately 11,722 residents aged 65 and above, accounting for 18.04% of the city’s total population. This proportion is higher than the national average of 16.84% for the same period. Developing strategies to increase the number of accessible units is essential to meet the current and future housing needs.</p>

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Rehabilitation	<p>Rehabilitating Cheyenne’s housing stock is a crucial step in addressing the housing challenges faced by residents earning 0–80% of the Area Median Income (AMI). Deferred maintenance has contributed to the aging of many homes, and targeted improvements can significantly enhance energy efficiency, thereby reducing utility costs and easing the financial burden on LMI residents. These rehabilitation efforts help preserve existing affordable housing and improve long-term affordability for low-income households.</p> <p>However, retrofitting a large percentage of aging units does not always provide the level of accessibility required by all residents and, in many cases, serves only as a temporary solution. Therefore, prioritizing facility upgrades to, and the development of safe, affordable, and accessible housing units is essential. By sustaining and creating more suitable options, seniors can safely transition into housing that better meets their needs. This, in turn, allows younger families to purchase and customize existing homes, further supporting a range of housing stock options resulting in improvements to Cheyenne’s housing stability.</p> <p>However, retrofitting a large percentage of aging units does not always provide the level of accessibility required by all residents and, in many cases, serves only as a temporary solution. Therefore, prioritizing facility upgrades to, and the development of safe, affordable, and accessible housing units is essential. By sustaining and creating more suitable options, seniors can safely transition into housing that better meets their needs. This, in turn, allows younger families to purchase and customize existing homes, further supporting the community’s housing stability and diversity.</p>
Acquisition, including preservation	Supporting acquisition and preservation helps maintain affordable homeownership and rental opportunities for current and future residents, especially in markets like Cheyenne with high-cost burdens and limited new supply. However, market factors such as the availability of suitable properties for acquisition, and the availability of organizations willing to invest in these efforts influence the feasibility of these efforts.

Table 3 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

The City will allocate CDBG funds throughout the 2025–2027 Con Plan period to support a variety of eligible activities, including:

- Neighborhood and Infrastructure Improvements
- Public Facility Improvements
- Public Service
- Job Training
- Program Administration
- Land Acquisition for Future Affordable Housing Development

These investments are designed to fund activities that meet HUD requirements, address critical community needs, promote economic opportunity, and improve the quality of life for Cheyenne residents, especially LMI individuals and neighborhoods. The allocation process is guided by the Con Plan, ensuring all funded activities align with federal objectives and local priorities.

Additional Notes about the Anticipated Resources Table:

- The annual allocation of **\$416,112.00**, as shown in the "Anticipated Resources" table below, reflects the *actual* amount the City received from HUD for the 2025 Program Year. The City received the official allocation letter from the HUD CPD Region 8 Office in Denver via email on Monday, May 19, 2025.
- The "Program Income" column included in the "Anticipated Resources" table below shows **\$375,250** because the City will receive repayment funds from the Cheyenne Senior Activity Center. The Center received CDBG funds for Public Facility Improvements but could no longer meet the HUD National Objective to benefit Low-to Moderate-income people. The repaid funds will be used to fund a new activity, "Land Acquisition for Future Affordable Housing". The "Prior Year Resources" column consists of approximately \$267,454.50 in repurposed "carry-over" CDBG funds that will be used to fund a new activity, "Land Acquisition for Future Affordable Housing", which meets a newly added Consolidated Plan Goal- "To Provide Safe, Decent, Affordable Housing".
- The amount shown in the "Expected Amount Available in the Con Plan" column, **\$832,224.00**, is calculated by taking the actual allocation for Program Year 2025 (**\$416,112 x2**) and using that amount as the anticipated allocation for both Program Year 2026 and Program Year 2027.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder 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	416,112	\$375,250.50	267,454.50	\$1,058,705	832,224	The City will allocate CDBG funds over the 3-year Con Planning period to support public facility and neighborhood improvements, safe, decent, affordable housing, public services, job training and economic development, as well as administration and planning.

Table 4 - Anticipated Resources

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

The City's Public Service cap for PY25 is \$62,416.80 The City of Cheyenne will provide matching funds in the amount of \$17,583.20 to be used with \$62,416.80 in CDBG funds to provide \$80,000 in funding for public service and job training activities. This partnership will enable subrecipients to more effectively address critical community needs that address the goals to support services and provide job training to LMI city residents.

To ensure full compliance with HUD requirements, \$83,222.40 (the 20% cap set by HUD for Administration) will be allocated to CDBG program administration for the 2025 Program Year. Additionally, the City will cover a portion of the Community Development Manager's salary and benefits from the General Fund, further leveraging CDBG resources with City matching funds.

The City Planning Department will utilize \$250,000 in CDBG funding for major safety improvements through the Safe Routes to School Project at Alta Vista Elementary School, located in an LMI

neighborhood. The City Engineering Department will contribute by covering planning and project management staffing costs, while the #FORMAK Foundation will assist in securing additional funds to update the Wyoming Safe Routes to School Program plan. This collaborative approach will support citywide pedestrian safety audits, educational initiatives, and the construction of essential safety upgrades.

By combining federal, City, and third-party resources, project budgets are expanded, and the impact of CDBG-funded initiatives is amplified. This strategy fulfills all matching requirements and demonstrates the City's strong commitment to maximizing community benefits and ensuring sustainable, long-term improvements for residents.

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

The Safe Routes to School Project will be implemented within City rights-of-way, utilizing publicly owned land to support infrastructure and facility improvements. These enhancements will directly benefit a LMI neighborhood by addressing a priority need to improve conditions in low-income areas. This initiative aligns with the Con Plan's goal of enhancing neighborhood infrastructure.

Discussion

This section has intentionally been left blank.

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
City of Cheyenne	Government	Economic Development Homelessness Non-homeless special needs Planning neighborhood improvements public facilities public services	Jurisdiction

Table 5 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X	X	X
Mortgage Assistance	X		X
Rental Assistance	X	X	X
Utilities Assistance	X	X	X
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X		
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	
Child Care	X		
Education	X	X	

Supportive Services			
Employment and Employment Training	X	X	
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	
Mental Health Counseling	X	X	X
Transportation	X	X	
Other			

Table 6 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

The City has invested significant staff time in consulting and coordinating with members of the service delivery system to improve support for special needs populations, as well as individuals who are homeless or at risk of homelessness. The City actively participates in coordinated efforts such as the annual Point-in-Time Count, CoC grant review committees, housing and community development boards and task forces, and statewide associations such as WYNAHRO. These collaborations enable the City to work closely with service providers to address and overcome gaps in the institutional delivery system.

Through the targeted allocation of CDBG funds, the City helps service providers address priority needs that impact these vulnerable populations. Funded initiatives include shelter utility support, improvements to transitional housing facilities, job training and digital literacy programs, meal and outreach services for low- and moderate-income people, seniors and persons with special needs.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Preserve and Improve Low Income Neighborhoods	2025	2027	Non-Housing Community Development	City of Cheyenne	Neighborhood Improvements and Infrastructure	CDBG: \$480,946.00	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 6000 Persons Assisted
2	Public Facility Improvements	2025	2027	Affordable Housing Homeless Non-Homeless Special Needs	City of Cheyenne	Public Facilities Neighborhood Improvements and Infrastructure	CDBG: \$330,473.20	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 60 Households Assisted
3	Promote self-sufficiency through service provision	2025	2027	Homeless Non-Homeless Special Needs	City of Cheyenne	Supportive Services for Low-Income & Special Needs	CDBG: \$140,438.40	LMI persons assisted: 5820 Persons Assisted
4	Job Training	2025	2027	Job Training	City of Cheyenne	Job Training and Opportunities	CDBG: \$46,812.00	LMI persons assisted: 240 Persons Assisted
5	Program Administration	2025	2027	Program administration	City of Cheyenne	Program Administration	CDBG: \$249,666.20	Other: 3 Other
6	Provide Safe, Decent, Affordable Housing	2025	2027	Affordable Housing Homeless Non-Homeless Special Needs	City of Cheyenne	Land Acquisition for Affordable Housing Development	CDBG: \$267,454.50 (Carry-over funds) and \$375,250 repayment funds/ program income.	Number of affordable housing units to be created (expected): 180

Table 7 – Goals Summary

Goal Descriptions

1	Goal Name	Preserve and Improve Low Income Neighborhoods
	Goal Description	The City's goal to Preserve and Improve Low Income Neighborhoods will be accomplished by funding eligible Public Facility or Infrastructure activities other than Low/Moderate Income Housing Benefit.

2	Goal Name	Public Facility Improvements
	Goal Description	Provide essential public facility improvements for low-to-moderate income households and organizations who serve them, including; shelters, transitional housing facilities or other housing that support homeless individuals, survivors of domestic violence, persons with special needs and seniors.
3	Goal Name	Promote self-sufficiency through service provision
	Goal Description	Provide public service support to vulnerable populations, ensuring access to basic needs such as food, and shelter.
4	Goal Name	Job Training
	Goal Description	Provide Job training and employment opportunities for LMI residents of Cheyenne, Wyoming.
5	Goal Name	Program Administration
	Goal Description	The City will allocate and anticipated \$249,667.20 in CDBG funds to provide program administration for the Community Development Block Grant program during the 2025-2027 Consolidated Planning period. The Goal Outcome Indicator (GOI) is 3, representing the 3-years of program administration provided to the City's CDBG subrecipients for the 2025-2027 Consolidated planning period.

6	Goal Name	Provide Safe, Decent, Affordable Housing
	Goal Description	The City will allocate \$642,704.50 in carryover and repayments funds toward eligible activities that increase access to safe, decent affordable housing by supporting production, preservation and rehabilitation of affordable rental and owner-occupied units.

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

CDBG funds will provide support for Public Facilities improvements that benefit approximately 78 LMI households. Specifically, funds will be allocated for improvements to transitional and senior housing facilities that support homeless individuals, survivors of domestic violence, persons with special needs and LMI seniors.

The City proposes to use approximately \$642,704.50 in CDBG funds toward the acquisition of 8.37 acres at Carlson Street and Converse Avenue for the development of affordable rental housing. This acquisition is part of a partnership with Kamaka Responsible Development, LLC, and will support phase one of a larger project totaling 180 rental units, with future expansion potential. The development will

be financed in part with 4% Low-Income Housing Tax Credits and tax-exempt bonds, with additional funding leveraging a \$3.4 million private donation and a pending \$2.4 million Wyoming Business Council grant, which requires a 25% local match. The project will deliver significant community benefit by increasing the supply of affordable units and providing modern amenities to approximately 552 Cheyenne residents.

The Goal Outcome Indicator for the "Program Administration" Goal (Number 5) is listed as "Other" and has a total of "3". "Other" in this case means to provide program administration and the 3 is to account for the 3-year Consolidated Planning period.

Expected Resources

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

Introduction

The City will allocate CDBG funds throughout the 2025–2027 Con Plan period to support a variety of eligible activities, including:

- Neighborhood and Infrastructure Improvements
- Public Facility Improvements
- Public Service
- Job Training
- Program Administration
- Land Acquisition for Future Affordable Housing

These investments are designed to fund activities that meet HUD requirements, address critical community needs, promote economic opportunity, and improve the quality of life for Cheyenne residents, especially LMI individuals and neighborhoods. The allocation process is guided by the Con Plan, ensuring all funded activities align with federal objectives and local priorities.

Additional Notes about the Anticipated Resources Table:

- The annual allocation of \$416,112.00, as shown in the "Anticipated Resources" table below, reflects the *actual* amount the City received from HUD for the 2025 Program Year. The City received the official allocation letter from the HUD CPD Region 8 Office in Denver via email on Monday, May 19, 2025.
- The "Program Income" column included in the "Anticipated Resources" table below shows \$375,250 because the City will receive repayment funds from the Cheyenne Senior Activity Center. The Center received CDBG funds for Public Facility Improvements but could no longer meet the HUD National Objective to benefit Low-to Moderate-income people. The repaid funds will be used to fund a new activity, "Land Acquisition for Future Affordable Housing".
- The "Prior Year Resources" column consists of approximately \$267,454.50 in repurposed "carry-over" CDBG funds that will be used to fund a new activity, "Land Acquisition for Future Affordable Housing", which meets a newly added Consolidated Plan Goal- "To Provide Safe, Decent, Affordable Housing".
- The amount shown in the "Expected Amount Available in the Con Plan" column, \$832,224.00, is calculated by taking the actual allocation for Program Year 2025 (\$416,112 x2) and using that amount as the anticipated allocation for both Program Year 2026 and Program Year 2027.

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	416,112.00	\$375,250.50	\$267,454.50	\$1,058,705	832,224	The City will allocate CDBG funds over the 3-year Con Planning period to support public facility and neighborhood improvements, decent, affordable housing, public services, job training and economic development, as well as administration and planning.

Table 1 - 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

The City's Public Service cap for PY25 is \$62,416.80. The City of Cheyenne will provide matching funds in the amount of \$17,583.20 to be used with \$62,416.80 in CDBG funds to provide \$80,000 in funding for public service and job training activities. This partnership will enable subrecipients to more effectively address critical community needs that address the goals to support services and provide job training to LMI city residents.

To ensure full compliance with HUD requirements, \$83,222.40 (the 20% cap set by HUD for Administration) will be allocated to CDBG program administration for the 2025 Program Year. Additionally, the City will cover a portion of the Community Development Manager's salary and benefits from the General Fund, further leveraging CDBG resources with City matching funds.

The City Planning Department will utilize \$250,000 in CDBG funding for major safety improvements through the Safe Routes to School Project at Alta Vista Elementary School, located in an LMI neighborhood. The City Engineering Department will contribute by covering planning and project management staffing costs, while the #FORMAK Foundation will assist in securing additional funds to update the Wyoming Safe Routes to School Program plan. This collaborative approach will support citywide pedestrian safety audits, educational initiatives, and the construction of essential safety upgrades.

By combining federal, City, and third-party resources, project budgets are expanded, and the impact of

CDBG-funded initiatives is amplified. This strategy fulfills all matching requirements and demonstrates the City's strong commitment to maximizing community benefits and ensuring sustainable, long-term improvements for residents.

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

The Safe Routes to School Project will be implemented within City rights-of-way, utilizing publicly owned land to support infrastructure and facility improvements. These enhancements will directly benefit a LMI neighborhood by addressing a priority need to improve conditions in low-income areas. This initiative aligns with the Con Plan's goal of enhancing neighborhood infrastructure.

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	Preserve and Improve Low Income Neighborhoods	2025	2027	Non-Housing Community Development	City of Cheyenne	Neighborhood Improvements and Infrastructure	CDBG: \$\$250,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 3,215 Persons Assisted
2	Public Facility Improvements	2025	2027	Affordable Housing Homeless Non-Homeless Special Needs	City of Cheyenne	Public Facilities	CDBG: \$60,000	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 18Households Assisted
3	Promote self-sufficiency through service provision	2025	2027	Homeless Non-Homeless Special Needs	City of Cheyenne	Supportive Services for Low-Income & Special Needs	CDBG: \$46,812.80	:LMI persons assisted: 1,940
4	Job Training	2025	2027	Job Training	City of Cheyenne	Job Training and Opportunities	CDBG: \$15,604	LMI persons assisted: 80
5	Program Administration	2025	2027	Program administration	City of Cheyenne	Program Administration	CDBG: \$83,222.40	Other: 1 Other
6	Provide Safe, Decent, Affordable Housing	2025	2027	Affordable Housing Homeless Non-Homeless Special Needs	City of Cheyenne	Land Acquisition for Affordable Housing Development	CDBG: \$267,454.50 (Carry-over funds) and \$375,250 repayment funds/ program income	Number of affordable housing units to be created (expected): 180

Table 2 – Goals Summary

Goal Descriptions

1	Goal Name	Preserve and Improve Low Income Neighborhoods
	Goal Description	The City of Cheyenne will utilize \$250,000 in CDBG funds to provide safety upgrades to the Alta Vista Elementary School, as part of the Safe Routes to School Plan for the Cheyenne. Alta Vista Elementary School is located in a LMI neighborhood. This project will make substantial safety improvements to the crosswalks, rehabilitate pavement and install Rectangular Rapid Flashing Beacon (RRFB) systems for the main school crossings, in particular those with higher use and accessed by bussed students that may use the crosswalks outside the typical school zone times. This activity will benefit 3, 215 area residents in a LMI qualified census tract and block group. .
2	Goal Name	Public Facility Improvements
	Goal Description	The Community Action of Laramie County (CALC) Smith Manor Sidewalks activity will utilize \$60,000 in CDBG funds to repair and replace the sidewalks and walkways at the Smith Manor Transitional Housing units. This activity will improve the safety of the 18 residents and help CALC maintain compliance with the Wyoming Community Development Association regulations, which helps to support the ongoing funding of this project's operations. This addresses the annual goal and priority need to improve public facilities.
3	Goal Name	Promote self-sufficiency through service provision
	Goal Description	The City will utilize \$46,812.80 in CDBG funds to provide public services to promote self-sufficiency through service provision to approximately 1,940 City of Cheyenne residents. This includes allocating \$7,802.80 to fund a new activity, Needs Inc. Food Bank Monthly Food Box Program, Additionally, Meals On Wheel will receive \$23,406 for their Meals for Seniors program and a local Domestic violence shelter will receive \$15,604 for utility assistance.
4	Goal Name	Job Training
	Goal Description	The City will utilize \$15,604 in CDBG public service funds to Laramie County Community College ACES program to provide job training for LMI Cheyenne residents.
5	Goal Name	Program Administration
	Goal Description	The City of Cheyenne will utilize \$83,222.40 in CDBG program administration funds to cover the costs associated with one-year of program administration for the City's CDBG program.
6	Goal Name	Provide safe, decent ,affordable housing
	Goal Description	The City will allocate \$642,704.50 in carryover and repayments funds toward eligible activities that increase access to safe, decent affordable housing by supporting production, preservation and rehabilitation of affordable rental and owner-occupied units.

Projects

AP-35 Projects – 91.220(d)

Introduction

The AP-35 Projects Section of the PY25 Action Plan outlines the projects selected to receive Community Development Block Grant (CDBG) funding for the City's upcoming program year, including the specific amounts awarded to each project. This section also identifies the City's annual goals and priority needs, estimates the number of beneficiaries for each activity, and explains the rationale behind funding priorities as well as challenges in addressing the needs of low-to-moderate-income (LMI) residents.

Projects

#	Project Name
1	Community Action of Laramie County Smith Manor Sidewalks
2	Safe Routes To School-Alta Vista Elementary School Safety Improvements
3	Meals On Wheels: More than a Meal for Laramie County Seniors
	Domestic Violence Shelter: Utility Assistance
5	LCCC ACES Program-Digital Literacy
6	Program Administration
7	Needs Inc.: Monthly Food Box Program for LMI City Residents
8	Land Acquisition for Future Affordable Housing

Table 3 - Project Information

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

The City's action plan priorities are shaped by input from nonprofits, community organizations, survey data, and City staff. The primary challenge in addressing underserved needs is limited funding, which is further strained by rising costs and inflation impacting Cheyenne's low- and moderate-income (LMI) residents. Additionally, many nonprofits find CDBG regulations complex, which discourages some from pursuing larger, more impactful projects. To help overcome these barriers, the H&CD Division offers technical support and outreach, assisting organizations in navigating requirements and encouraging more applications.

Nonprofits that receive funding are enthusiastic about meeting community needs and value the ongoing impact of CDBG funding in Cheyenne. Allocation priorities were determined through debriefs on the Con Plan Consultations between H&CD staff and the Advisory Council. For the Program Year 2025 (PY25) grant cycle, the H&CD Division accepted nineteen Letters of Intent (LOI). The Council reviewed these and

determined that all proposed activities met HUD eligibility requirements and the National Objective to serve LMI residents. As a result, all agencies submitting LOIs were invited to submit full applications.

Based on these consultations, the H&CD staff and Advisory Council prioritized activities that not only address identified needs but also have willing and capable organizations ready to meet HUD requirements. Additionally, their goal was to shorten the Con Plan cycle from five to three years and use the next three years to educate and engage housing developers about CDBG opportunities, laying the groundwork for future partnerships and grant applications. When the PY25 grant applications were received in January, the Advisory Council reviewed 15 applications, including a large project submitted by the City. There was a significant increase in eligible Public Service applications, and with support from the City Economic Coordinator and the Mayor, matching funds from the H&CD Reserve funds were approved for public service projects. This commitment ensures that the City can better meet priority needs identified in the Con Plan.

AP-38 Project Summary
Project Summary Information

1	Project Name	Community Action of Laramie County Smith Manor Sidewalks
	Target Area	City of Cheyenne
	Goals Supported	Public Facility Improvements
	Needs Addressed	Public Facilities
	Funding	CDBG: \$60,000.00
	Description	The Community Action of Laramie County (CALC) Smith Manor Sidewalks project will utilize Community Development Block Grant (CDBG) funds to repair and replace the sidewalks and walkways at Smith Manor, a transitional housing facility. These improvements will enhance resident safety and help CALC maintain compliance with Wyoming Community Development Authority (WCDA) regulations, thereby supporting the continued funding and operation of the project. This initiative is expected to benefit approximately 18 low-to-moderate-income households and directly advances the City's annual goal and priority to provide public facility improvements for the benefit of low-to-moderate-income housing residents.
	Target Date	6/15/2026
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 18 households will benefit from this activity.
	Location Description	This activity will take place at the Smith Manor Transitional Housing units, located at 555 West 6th Street in Cheyenne.
	Planned Activities	The activity will provide CDBG funds to repair and replace the sidewalks and walkways at the Smith Manor Transitional Housing units.
2	Project Name	Safe Routes To School-Alta Vista Elementary School Safety Improvements
	Target Area	City of Cheyenne
	Goals Supported	Preserve and Improve Low Income Neighborhoods
	Needs Addressed	Neighborhood Improvements and Infrastructure
	Funding	CDBG: \$250,000.00

	Description	The Safe Routes to School Project will provide critical school zone safety improvements. This activity meets the annual goal to preserve and improve low-income neighborhoods and addresses the priority need for Neighborhood and Infrastructure Improvements. This activity is expected to serve 3,215 low- and moderate-income residents, specifically targeting Census Tract 7, Block Group 3, where all beneficiaries are Cheyenne residents. It directly supports the City's annual goal to provide public facility improvements for low-to-moderate income and addresses the priority need to improve neighborhoods and infrastructure.
	Target Date	6/15/2026
	Estimate the number and type of families that will benefit from the proposed activities	The project is expected to serve an estimated 3,215 families, all of whom are residents of Cheyenne. This initiative qualifies as an Area Benefit project for low- and moderate-income residents, specifically targeting Census Tract 7, Block Group 3, where all beneficiaries are Cheyenne residents. Of the persons served, 61.28%, or approximately 1,970 households, will have incomes at or below 80% of the Area Median Income, based on local income limits for Laramie County, Wyoming.
	Location Description	The activity will be located at and around Alta Vista Elementary School located on 1514 East 16th Street in Cheyenne.
	Planned Activities	This project involves several critical School Zone Safety improvements at Alta Vista Elementary School. Planned enhancements include installing school zone flashing beacons, rehabilitating pavement, adding crosswalks with durable thermoplastic markings, and implementing Rectangular Rapid Flashing Beacon (RRFB) systems at main school crossings.
3	Project Name	Meals On Wheels: More than a Meal for Laramie County Seniors
	Target Area	City of Cheyenne
	Goals Supported	Promote self-sufficiency through service provision
	Needs Addressed	Supportive Services for Low-Income & Special Needs
	Funding	CDBG: \$23,406

	Description	\$23,406 in CDBG funding will help provide meals for individuals over the age of 65 who are living below the poverty line and currently receive SNAP benefits. This support will allow their SNAP funds to stretch further throughout the month. In addition, the funding will be used to enhance outreach efforts, connecting with other community members who are not yet receiving meals but could benefit from the program. The \$23,406 in CDBG funds will be leveraged with a \$6,594 matching contribution from the City's H&CD Reserve funds.
	Target Date	6/15/2026
	Estimate the number and type of families that will benefit from the proposed activities	This activity will serve approximately 300 residents by providing meals and outreach to low-to moderate-income seniors.
	Location Description	Meals on Wheels beneficiaries reside throughout the entire City of Cheyenne.
	Planned Activities	This activity will provide meals and outreach to LMI seniors in Cheyenne, Wyoming.
4	Project Name	Domestic Violence Shelter: Utility Assistance
	Target Area	City of Cheyenne
	Goals Supported	Promote self-sufficiency through service provision
	Needs Addressed	Supportive Services for Low-Income & Special Needs
	Funding	CDBG: \$15,604
	Description	CDBG funds will be used to provide utility reimbursement for a local domestic violence shelter. This critical support will help the shelter manage rising utility costs and continue to offer safe refuge for approximately 540 survivors of domestic violence, assault, and/or stalking each month, over one-third of whom are children. This initiative directly advances the City's annual goal to provide supportive services for low-to-moderate income and special needs residents. The \$15, in CDBG funds will be leveraged with a \$4,396 matching contribution from the City.
	Target Date	6/15/2026
	Estimate the number and type of families that will benefit from the proposed activities	Up to 60 clients will benefit from the proposed activity each month or 540 annually.

	Location Description	This address is confidential.
	Planned Activities	CDBG funds will be used to provide utility reimbursement for the shelter.
5	Project Name	LCCC ACES Program-Digital Literacy
	Target Area	City of Cheyenne
	Goals Supported	Job Training
	Needs Addressed	Job Training and Opportunities
	Funding	CDBG: \$15,604.00
	Description	The Laramie County Community College (LCCC) ACES Program-Digital Literacy project will utilize CDBG funds to provide digital literacy instruction to approximately 80 ACES students residing in Cheyenne. The digital literacy program meets the annual goal and priority to provide job training and opportunities to low-to-moderate income Cheyenne residents. The \$15,604 in CDBG funds will be leveraged with a \$4,396 matching contribution from the City.
	Target Date	6/15/2026
	Estimate the number and type of families that will benefit from the proposed activities	The activity will benefit approximately 80 LMI students with free digital literacy training.
	Location Description	Laramie County Community College ACES program beneficiaries reside throughout the entire City of Cheyenne.
	Planned Activities	This activity will provide CDBG funds to assist LCCC ACES program in offering free digital literacy instruction.
6	Project Name	Program Administration
	Target Area	City of Cheyenne
	Goals Supported	Program Administration
	Needs Addressed	Program Administration
	Funding	CDBG: \$83,222.40

	Description	The \$83,22.40 in CDBG funding will support the City in administering the CDBG Program for the 2025 program year. This funding will ensure compliance with federal regulations, facilitate public participation, and enable the effective allocation, monitoring, and reporting of funds to address local community development needs.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	Program administration supports all the CDBG-funded activities in serving the anticipated beneficiaries the organization who were funded listed on the grant application.
	Location Description	Program Administration will support activities that benefit low- to moderate-income residents of the City.
	Planned Activities	CDBG funding for this activity will support the administration of the City's CDBG Program for the 2025 program year.
7	Project Name	Needs Inc.: Monthly Food Box Program for LMI City Residents
	Target Area	City of Cheyenne
	Goals Supported	Promote self-sufficiency through service provision
	Needs Addressed	Supportive Services for Low-Income & Special Needs
	Funding	CDBG: \$7,802.80
	Description	The City will provide Needs Inc. Food Pantry \$7,802.80 in CDBG public service funds to provide monthly food boxes to LMI City residents.
	Target Date	06/15/26
	Estimate the number and type of families that will benefit from the proposed activities	The City anticipates serving approximately 1,100 City residents with the proposed activity.
	Location Description	The location of Needs Inc. Food Pantry is
	Planned Activities	An activity that will meet the Consolidated Plan Goal: Promote self-sufficiency through service provision
8	Project Name	Land Acquisition for Future Affordable Housing
	Target Area	City of Cheyenne

Goals Supported	Provide safe, decent ,affordable housing
Needs Addressed	Land Acquisition for Affordable Housing Development
Funding	CDBG: \$642,704.50
Description	Increase access to safe, decent affordable housing by supporting production, preservation and rehabilitation of affordable rental and owner-occupied units.
Target Date	06/30/25
Estimate the number and type of families that will benefit from the proposed activities	The City estimates that this activity will benefit approximately 180 LMI households in Cheyenne.
Location Description	The location is 8.37 acres at Carlson Street and Converse Avenue in Cheyenne, Wyoming
Planned Activities	The land acquisition activity will meet the Consolidated Plan Goal: Provide Safe, Decent, Affordable Housing

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

The geographic area for the 2025-2027 Consolidated Plan is the City of Cheyenne. For area benefit projects, targeting is based on analysis of local data included on the HUD CPD map tool, which identifies areas of need.

For the 2025 Program Year, infrastructure and public facility improvement projects activities have been funded in the following areas:

Tract 7, Block Group 1 (56021000701):

- Located just east of downtown Cheyenne, this tract is bounded by Pershing Boulevard to the north, 15th Street to the south, and is adjacent to the Union Pacific rail yard, which separates Cheyenne’s north and south sides. The tract’s eastern boundary runs from Evans Avenue on the west to Logan Avenue on the east. This predominantly residential area includes Holiday Park and the Cheyenne Family YMCA. CDBG funds will support critical school safety improvements at Alta Vista Elementary School, situated between Rollins and Logan Avenue, just east of Holiday Park and the YMCA.

Tract 7 Block Group 2 (56021000702):

- West of Tract 7.02, this area contains the offices of Community Action of Laramie County, which operates the Smith Manor Transitional Housing program. For Program Year 2025, CDBG funds are allocated for sidewalk replacement to improve resident safety. The City of Cheyenne Municipal Building (2101 O’Neil Ave.) is also located in this tract, which houses the Housing & Community Development Division. While Smith Manor itself is not in a QCT or LMI block, its residents, homeless individuals in transitional housing, qualify as a HUD presumed benefit category.

Geographic Distribution

Target Area	Percentage of Funds
City of Cheyenne	100

Table 4 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The City of Cheyenne is prioritizing Community Development Block Grant (CDBG) funding for low- and moderate-income (LMI) populations, block groups and census tracts. This approach ensures that CDBG funds are directed toward area benefit projects, particularly for larger infrastructure and public facility improvements, in compliance with program requirements. The city is dedicated to investing these resources in primarily residential LMI neighborhoods, so that LMI families directly experience the benefits of these investments.

Discussion

This section has been intentionally left blank.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

As part of the 2025-2027 Consolidated Plan Amendment, the City has added a new goal: “Provide Safe, Decent, Affordable Housing”. The City will allocate \$642,704.50 in carryover and repayments funds toward eligible activities that increase access to safe, decent affordable housing by supporting production, preservation and rehabilitation of affordable rental and owner-occupied units. During the fall of 2025, a new opportunity was identified by the City’s Economic Resource Administrator, to use CDBG funds as a match to assist an affordable housing developer to acquire land for affordable housing. The City will allocate \$260,000 of the returned funds plus \$370,250 in CDBG repayment funds, totaling \$630,000, to this new land acquisition activity.

This acquisition is part of a partnership with Kamaka Responsible Development, LLC, and will support phase one of a larger project totaling 184 rental units, with future expansion potential. The development will be financed in part with 4% Low-Income Housing Tax Credits and tax-exempt bonds, with additional funding leveraging a \$3.4 million private donation and a pending \$2.4 million Wyoming Business Council grant, which requires a 25% local match. The project will provide significant community benefit by increasing the supply of 184 affordable units and providing modern amenities to approximately 552 Cheyenne residents.

Land acquisition is an eligible use of CDBG funds under 24 CFR 570.201(a), permitting the purchase of real property for a range of community development purposes. To ensure compliance, the City will document that the acquisition will ultimately serve a HUD national objective, most commonly benefiting low- and moderate-income (LMI) persons (24 CFR 570.208(a)). The intent is for the acquired property to support affordable housing development, directly benefiting LMI City of Cheyenne residents. The City will maintain records demonstrating that the final use of the land meets LMI benefit requirements or another national objective within a reasonable timeframe.

The City has allocated funds for the Smith Manor Transitional Housing Sidewalk project, which will upgrade sidewalks for transitional housing facilities and benefit approximately 18 individuals each year. During the previous Con Planning period, CDBG funds were allocated for home rehabilitation. Rehabilitation is not included as a priority need in the 2025-2027 Con Plan as the subrecipient experienced challenges coordinating the repairs projects, particularly, issues meeting extensive environmental review requirements. The funds were recently returned and will be used to fund facility rehabilitation or infrastructure improvements that benefit low- to moderate- income households.

Rental assistance remains an important priority. While applications for the 2025 program year were submitted by nonprofits to provide rental assistance, the H&CD Advisory Council prioritized other public service needs due to high demand, organizational capacity, and past performance considerations. The City remains committed to partnering with strong organizations and encourages future project

proposals that provide public facility or infrastructure improvements for LMI households, ensuring CDBG resources continue to support Cheyenne’s affordable housing and community development goals.

One Year Goals for the Number of Households to be Supported	
Homeless	18
Non-Homeless	0
Special-Needs	0
Total	18

Table 5 - 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 6 - One Year Goals for Affordable Housing by Support Type

Discussion

This section has been intentionally left blank.

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

Introduction

The City's annual action plan for Program Year 2025 outlines a comprehensive, multi-faceted strategy to reduce and ultimately end homelessness in the community. Through targeted investments in outreach, emergency shelter, transitional housing, and supportive services, the plan addresses both immediate needs and the root causes of housing instability. Funding allocations from the Housing & Community Development Advisory Council and Community Development Block Grant (CDBG) support a range of initiatives, including job training for single mothers, digital literacy education, language interpretation for healthcare access, and meal delivery for vulnerable seniors. These efforts are complemented by infrastructure improvements and operational support for shelters serving individuals and families at risk of or experiencing homelessness.

By focusing on high-risk populations, such as single mothers, seniors, persons with special needs, and survivors of domestic violence, the City aims to prevent homelessness before it occurs and shorten the duration for those already unhoused. Despite challenges posed by limited federal resources, Cheyenne's approach ensures that the most vulnerable residents receive the support needed to achieve long-term housing security and independence.

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

The Housing & Community Development Advisory Council has allocated funding to initiatives that will reduce or prevent homelessness. These initiatives address the need for job training, digital literacy education, interruptive services for improved access to healthcare and meals for seniors.

Meals on Wheels was awarded funding to provide meals and outreach to about 300 seniors, most of whom live below the poverty line. The program specifically targets residents over 65 who receive SNAP benefits, helping their food assistance stretch further. Collaboration with hospitals, doctors, and other agencies ensures wrap-around services and holistic support for seniors at risk of homelessness. Additionally, the new activity: Needs Inc. Food Pantry Monthly Food Box Program, will alleviate some of the cost burden on LMI families by providing essential food, offsetting rising food costs on cost-burdened households.

The Digital Literacy Program for Adult Education at Laramie County Community College offers free digital skills training to low-to-moderate income residents. By equipping approximately 150 city residents with essential technology skills, the program enhances employability and economic stability,

reducing the risk of homelessness

Addressing the emergency shelter and transitional housing needs of homeless persons

The City is allocating Program Year 2025 funds to two projects that directly address the emergency shelter and transitional housing needs of homeless individuals and families.

Smith Manor Transitional Housing, operated by Community Action of Laramie County, offers 18 efficiency apartments for people experiencing homelessness, with a focus on supporting low- to moderate-income young adults (ages 18–24), seniors (62+), and individuals with special needs. Residents benefit from transitional housing paired with intensive case management, helping them work toward permanent housing and increasing self-sufficiency. The program is designed to provide a stable environment and support services that foster independence and long-term stability.

The Smith Manor Sidewalk Restoration project, funded with Program Year 2025 Community Development Block Grant (CDBG) funds, will repair and replace sidewalks and walkways used by residents to access their apartments. This investment improves safety and accessibility for all residents, including those with mobility challenges, and will have a lasting impact by enhancing quality of life and supporting long-term stability as residents transition out of homelessness.

Additionally, public service funds are allocated to a local domestic violence shelter to reimburse utility costs. This ensures the shelter remains operational for children, families, seniors, and individuals with special needs, all of whom have incomes below 80% of the area median. The shelter serves approximately 60 clients per month, providing a safe environment and essential services for those who are in dangerous situations and facing immediate risk of homelessness.

Together, these projects utilize CDBG funding to address the emergency shelter and transitional housing needs of homeless individuals and families, supporting pathways to stability and self-reliance.

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 Smith Manor Sidewalk project supports Community Action of Laramie County (CALC), a key Cheyenne nonprofit dedicated to reducing homelessness and preventing these individuals from becoming homeless again by helping them to achieve self-sufficiency. CALC provides stable transitional housing and supportive services to chronically homeless individuals, veterans, young adults, and

families, helping them move into permanent housing and independent living.

CALC's success is built on strong community partnerships that deliver wraparound services tailored to each client's needs. These collaborations connect clients with affordable housing and essential resources through organizations such as the Cheyenne Housing Authority, Department of Veterans Affairs, Volunteers of America Northern Rockies, Department of Family Services, local healthcare providers, shelters, and various volunteer agencies.

Through these partnerships, CALC links residents to vital services including case management, healthcare, employment assistance, mental health counseling, and financial guidance. The City's allocation of Community Development Block Grant (CDBG) funds to Smith Manor strengthens CALC's transitional housing program, providing residents with a safe environment and the comprehensive support needed to build life skills and achieve self-sufficiency. This assistance helps residents plan for long-term stability and reduces the risk of returning homelessness.

CDBG funding for sidewalk repairs at Smith Manor also enhances the safety and accessibility of the property, ensuring residents can move about securely. These improvements help CALC maintain its financial commitments and continue delivering high-quality housing and support services to those in need.

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 City's Housing & Community Development Division works closely with local clinics and service providers to identify and address gaps in shelter, and supportive services. The City has allocated CDBG funds to cover essential utility costs for a local domestic violence shelter. This CDBG investment ensures that the shelter remains operational and able to provide a haven for children, families, seniors, and individuals with special needs, all of whom are living below 80% of the area median income. The shelter serves approximately 60 clients each month, offering protection and essential services to those fleeing unsafe environments and facing the immediate risk of homelessness. By providing this support to the shelter, the City is assisting the shelter in supporting long-term stability for survivors and their children.

While limited federal funding sometimes restricts the ability to offer direct homelessness prevention services, and there are limited programs that directly serve extremely low-income individuals or those being discharged from institutions, the City's ongoing efforts, including shelter support, are designed to

align with best practices for preventing homelessness among the most vulnerable.

Discussion

The City of Cheyenne's one-year goals and actions demonstrate an intentional strategy to reduce and end homelessness by investing in outreach, individualized assessment, support services, and critical infrastructure projects like Smith Manor. These CDBG investments address immediate needs while building pathways to stability and self-sufficiency for its most vulnerable residents, now and in the years to come.

Program Specific Requirements

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

Introduction:

The City of Cheyenne will receive \$375,250 in program income from repaid funds from CDBG-funded activities, which are no longer meeting the required National Objective. The Cheyenne Housing Authority transferred the administration of senior services through the Senior Activity Center in 2025. The old Senior Activity Center (SAC) had received CDBG funds for public facility improvements during the last Consolidated Planning period. A new senior center opened in Cheyenne in June 2025. The old center (SAC) was closed. This triggered repayment of CDBG funds. The City had the property appraised and used the HUD-required calculation method to determine the amount of repayment. The City submitted the appraisals and the proposed repayment amount in November 2025 and is awaiting final approval. Once the funds are repaid, and can be reallocated, the City will undertake the “Land Acquisition for Future Affordable Housing”, pending HUD’s approval of this amendment.

Regarding the Overall Benefit requirement, the City anticipates that activities for Program Years 2025–2027 will benefit 100% low- and moderate-income (LMI) persons. This ensures that the required minimum overall benefit of 70% of CDBG funds used to benefit persons of low and moderate income will be met. The years covered by this Annual Action Plan are 2025, 2026, and 2027.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(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	\$375,250
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
Total Program Income:	\$375,250

Other CDBG Requirements

1. The amount of urgent need activities	0
Annual Action Plan 2025	34

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.	100.00%
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Housing Trust Fund (HTF)
Reference 24 CFR 91.220(I)(5)

1. Distribution of Funds (N/A)

a. Describe the eligibility requirements for recipients of HTF funds (as defined in 24 CFR § 93.2).

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City of Cheyenne
Housing & Community Development Division

Substantial Amendment to the 2025–2027 Consolidated Plan and PY25
Annual Action Plan

The City of Cheyenne proposes a substantial amendment to its 2025–2027 Consolidated Plan and PY25 Annual Action Plan for the Community Development Block Grant (CDBG) program, funded by the U.S. Department of Housing and Urban Development (HUD). The amendment adds a new Consolidated Plan goal, “Provide Safe, Decent, Affordable Housing,” and updates the PY25 plan to reallocate unspent and repaid CDBG funds to: a new real property acquisition activity for future affordable housing, a new public service activity for a food bank low- and moderate-income residents, and remaining public service activities after cancellation of two previously approved activities. These changes are consistent with HUD national objectives and eligible activities and address local needs for affordable housing and essential public services.

Public comments are invited from Monday, December 8, 2025, through Tuesday, January 6, 2026. During this period, the amended plans will be available on the City’s website ([Housing & Community Development Division – City of Cheyenne](#)) and in hard copy at the Mayor’s Office and City Clerk’s Office, 2101 O’Neil Avenue, and at the Laramie County Library, 2200 Pioneer Avenue.

Public hearings on the proposed amendment will be held:

- City Council meeting: Monday, December 22, 2025, at 6:00 PM, City Council Chambers, 2101 O’Neil Avenue.
- City Council Finance Committee: Tuesday, January 6, 2026, at 12:00 PM (noon), City Council Chambers, 2101 O’Neil Avenue.

Written comments may be submitted by email to Amy Gorbey, Community Development Manager, at agorbey@cheyennecity.org until 5:00 PM on January 6, 2026; comments by telephone will not be accepted. The City of Cheyenne will provide reasonable accommodations for persons with disabilities and make special communication arrangements as needed; all venues are accessible. For accommodation requests, contact the Office of Human Resources at 307-637-6340, and for a Zoom link to attend the hearings, email:

agorbey@cheyennecity.org at least two business days in advance.

December 4, 2025

NO. 697064