

INTRODUCED: July 2, 2018

AN ORDINANCE No. 2018-198

To authorize the Chief Administrative Officer to submit a Consolidated Plan and Annual Action Plan to the U. S. Department of Housing and Urban Development (HUD) as an application for the receipt of Community Development Block Grant (CDBG) funds, HOME Investment Partnership (HOME) funds, Emergency Solutions Grant (ESG) funds and Housing Opportunities for Persons with AIDS (HOPWA) funds; to accept funds from the U. S. Department of Housing and Urban Development in the total amount of \$7,359,580.00; and to appropriate \$7,479,580.00, consisting of the accepted funds and \$120,000.00 in CDBG prior year surplus funds for various projects.

Patron – Mayor Stoney

Approved as to form and legality
by the City Attorney

PUBLIC HEARING: JULY 23 2018 AT 6 P.M.

THE CITY OF RICHMOND HEREBY ORDAINS:

§ 1. That the Chief Administrative Officer for, and on behalf of the City of Richmond, be and is hereby authorized and directed to submit an Annual Action Plan for fiscal year 2018-2019 to the United States Department of Housing and Urban Development, in the form of the document attached hereto and identified as Attachment C, as an application for the receipt of Community Development Block Grant (CDBG) funds, HOME Investment Partnership (HOME) funds, Emergency Solutions Grant (ESG) funds and Housing Opportunities for Persons with

AYES: 9 NOES: 0 ABSTAIN: _____

ADOPTED: JULY 23 2018 REJECTED: _____ STRICKEN: _____

AIDS (HOPWA) funds and to accept funds in the total amount of \$7,359,580.00 (\$4,442,476.00 – CDBG; \$1,500,301.00 – HOME; \$366,794.00 – ESG; and \$1,050,009.00 – HOPWA) from the United States Department of Housing and Urban Development, as specified in the proposed 2018-2019 annual budget plan identified as Attachment A, a copy of which is attached to and incorporated into this ordinance.

§ 2. That the funds in the total amount of \$7,479,580.00, comprised of such grants from the United States Department of Housing and Urban Development in the total amount of \$7,359,580.00, together with \$120,000.00 in prior year surplus from CDBG funds, are hereby appropriated to the Special Fund Budget for the fiscal year commencing July 1, 2018, and ending June 30, 2019, for the purposes set forth on Attachment A.

§ 3. This ordinance shall be in force and effect upon adoption.



CITY OF RICHMOND
INTRACITY CORRESPONDENCE

O & R REQUEST

JUN 13 2018
4-7899
Office of the
Chief Administrative Officer

O&R REQUEST

DATE: June 7, 2018 EDITION: 1

TO: The Honorable Members of City Council

THROUGH: The Honorable Levar M. Stoney, Mayor [Signature] 6/20/18

THROUGH: Selena Cuffee-Glenn, Chief Administrative Officer [Signature]

THROUGH: Lenora G. Reid, Deputy Chief Administrative Officer [Signature]

THROUGH: John B. Wack, Director, Department of Finance [Signature]

THROUGH: Jay Brown, Director, Department of Budget & Strategic Planning [Signature]

THROUGH: Peter L. Downey, Deputy Chief Administrative Officer [Signature]

FROM: Denise Lawus, Deputy Director II, Department of Economic and Community Development [Signature]

RE: The FY 2019 Consolidated Annual Action Plan and Budget (HUD) Entitlement Grants (CDBG, HOME, ESG and HOPWA)

ORD. OR RES. No. _____

PURPOSE: To authorize the Chief Administrative Officer to submit an Annual Action Plan and Budget to the U. S. Department of Housing and Urban Development (HUD) for the receipt of Community Development Block Grant (CDBG), HOME Investment Partnership (HOME), Emergency Solutions Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) funds for the 2019 fiscal year. These funds include the following amounts of entitlement funds for FY 2019: CDBG \$4,442,476, HOME \$1,500,301, ESG \$366,794, HOPWA \$1,050,009. The current allocation total \$7,359,580. In addition, the attached FY 2019 budget includes reallocated program income and prior year surplus of \$120,000 of CDBG funds. The FY 19 Entitlement plus program income and prior year surplus equal the grand total of \$7,479,580.00.

REASON: For the continuation of the CDBG, HOME, ESG and HOPWA federally funded projects and programs.

RECEIVED

JUN 20 2018

OFFICE OF CITY ATTORNEY

RECOMMENDATION: Approval is recommended by the City Administration.

BACKGROUND: Richmond has been receiving Community Development Block Grant funds from the U.S. Department of Housing (HUD) since 1975 to implement housing and community development programs in the City's neighborhoods. The City began receiving ESG funds to meet the needs of the homeless in 1989. HOME funds, which can be used only for housing activities, were first received in 1993. HOPWA funds, addressing the housing needs of individuals affected by HIV/AIDS, were first received in 1997. In addition to approving the FY 2019 budgets for these programs, City Council action will approve the required 2018 Annual Action Plan, all of which must be submitted to HUD by August 15, 2018.

FISCAL IMPACT / COST: The City anticipates receiving the following Federal Entitlement, plus program income and surplus funds in fiscal year 2019: CDBG \$4,442,476, HOME \$1,500,301, ESG \$366,794, HOPWA \$1,050,009. These funds total \$7,359,580.00. In addition, the attached FY 2018 budget includes reallocated program income and prior year surplus of \$120,000 of CDBG funding. These funds plus program income and prior year surplus total \$7,479,580.00.

FISCAL IMPLICATIONS: The appropriations and re-appropriations of the City's HUD Entitlement and surplus funding will enable the City to achieve stated goals of blight reduction, increased homeownership, strengthening neighborhoods, and assisting families and individuals in need. Many of these activities will strengthen the City's tax base over time.

BUDGET AMENDMENT NECESSARY: No

REVENUE TO CITY: The entitlement funds received from HUD and subsequent program income and surplus (carry-over) dollars are Special Fund dollars.

DESIRED EFFECTIVE DATE: Upon Adoption

REQUESTED INTRODUCTION DATE: July 2, 2018

CITY COUNCIL PUBLIC HEARING DATE: July 23, 2018

REQUESTED AGENDA: Consent Agenda

RECOMMENDED COUNCIL COMMITTEE: Finance & Economic Development

CONSIDERATION BY OTHER GOVERNMENTAL ENTITIES: None

AFFECTED AGENCIES: Budget & Strategic Planning, RRHA, Planning & Development Review, Economic & Community Development

RELATIONSHIP TO EXISTING ORD. OR RES.: None

REQUIRED CHANGES TO WORK PROGRAM(S): Additional activities will be added to the staff work program for monitoring and implementation.

ATTACHMENTS: FY 2019 Budget pages, Program Year 2018 Annual Action Plan.

STAFF: Denise Lawus, Deputy Director II – 646-3975
Mary Blow, Economic Development Programs Administrator – 646-7426
Daniel Mouer, Project Development Manager – 646-7025

ATTACHMENT A

CDBG

CDBG Entitlement Grant
 CDBG Prior Year Surplus
 CDBG Program Income
TOTAL CDBG Budget

Adopted Budget FY 2018	Budget FY 2019
\$ 4,074,473	\$ 4,442,476
\$ 406,743	\$ 120,000
\$ 136,784	\$ -
\$ 4,618,000	\$ 4,562,476

<u>Project Name</u>	<u>Subrecipient</u>	<u>FY 2018</u>	<u>FY 2019</u>
Housing & Neighborhood Preservation			
25th Street/Nine Mile Road Redev. Area	RRHA	\$ 250,000	\$ -
3200 W. Broad Street	BHC	\$ 400,000	\$ -
Baker School	RRHA	\$ 100,000	\$ -
Church Hill Narrow Lot Homes	PH	\$ 30,000	\$ -
Citywide Critical Home Repair	PH	\$ 400,000	\$ 420,500
Citywide Owner Occupied Home Repair	PH	\$ 200,000	\$ 240,000
Jackson Ward Senior Apts	CPDC/RRHA	\$ -	\$ 190,000
Keystone Program City-wide DPA	H.O.M.E., Inc.	\$ 200,000	\$ 200,000
Lead Grant Reduction Activities	DHCD/PH	\$ 100,000	\$ 130,000
Matthews At Chestnut Hill	SCDHC	\$ 150,000	\$ 230,000
Mimosa Creek	SCDHC	\$ 90,000	\$ -
Model Block Development	BHC	\$ 35,000	\$ -
NiB Area Housing Code Enforcement	DPDR	\$ 125,000	\$ 125,000
Pathways to Independence - DPA	SCDHC	\$ 20,000	\$ 60,000
Rebuilding Together Year Round	Rebuilding Together	\$ 90,000	\$ 115,000
Section 108 2012 Loan Repayment	Finance	\$ 260,000	\$ 786,000
The Hollands	SCDHC	\$ 300,000	\$ 200,000
Townhomes at Warwick Phase II	NWTH/SCDHC	\$ 150,000	\$ 150,000
Venable Street Shell Rehab	PH	\$ 70,000	\$ -
Subtotal - Housing & Neighborhood Preservation:		\$ 2,970,000	\$ 2,846,500

Economic Development			
Metropolitan Business League Programs	MBL	-	27,976
Neighborhood Economic Development	DHCD	\$ 275,000	\$ 300,000
Subtotal - Economic Development:		\$ 275,000	\$ 327,976

Public Facilities			
Camp Baker	ARC	\$ -	\$ 71,000
Sub-Total - Public Facilities		\$ -	\$ 71,000

<u>Project Name</u>	<u>Subrecipient</u>	<u>FY 2018</u>	<u>FY 2019</u>
Planning & Administration			
Block Grant Administration and Housing	DHCD	\$ 250,000	\$ -
Block Grant & Finance Administration	DHCD	\$ -	\$ 375,000
Fair Housing Support and Outreach	H.O.M.E., Inc.	\$ 60,000	\$ 40,000
Financial Monitoring	DHCD	\$ 133,000	\$ -
Historic Review	DPDR	\$ 52,000	\$ 52,000
Neighborhood Planning	DHCD	\$ 288,000	\$ 260,000
Subtotal - Planning & Administration:		\$ 783,000	\$ 727,000

CDBG, continued

Public Services

Lead safe and Healthy Homes Outreach Support	RHD	\$ 100,000	\$ 110,000
Housing Code Enforcement & Counseling	RDSS	\$ 90,000	\$ 90,000
Housing Information & Counseling	H.O.M.E., Inc.	\$ 175,000	\$ 200,000
Pathways to Independence - PS	SCDHC	\$ 20,000	\$ 20,000
Positive Paths	Trinity	\$ 25,000	\$ -
Residential Support for Homeless Families	RBHA	\$ 100,000	\$ 90,000
River City Roots: Urban Horticulture	Enrichmond	\$ 30,000	\$ 30,000
Youth Build in Community	SCDHC	\$ 50,000	\$ 50,000
Subtotal - Public Services:		\$ 590,000	\$ 590,000
TOTAL CDBG BUDGET:		\$ 4,618,000	\$ 4,562,476

HOME

HOME Entitlement Grant
 HOME Prior Year Program Surplus
 Rental Rehab Program Income
TOTAL HOME Budget

	Adopted Budget FY 2018	Budget FY 2019
	\$ 1,036,354	\$ 1,500,301
	\$ 133,387	\$ -
	\$ 66,613	\$ -
	\$ 1,236,354	\$ 1,500,301

<u>Project Name</u>	<u>Subrecipient</u>	<u>FY 2018</u>	<u>FY 2019</u>
Blackwell NIB - BHC	BHC	\$ -	\$ 250,000
Carver Affordable Homeownership	PH	\$ 315,000	\$ -
Community Housing Empowerment NIB DPA	H.O.M.E., Inc.	\$ 140,400	\$ 300,000
Fair Housing Support and Outreach	H.O.M.E., Inc.	\$ 14,040	\$ -
HOME Program Administration	DHCD	\$ 79,236	\$ 80,000
Matthews At Chestnut Hill	SCDHC	\$ -	\$ 200,000
Model Block Development	BHC	\$ 84,240	\$ -
Revitalizing Blighted Properties	Habitat	\$ 168,480	\$ 150,000
Rose Corridor Affordable Housing	PH	\$ 126,360	\$ -
Rose Corridor Development	BHC	\$ 168,480	\$ -
Southern Barton Heights NIB -PH	PH	\$ -	\$ 200,000
SBH Gateway Revitalization	PH	\$ -	\$ 135,000
St. Luke Project	SLB	\$ 93,600	\$ -
The Hollands	SCDHC	\$ 46,518	\$ 185,301
TOTAL HOME BUDGET:		\$ 1,236,354	\$ 1,500,301

EMERGENCY SOLUTIONS GRANT

ESG Entitlement Grant
 ESG Prior Year Program Surplus
TOTAL ESG Budget

Adopted Budget FY 2018	Budget FY 2019
\$ 367,565	\$ 366,794
\$ -	\$ -
\$ 367,565	\$ 366,794

<u>Project Name</u>	<u>Subrecipient</u>	<u>FY 2018</u>	<u>FY 2019</u>
Building Neighbors Rapid Re-Housing Program	HFF	\$ 20,000	\$ 39,294
ESG Program & Finance Administration	DHCD	\$ -	\$ 15,000
ESG Program Administration	DHCD	\$ 7,065	\$ -
ESG Financial Monitoring	DHCD	\$ 3,000	\$ -
Emergency Financial Assistance Program	RDSS	\$ 25,000	\$ -
Emergency Shelter Program	CARITAS	\$ 55,000	\$ 55,000
Homeward Community Information System (HMIS)	Homeward	\$ 7,500	\$ 7,500
Rapid Re-housing	YWCA	\$ 60,000	\$ 60,000
Short Term Shelter and Rapid Re-housing	HomeAgain	\$ 190,000	\$ 190,000
TOTAL ESG BUDGET:		\$ 367,565	\$ 366,794

HOPWA

HOPWA Entitlement Grant
 HOPWA Prior Year Program Surplus
TOTAL HOPWA Budget

Adopted Budget FY 2018	Budget FY 2019
\$ 926,929	\$ 1,050,009
\$ -	\$ -
\$ 926,929	\$ 1,050,009

<u>Project Name</u>	<u>Subrecipient</u>	<u>FY 2018</u>	<u>FY 2019</u>
Housing Assistance Program	Serenity, Inc.	\$ 90,000	\$ 153,009
HOPWA CIS	Homeward	\$ 20,000	\$ 20,000
HOPWA Greater Richmond	CCC	\$ 566,929	\$ 605,000
HOPWA Program & Finance Administration	DHCD	\$ -	\$ 22,000
Stratford House	VSH	\$ 225,000	\$ 250,000
TOTAL HOPWA BUDGET:		\$ 901,929	\$ 1,050,009

Grant Total

\$ 7,479,580

ATTACHMENT B

Key to Agency Abbreviations

<u>Abbreviation</u>	<u>Agency Name</u>
ARC	The Greater Richmond ARC
BHC	Better Housing Coalition
CARITAS	CARITAS/The Healing Place
CCC	Commonwealth Catholic Charities
DECD	Dept. of Economic & Community Development
DHCD	Dept. of Housing & Community Development
DPDR	Dept. of Planning & Development Review
Enrichmond	Enrichmond Foundation
Fan Free	Fan Free Clinic
Finance	Dept. of Finance
Habitat	Richmond Metropolitan Habitat for Humanity
HHF	Housing Families First
H.O.M.E., Inc.	Housing Opportunities Made Equal, Inc.
MBL	Metropolitan Business League
NWTII	New Warwick Townhomes II, LLC
OMBD	Office of Minority Business Development
PH	project:Homes (formerly ElderHomes Corp.)
Rebuilding Together	Rebuilding Together Richmond
RBHA	Richmond Behavioral Health Authority
RDSS	Richmond Dept. of Social Services
RHD	Richmond City Health District (Dept. of Public Health)
RRHA	Richmond Redevelopment & Housing Authority
SLB	St. Luke Building, LLC
Serenity	Serenity, Inc
SCDHC	Southside Community Development & Housing Corporation
SJV	St. Joseph's Villa
Trinity	Trinity Village Center
VCU	Virginia Commonwealth University
VSH	Virginia Supportive Housing
YWCA	YWCA of Richmond

ATTACHMENT C

City of Richmond, Virginia



Program Year 2018 CONSOLIDATED ANNUAL ACTION PLAN

Department of Economic and Community Development
Division of Neighborhood Revitalization

June 7, 2018

DUNS No. 003133840

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Executive Summary

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

1. Introduction

This plan will use the federal program year 2018 to refer to the activities that will be conducted during the period of July 1, 2018 through June 30, 2019. City fiscal year 2019 will be used to refer to the activities that will be conducted during that period.

This Plan outlines the many housing, economic and community development initiatives the City will undertake in Program Year 2018 in order to continue to maintain neighborhoods, commercial corridors, and enrich the lives of citizens. As in previous planning years, the City will continue community development efforts in partnership with local non-profits, and local and state quasi-governmental organizations.

A significant portion of the Community Development Block Grant (CDBG) and the HOME Investment Partnerships (HOME) funds will be used to improve and preserve existing housing stock, to create new housing, and to increase homeownership and focus opportunities. Section 108 loans are also utilized to support housing development. Housing and community development Programs will continue in Bellemeade, Blackwell, Church Hill Central, Highland Park Southern Tip, 25th Street/Nine Mile Road, Southern Barton Heights, and Swansboro neighborhoods.

The City will also use funds to address the housing needs of low- and moderate-income households citywide. Funds are budgeted to help low- and moderate-income homeowners with maintenance repairs or needed substantial renovations to maintain safety, increase energy efficiency, and greater functionality in older homes. These programs will benefit elderly homeowners significantly. Our efforts also include a new construction project for senior citizens in the Jackson Ward neighborhood developed by RRHA and CPDC. In addition to these investments in preserving Richmond's existing housing stock, the City is budgeting program funds to help support systematic code enforcement initiative designed to remove blight, and support housing.

Specifically, the City will continue to partner with RRHA and its developers for the old Armstrong site redevelopment project. The redevelopment of the old Armstrong High School site will provide a total of 256 units in five phases. The total site area including the city right-of-way (which will be deeded back to the City upon completion) includes 22 acres. Construction of the first three phases (1A, 1B, and 2A) will begin early in 2018 and these 175 rental units will be ready for occupancy by 2019. The remaining rental (2B) and homeownership phases (3A/3B) will be complete in 2020.

The City will also provide housing counseling and fair housing assistance programs.

2. Summarize the objectives and outcomes identified in the Plan

The City will continue to make significant investments in our housing stock through the Neighborhoods in Bloom (NiB) development strategy, code enforcement actions, new construction, rehabilitation of vacant properties, owner-occupied rehabilitation projects as well as through Citywide housing investments. CDBG resources are utilized to help in the effort to revitalize commercial corridors and gateways, as City leaders are supporting local small businesses and gateway commercial areas and potential new jobs for local residents, new sources of goods for the local economy. The City will develop and implement during this fiscal year a series of economic development loan programs designed for small, minority- and women-owned businesses and development contractors, as well as for gap financing for other potential business deals, to help stimulate the local economy.

In sum, the City will utilize its Community Development Block Grant and HOME funds to:

- Provide rehabilitation assistance to existing homeowners for repairs and for substantial rehabilitation where necessary. (These programs are available citywide as well as in the NiB areas.)
- Provide funding to the Richmond Redevelopment and Housing Authority (RRHA) to increase the supply of affordable senior rental housing.
- Provide funding to the Old Armstrong School Site Redevelopment through Section 108 funds. This redevelopment will help create a mixed-income neighborhood on the 22-acre site to house residents displaced by the redevelopment of the Creighton Court public-housing complex.
- Through the NiB program, provide funds to the construction of new housing and the rehabilitation of existing houses in order to create affordable homeownership opportunities for low- and moderate-income persons and elderly residents.
- Provide funds to support fair housing, housing counseling, down payment assistance, and financial literacy activities.
- Provide public services to homeless families and those affected by code enforcement actions.
- Provide funds for critical home and owner occupied rehabilitation.
- Provide funds to the Micro-Enterprise Pilot Loan Program, which is a revolving loan program designed to provide financial assistance, training, and counseling services to eligible micro enterprises.

The City will use Emergency Solutions Grant funds to help support rapid re-housing services, emergency shelter operations, homelessness prevention services, licensed day care for families in shelters, transportation for shelter patrons and to help cover operational expenses for homeless service providers.

The City will use Housing Opportunities for People with AIDS (HOPWA) funding to support long-term rental assistance; short-term rental, mortgage and utility assistance; Permanent Housing Placement (PHP); HIV/AIDS client support services; as well as to provide operating funds for an eight unit housing facility.

3. Evaluation of past performance

The housing market in Program Year 2017 continued to experience high growth in both total sales and median sales price. The City continued to invest federal dollars in NiB neighborhoods for housing including new construction, rehabilitation, down payment assistance, and owner-occupied repair projects. These efforts by the City helped expand the supply of decent affordable housing.

The City dedicated 62 percent, or \$2.85 million of CDBG funds to housing and neighborhood revitalization activities and \$1.2 million in HOME funds to housing and homeownership activities in Program Year 2017.

The City worked to increase home ownership and neighborhood stability through new housing construction on vacant lots, the rehabilitation and sale of vacant houses, and rehabilitation assistance to owner-occupied housing for low and moderate income households. To help ensure affordability, Richmond used some program funds for down payment assistance and principal reduction assistance. As of May 2018, the City completed the construction of 20 new homes, and the rehabilitation of 43 units for LMI households, among which 5 units were critical large scale home rehabilitation and 38 units were citywide owner-occupied requiring under \$10,000 of rehabilitation. The City also provided 37 down payment assistance grants to low-income first time homebuyers.

In addition to these investments in preserving Richmond's housing stock, the City used CDBG and HOME program funds to help support a systematic code enforcement initiative to remove blight, and supported housing counseling and fair housing education programs. As of May 2018, the City also closed two micro enterprise loans with four more in the pipeline.

Our Program Year 2017 \$367,565 of Emergency Solutions Grant (ESG) funds continued to go to support rapid re-housing services, emergency homeless shelters, and other specialized services to homeless individuals. As of May 2018, approximately 1,340 homeless individuals received sheltering through ESG service providers. Area homeless service providers coupled their ESG allocations with dollars provided by Virginia Homeless Solutions Program (VHSP), United Way of Greater Richmond, individual and private industry donations.

To further address the needs of special populations, the City allocated the HOPWA funds to three AIDS service organizations to serve persons with HIV/AIDS throughout the Richmond-Petersburg MSA. The HOPWA funds allocated to these agencies totaled \$926,929, which included \$20,000 for administration in Program Year 2017. The agencies provided the case management; short-term rent, mortgage, utility assistance; Permanent Housing Placement (PHP); long-term rental assistance and first month's rent assistance. As of May 2018, approximately 390 low-income people with HIV/AIDS received the above HOPWA assistance.

Overall the City met or exceeded its goals in FY 2018.

4. Summary of Citizen Participation Process and consultation process

While developing this Consolidated Annual Action Plan, the Department of Economic and Community Development offers opportunities for local residents to provide comments through a 30-Day Period as advertised in local newspapers and on the City's website. Two public hearings were held. ECD held a public meeting on June 6, 2018. Richmond City Council held a public hearing in July 2018.

The City makes copies of a draft of the Annual Action Plan available at the Main Public Library on Franklin St and at the office of ECD for the duration of the 30-day public comment period, as an opportunity for citizen review and input.

The City held three public hearings for the FY 2018-2019 Annual Action Plan. The City held the first of three public comment meetings and/or hearings on November 13, 2017. This meeting offered applicants the knowledge of how to apply for the federal entitlement grant funds. Nineteen subrecipients in the City attended the meeting. The second public comment session was held on June 6, 2018. The new FY 2018-2019 Annual Action Plan was presented during the meeting. Richmond City Council held a public hearing in July 2018.

The City consulted with various groups that advocate for minority and special needs populations while developing the Five Year Plan (2016-2020). A complete listing of the advocacy groups involved is featured in that document.

5. Summary of public comments

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

N/A

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

No comments that were received were not accepted.

7. Summary

As an entitlement community, the City of Richmond receives direct allocations from the U.S. Department of Housing and Urban Development (HUD) through Community Development Block Grant (CDBG) fund, HOME Investment Partnerships (HOME) fund, Emergency Solutions Grant (ESG) fund, and Housing Opportunities for Persons with AIDS (HOPWA) fund. As a recipient of these federal grant funds, the City of Richmond is required by HUD to develop an Annual Action Plan based on goals and objectives identified in the City's Consolidated Plan.

The housing market continues to experience rapid growth. The City of Richmond will continue its efforts to revitalize its communities by investing in affordable housing new construction and rehabilitation of existing homes for low- and moderate-income households. These efforts will continue to be fortified in Program Year 2018. Meanwhile, the City of Richmond will also continue to allocate federal funds for services for homeless people and persons with HIV/AIDS.

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

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

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

Agency Role	Name	Department/Agency
Lead Agency	RICHMOND	
CDBG Administrator	RICHMOND	Department of Economic & Community Development
HOPWA Administrator	RICHMOND	Department of Economic & Community Development
HOME Administrator	RICHMOND	Department of Economic & Community Development
ESG Administrator	RICHMOND	Department of Economic & Community Development
HOPWA-C Administrator	N/A	

Table 1 – Responsible Agencies

Narrative (optional)

Consolidated Plan Public Contact Information

City of Richmond
 Department of Economic and Community Development 1500 East Main Street, Suite 400
 Richmond, VA 23219
 (804) 646-5633
 Attn.: Denise Lawus, Deputy Director II

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

1. Introduction

The consultation process for the Annual Action Plan is based on the comments and inputs received in the public meetings and public hearings from November 2017 to July 2018 when the written public comments were received during the plan’s drafting period. Ads were placed in local newspapers to solicit public comments and inputs. Non-profits and community development agencies are encouraged to attend the meetings.

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

The City continues to support activities to reduce the number persons in need of shelter by providing funding for case management services to assist with the transition to permanent housing. The City continues to support emergency shelter beds for homeless individuals and families by funding short-term transitional shelters. The City continues to assist homeless individuals with substance abuse and mental health issues by funding behavioral health treatment programs. Coordinated with the City of Richmond and funded by CDBG funds, RBHA plays a leading role in these efforts.

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

The City of Richmond Departments of Economic and Community Development, Social Services, and Justice Services are active members of the Greater Richmond Continuum of Care (CoC). The CoC hosts quarterly meetings with more than 35 participating agencies representing homeless and housing service providers as well as supportive service providers from the public and private sectors. The CoC has also established a number of committees and workgroups for further planning and service coordination. Currently, the CoC has workgroups focusing on Coordinated Outreach for Chronically Homeless Individuals, SSI/SSDI outreach (SOAR), Veterans, Family & Children’s Services, Coordinated Assessment, Funding Program Review and Ranking, and Performance Measurement. DECD staff are represented on the Ranking and Performance committees. A program manager from the Dept. of Social Services serves on the Continuum of Care board.

The City of Richmond participates in coordinated planning and service provision as described above. The Project Development Manager for the City of Richmond ECD has presented information on City activities and funding at the March Ranking subcommittee meeting. The CoC’s collaborative applicant (lead agency) participates in City of Richmond planning efforts on affordable housing and

regularly presents information on the CoC to the City Council's Education and Human Services Committee.

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

The City of Richmond coordinated the allocation of ESG funds with the CoC funding ranking and review process. In partnership with the collaborative applicant for the CoC, the City hosted an education and input session on ESG funds where the shared goals of the CoC and the ESG program were discussed. The City coordinated the allocation of ESG funds with the CoC ranking and review committee again this year. Reporting on the use of ESG funds comes from HMIS and is shared with ESG providers and is used to inform CoC policies and programming. ESG-funded providers participate in the CoC workgroups and committees and four ESG-funded agencies serve on the Greater Richmond Continuum of Care board.

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

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	HOUSING OPPORTUNITIES MADE EQUAL
	Agency/Group/Organization Type	Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	HOME, Inc. was represented at the 11/13/2017 public meeting. The main purpose of the meeting was to enhance understanding of the application process.
2	Agency/Group/Organization	Commonwealth Catholic Charities
	Agency/Group/Organization Type	Services-Persons with HIV/AIDS Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children HOPWA Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	CCC is a non-profit community partner with the City of Richmond that provides housing and supportive services for low income residents of the Greater Richmond metropolitan areas living with HIV/AIDS. CCC attended the 11/13/17 public meeting.
3	Agency/Group/Organization	Serenity
	Agency/Group/Organization Type	Services-Persons with HIV/AIDS
	What section of the Plan was addressed by Consultation?	HOPWA Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Serenity was represented at the 11/13/2017 public meeting. The main purpose of the meeting was to enhance understanding of the application process.

4	Agency/Group/Organization	Homeward
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Homeward was represented at the 11/13/17 public meeting. The main purpose of the meeting was to enhance understanding of the application process.
5	Agency/Group/Organization	HOMEAGAIN
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	HomeAgain was represented at the 11/13/17 public meeting. The main purpose of the meeting was to enhance understanding of the application process.

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

There were 19 attendants representing 18 organizations that attended 11/13/17 public meeting. There were no attendants who joined 6/6/18 public hearing.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Homeward	Both plans call for an increasing emphasis on rapid re-housing as a means of reducing homelessness.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

AP-12 Participation – 91.105, 91.200(c)

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

While developing Program Year 2018 Consolidated Annual Action Plan, the Department of Economic and Community Development offers three public meetings and/or hearings to welcome citizen participation and input. Public hearing dates, along with the Proposed Budget and Notice of the 30-Day Period for Public Comment, are advertised in local newspapers and on the City's website.

The City makes copies of a draft of the Annual Action Plan available at the Main Public Library on Franklin St and at ECD for the duration of the 30-day public comment period, as an additional opportunity for citizen review and input.

The City held the first public meeting on the Program Year 2018 Annual Plan on November 13, 2017. A public meeting was held by ECD on June 6, 2018. Richmond City Council held a public hearing on the budget and annual action plan in July 2018.

The City consulted with various groups that advocate for minority and special needs populations while developing the Five Year Plan (2016-2020). Several meetings were held to inform the public about the process involved to apply for block grant funding and priority-setting for the use of those funds. A complete listing of the advocacy groups involved was featured in that document.

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	Public Meeting	Non-targeted/broad community	Meeting was held on November 13, 2017. Ads were run in local newspapers, and a notice was placed on the City's website in advance of the meeting. Nineteen City subrecipients attended the meeting who were seeking assistance for the federal entitlement grant applications.	The attendants had no comments about the application process or priority setting.	None	
2	Public Hearing	Non-targeted/broad community	Meeting was held on June 6, 2018. Ads were run in local newspapers and a notice was placed on the City's website in advance of the meeting. No attendants joined the 6/6/18 meeting.	No attendants joined the 6/6/18 meeting.	None	

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	Public Hearing	Non-targeted/broad community	City Council held public hearing in July 2018 to hear public comments on the AAP. Ads were run in local newspapers, and a notice was placed on the City's website in advance of the hearing.			

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

The proposed Program Year 2018 budget is the funding allocation based on the four federal funds: CDBG, HOME, ESG, and HOPWA. The funding

for each of the four categories for the Program Year 2018 Annual Action Plan is as follows:

- CDBG-\$4,562,476
- HOME-\$1,500,301
- ESG-\$366,794
- HOPWA-\$1,050,009

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	4,442,476	0	120,000	4,562,476	8,884,952	Provide home ownership through sales and lease-purchase by rehabilitating existing vacant homes and new construction. Provide down payment assistance to LMI households. Provide rehabilitation to existing owner-occupied housing of LMI residents. Provide job opportunities through economic development and public services to LMI households. Build a public service facility. Provide fair housing services to minorities. Provide lead based paint reduction services to low-income children and pregnant women. General grant administration for CDBG program.

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: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	1,500,301	0	0	1,500,301	3,000,602	Provide home ownership through sales and lease-purchase by rehabilitating existing vacant homes and new construction. Provide down payment assistance to LMI households. Provide rehabilitation to existing owner-occupied housing of LMI residents. General grant administration for HOME program.

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: \$		
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	1,050,009	0	0	1,050,009	2,100,018	Provide housing assistance through the use of permanent housing facilities, TBRA, STRMU, Permanent Housing Placement (PHP), and case management to LMI households with HIV/AIDS. General program administration for HOPWA program.

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: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	366,794	0	0	366,794	733,588	Provide overnight shelter, rapid re-housing assistance, and financial assistance for homelessness prevention. Data collection. General grant administration for ESG program.
Continuum of Care	public - federal	Rental Assistance Transitional housing	50,000	0	0	50,000	0	VSH will leverage existing resources allocated to the community to serve the target population.
General Fund	public - local	Admin and Planning Economic Development	541,000	0	0	541,000	0	Subrecipients will use general fund money for match and leverage to complete projects.

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: \$		
Supportive Housing Program	public - federal	Permanent housing in facilities	0	0	0	0	0	Subrecipients will use supportive housing program funds to support facility based housing for people with HIV/AIDS.

Other	private	Acquisition Admin and Planning Homebuyer assistance Homeowner rehab Housing Multifamily rental new construction New construction for ownership Overnight shelter Permanent housing in facilities Permanent housing placement Public Services Rapid re- housing (rental assistance) Rental Assistance Services	17,329,357	0	0	17,329,357	0	Subrecipients will use private funds to match and leverage to complete projects.
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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: \$		
		Short term or transitional housing facilities STRMU Supportive services TBRA Transitional housing						
Other ESG Match	private	Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Supportive services Other	366,794	0	0	366,794	0	Subrecipients will use ESG match to provide financial assistance, overnight shelter, rapid re-housing, and data collection.

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: \$		
Other	public - state	Economic Development Homebuyer assistance Homeowner rehab Multifamily rental new construction New construction for ownership Rapid re-housing (rental assistance) STRMU Supportive services	13,311,852	0	0	13,311,852	0	Subrecipients will use state matching funds for new construction of homeowner units, owner-occupied housing rehab, down payment assistance, housing counseling services, public services, and rapid re-housing services for homeless persons and families.

Table 5 - Expected Resources – Priority Table

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

The City will meet its federal match requirements through a combination of private matching resources, other federal grants, and state and local government funding.

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

N/A

Discussion

The CDBG funding allocation for the Program Year 2018 action plan has an increase of \$368,003 for the entitlement funding, compared to the Program Year 2017 adopted action plan. The HOME funding allocation for the Program Year 2018 action plan has an increase of \$463,947 for the entitlement funding, compared to the Program Year 2017 adopted action plan. The ESG funding allocation for the Program Year 2018 action plan has a decrease of \$771 for the entitlement funding, compared to the Program Year 2017 adopted action plan. The HOPWA funds in the Program Year 2018 action plan has an increase of \$123,080 for the entitlement funding, compared to the Program Year 2017 adopted action plan. The City will continue to find other funding sources such as the state funds, general funds, and private funds to maintain the similar service levels achieved in previous years.

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	Improve current housing stock	2016	2020	Affordable Housing	Citywide	Creating sustainable neighborhoods Improving health outcomes in the city Managing grant funds efficiently and effectively	CDBG: \$1,067,500 HOME: \$285,000 General Fund: \$148,000 Private: \$1,247,044 State of Virginia: \$200,000	Public service activities other than Low/Moderate Income Housing Benefit: 250 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 125 Households Assisted Homeowner Housing Rehabilitated: 65 Household Housing Unit Other: 150 Other
2	De-concentrate public housing	2016	2020	Public Housing				Rental units constructed: 0 Household Housing Unit

3	Reduce neighborhood blight	2016	2020	Affordable Housing Non-Housing Community Development	Hull Street - Lower Corridor East End - Nine Mile Road Corridor East End - Eastview Corridor Brookland Park Boulevard Corridor Broad Street Downtown Corridor Hull Street - Swansboro Corridor Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Highland Park Southern Tip	Creating sustainable neighborhoods	CDBG: \$125,000	Housing Code Enforcement/Foreclosed Property Care: 5000 Household Housing Unit
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Corridor North Jackson Ward Corridor Carver - Newtowne West Corridor Church Hill - Central Corridor			
4	Business development and job creation	2016	2020	Non-Housing Community Development	Jefferson Davis - Blackwell Corridor Citywide Church Hill - Central Corridor	Creating sustainable neighborhoods Managing grant funds efficiently and effectively Reducing poverty & enhancing economic opportunity	CDBG: \$1,193,976 General Fund: \$200,000 Private: \$792,000 State of Virginia: \$45,000	Public service activities other than Low/Moderate Income Housing Benefit: 29 Persons Assisted Jobs created/retained: 160 Jobs Businesses assisted: 46 Businesses Assisted Other: 1 Other

5	Increase homeownership	2016	2020	Affordable Housing	Hull Street - Lower Corridor East End - Nine Mile Road Corridor East End - Eastview Corridor Brookland Park Boulevard Corridor Broad Street Downtown Corridor Hull Street - Swansboro Corridor Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Highland Park Southern Tip	Addressing housing needs of Special Needs pop Creating sustainable neighborhoods Ending homelessness Improving health outcomes in the city Increasing the supply of affordable rental housing Managing grant funds efficiently and effectively Reducing poverty & enhancing economic opportunity	CDBG: \$1,545,000 HOME: \$1,215,301 General Fund: \$122,000 Private: \$3,296,000 State of Virginia: \$2,075,109	Public service activities for Low/Moderate Income Housing Benefit: 52600 Households Assisted Homeowner Housing Added: 39 Household Housing Unit Direct Financial Assistance to Homebuyers: 50 Households Assisted Other: 3 Other
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Corridor North Jackson Ward Corridor Citywide Carver - Newtowne West Corridor Church Hill - Central Corridor			
6	Fair housing	2016	2020	Affordable Housing	Citywide	Improving health outcomes in the city	CDBG: \$40,000 State of Virginia: \$75,328	Other: 300 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	Assist Special Needs population	2016	2020	Homeless Non-Homeless Special Needs	Citywide Richmond MSA	Addressing housing needs of Special Needs pop Creating sustainable neighborhoods Ending homelessness Improving health outcomes in the city Managing grant funds efficiently and effectively	CDBG: \$251,000 HOPWA: \$1,050,009 ESG: \$366,794 Continuum of Care: \$50,000 General Fund: \$71,000 ESG Match: \$366,794 Private: \$3,074,275 State of Virginia: \$977,660	Public service activities for Low/Moderate Income Housing Benefit: 120 Households Assisted Tenant-based rental assistance / Rapid Re-housing: 200 Households Assisted Overnight/Emergency Shelter/Transitional Housing Beds added: 850 Beds Homelessness Prevention: 303 Persons Assisted HIV/AIDS Housing Operations: 80 Household Housing Unit Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 71 Persons Assisted Other: 4 Other
8	Add to affordable rental housing stock	2016	2020	Affordable Housing Public Housing Homeless	North Jackson Ward Corridor Citywide	Increasing the supply of affordable rental housing	CDBG: \$340,000 Private: \$8,920,038 State of Virginia: \$9,938,755	Rental units constructed: 102 Household Housing Unit

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Improve current housing stock
	Goal Description	Richmond has an older housing stock, much of it more than 50 years old. Maintaining housing in good condition can sometimes be problematic, particularly for the elderly. The City assists with repair of major structural elements, such as roofs and plumbing, to keep housing livable.
2	Goal Name	De-concentrate public housing
	Goal Description	Public housing is a critically important part of Richmond's housing market. However, its concentration in limited areas of the City reduces economic opportunities available to residents and places a heavy burden on the services and facilities that support it. The City and the Richmond Redevelopment and Housing Authority (RRHA) seek to more fully integrate public housing into the larger community while simultaneously upgrading and modernizing the housing stock.
3	Goal Name	Reduce neighborhood blight
	Goal Description	There are a significant number of vacant and boarded buildings in the City. Many of these buildings are blighting that influence on adjacent properties. The City is aggressively pursuing options to encourage action on these properties, preferably reinvestment to maintain the neighborhood fabric and housing choices.
4	Goal Name	Business development and job creation
	Goal Description	The City provides tools and incentives to encourage business growth and new business formation. Incentives include market analysis, facade improvements, rehabilitation loans, and access to business capital. Growing businesses and job creation are key elements of the City's anti-poverty strategy.
5	Goal Name	Increase homeownership
	Goal Description	The City seeks to have a balance of affordable rental and homeownership opportunities within its neighborhoods. It encourages mixed-income neighborhoods as a means to provide opportunities for all and reduce economic isolation of any of its residents. A full range of residential options is believed to be key to sustaining attractive and viable neighborhoods.

6	Goal Name	Fair housing
	Goal Description	Richmond has completed its latest Analysis of Impediments to Fair Housing. This document will be used to develop the course of action in the upcoming year.
7	Goal Name	Assist Special Needs population
	Goal Description	The City will provide supportive services for the homeless, persons living with HIV/AIDS, and Special Needs populations. These services include case management, counseling, financial assistance with housing, shelters, transitional housing, rapid re-housing, and permanent supportive housing.
8	Goal Name	Add to affordable rental housing stock
	Goal Description	Data supports the need for quality affordable rental housing in the City. The City will strongly encourage the rehabilitation and maintenance of its existing rental stock. In addition, it will support the addition of new rental housing, particularly which can serve households in the 0-50% of MFI range.

Projects

AP-35 Projects – 91.220(d)

Introduction

The total projects included in this AAP are 42 projects. They are funded by the federal CDBG, HOME, ESG, and HOPWA programs in Program Year 2018. The funding was based on a competitive scoring evaluation process. The CDBG program funding is \$4,562,476 (including \$120,000 carryover). The HOME program funding is \$1,500,301. The ESG program funding is \$366,794. The HOPWA program funding is \$1,050,009. Compared to the projects in Program Year 2017, 6 projects are newly added, covering the gamut of affordable rental and owner housing new construction and rehabilitation, economic development, and a public facility construction.

Projects

#	Project Name	Agency	Funding Source
1	Citywide Critical Home Repair	PH	CDBG
2	Citywide Owner Occupied Home Repair	PH	CDBG
3	Jackson Ward Senior Apts	CPDC/RRHA	CDBG
4	Keystone Program City-wide DPA	HOME, Inc.	CDBG
5	Lead Grant Reduction Activities	DECD/PH	CDBG
6	Matthews At Chestnut Hill	SCDHC	CDBG and HOME
7	NiB Area Housing Code Enforcement	DPDR	CDBG
8	Pathways to Independence	SCDHC	CDBG
9	Rebuilding Together Year Round	Rebuilding Together	CDBG
10	Section 108 2012 Loan Repayment	Finance	CDBG
11	The Hollands	SCDHC	CDBG and HOME
12	Townhomes at Warwick Phase II	NWTII/SCDHC	CDBG
13	Metropolitan Business League Programs	MBL	CDBG
14	Neighborhood Economic Development	DECD	CDBG
15	Camp Baker	ARC	CDBG
16	Block Grant & Finance Administration	DECD	CDBG
17	Fair Housing Support and Outreach	HOME, Inc.	CDBG
18	Historic Review	DPDR	CDBG
19	Neighborhood Planning	DECD	CDBG
20	Lead Safe and Healthy Homes Outreach Support	RCHD	CDBG
21	Housing Code Enforcement & Counseling	RDSS	CDBG
22	Housing Information & Counseling	HOME, Inc.	CDBG

#	Project Name	Agency	Funding Source
23	Residential Support for Homeless Families	RBHA	CDBG
24	River City Roots: Urban Horticulture	Enrichmond	CDBG
25	Youth Build in Community	SCDHC	CDBG
26	Blackwell NiB-BHC	BHC	HOME
27	Community Housing Empowerment NiB DPA	HOME, Inc.	HOME
28	HOME Program Administration	DECD	HOME
29	Revitalizing Blighted Properties	Habitat	HOME
30	Southern Barton Heights NiB - PH	PH	HOME
31	ESG18 Richmond	Multiple	ESG
32	HOPWA CIS	Homeward	HOPWA
33	HOPWA Greater Richmond	CCC	HOPWA
34	HOPWA Program & Finance Administration	DECD	HOPWA
35	Housing Assistance Program	Serenity	HOPWA
36	Stratford House	VSH	HOPWA
37	Southern Barton Heights Gateway Revitalization	PH	HOME

Table 7 - Project Information

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

Funding is based on the priorities outlined in the Consolidated Plan as well as completing existing open projects in order to meet a national objective.

AP-38 Project Summary
Project Summary Information

1	Project Name	Citywide Critical Home Repair
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods Improving health outcomes in the city
	Funding	CDBG: \$420,500 Private: \$43,000 State of Virginia: \$100,000
	Description	PH proposes making Critical Home Repair assistance of up to \$10,000 to a minimum of thirty-five (35) low-income and very low-income homeowners throughout the City of Richmond. Critical home repairs will help eliminate the concentrations of blight by improving the structure and the livability of the homes. An additional five (5) low-income homeowners will be identified from the Lead Hazards Reduction Control Grant in need of additional home repair services will receive up to \$10,000 in critical home repairs. Critical repairs will be made to both interior and exterior of the homes, with an emphasis on health and safety, correction of code violations, visible improvements, and improving the energy efficiency of each home.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	40 LMI homeowners will benefit.
	Location Description	Citywide
	Planned Activities	PH proposes making Critical Home Repair assistance of up to \$10,000 to a minimum of forty (40) low-income and very low-income homeowners throughout the City of Richmond.
Goal Outcome Indicators	40 Units Homeowner Housing Rehabilitated	
2	Project Name	Citywide Owner Occupied Home Repair
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods

	Funding	CDBG: \$240,000 Private: \$43,000 State of Virginia: \$100,000
	Description	PH proposes making Critical Home Repair assistance up to \$40,000 to a minimum of six low-income and very low-income, elderly and/or disabled households per program year. These activities will take place in all eligible areas of the City including the City's NiB areas. Housing rehabilitation will help to eliminate concentration of blight by improving the structure and livability of the home. Long-term benefits to the surrounding neighborhood include improved neighborhood appearance, stabilization of home values, correction of code-related and safety deficiencies, and retention of owner-occupied units. Repairs will be made to both the interior and exterior of the homes with emphasis on visible improvements; correction of code and safety-related deficiencies; and improving the energy efficiency of each home.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	6 LMI homebuyers will benefit.
	Location Description	Citywide
	Planned Activities	PH proposes making Critical Home Repair assistance up to \$40,000 to a minimum of six low-income and very low-income, elderly and/or disabled households per program year.
	Goal Outcome Indicators	6 Units Homeowner Housing Rehabilitated
3	Project Name	Jackson Ward Senior Apts
	Target Area	North Jackson Ward Corridor
	Goals Supported	Add to affordable rental housing stock
	Needs Addressed	Increasing the supply of affordable rental housing
	Funding	CDBG: \$190,000 Private: \$8,920,038 State of Virginia: \$3,900,000

	Description	RRHA will partner with Community Preservation and Development Corporation (CPDC) to develop a senior apartment complex in the Jackson Ward Neighborhood. It is a mixed use, mixed income project which has a total of 154 units. 72 units will be constructed for low-income seniors for RRHA's Fay Towers residents; 33 studio, one and two bedrooms units will be rented to households for income not exceeding 60% of AMI; and 49 will be market rate units.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	72 low-income seniors will benefit.
	Location Description	The development site is bounded by North 1st St, East Jackson Street, North 2nd St, and East Duval St.
	Planned Activities	A mixed use, mixed income multi-family housing development will be proposed to construct affordable rental units for 72 low-income seniors. The total unit of this project is 154.
	Goal Outcome Indicators	72 Units Rental Units Constructed
4	Project Name	Keystone Program City-wide DPA
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$200,000 State of Virginia: \$156,703
	Description	The HOME Inc. Keystone Program for First-Time Homebuyers is a program that helps low and moderate income families whose incomes are at 80% or below the area median income, purchase their first home in the City of Richmond. The HOME Inc. Keystone Program also provides intensive individual pre-purchase counseling, financial literacy and homebuyer group education, as well as financial assistance.
	Target Date	6/30/2019

	Estimate the number and type of families that will benefit from the proposed activities	20 LMI first-time homebuyers will benefit.
	Location Description	Citywide
	Planned Activities	20 low- to moderate-income families will receive intensive, individual counseling to prepare them to receive down payment and closing cost assistances, after having qualified and participated in all required counseling program components.
	Goal Outcome Indicators	20 Households Assisted for Direct Financial Assistance to Homebuyers
5	Project Name	Lead Grant Reduction Activities
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$130,000 General Fund: \$100,000
	Description	The Department of Economic and Community Development will partner with Project:HOMES along with the Richmond City Health District (RCHD) to apply for HUD Lead Based Paint Hazard Control Grant (LBPHC) in 2017. CDBG funds will be used towards the 10% match as required by HUD. CDBG funds will be used to reduce lead paint hazards in low-income households that either have a lead poisoned child that has been identified by the RCHD or will be used to reduce lead poison hazards in housing units that will be occupied by low-income households with children under the age of six years. The CDBG funds will be used to cover eligible activities under the Lead Based Paint Hazard Control Grant. If the City is not awarded the LBPHC grant, then Project:HOMES will use the funds to assist low-income owner occupied households who have child that has been documented by the RCHD as being lead poisoning. The City was awarded \$2,710,314 for lead hazard control and healthy homes initiative in June 2017.
	Target Date	6/30/2019

	Estimate the number and type of families that will benefit from the proposed activities	55 LMI households will benefit.
	Location Description	Citywide
	Planned Activities	The funding will make 55 units to be lead safe in the City of Richmond.
	Goal Outcome Indicators	55 Households Assisted for Public Service Activities for Low/Moderate Income Housing Benefit
6	Project Name	Matthews At Chestnut Hill
	Target Area	Highland Park Southern Tip Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$230,000 HOME: \$200,000 State of Virginia: \$480,000
	Description	Southside Community Development and Housing Corporation (SCDHC) will use CDBG and HOME funds to revitalize Matthews Heights in the Highland Park Neighborhood. Phase II construction of Matthews Heights will continue on 8 new earthcraft single-family homes. The homes will be sold to homebuyers with household income at or below 80% of area median income. In addition, potential homebuyers will receive homeownership training and counseling in preparation for new homeownership opportunities in the Chestnut Hill Community. Also down payment and closing cost assistance will be available.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	8 LMI homebuyers will benefit.
	Location Description	In the Highland Park NiB.
	Planned Activities	SCDHC will use CDBG and HOME funds to develop Phase II duplex homes for 8 units in the Matthews at Chestnut Hill subdivision for LMI homebuyers.

	Goal Outcome Indicators	8 Units Homeowner Housing Added
7	Project Name	NiB Area Housing Code Enforcement
	Target Area	Hull Street - Lower Corridor East End - Nine Mile Road Corridor East End - Eastview Corridor Brookland Park Boulevard Corridor Broad Street Downtown Corridor Hull Street - Swansboro Corridor Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Highland Park Southern Tip Corridor North Jackson Ward Corridor Carver - Newtowne West Corridor Church Hill - Central Corridor
	Goals Supported	Reduce neighborhood blight
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$125,000
	Description	The CDBG funds will be used to hire two Property Maintenance Enforcement Inspectors to pro-actively identify, evaluate, and initiate code enforcement in the City's NiB areas and CDBG target areas in their day-to-day field activities on buildings and properties that are in violation of State and local codes due to one or more of the following factors: physically deteriorated/poorly maintained and in need of repair (structural, mechanical, electrical, plumbing, fire protection, etc.); abandoned and vacant and open to entry; unattended lots; properties in need of trash/garbage removal; tall or obstructive weeds/grass/bushes; and abandoned/junk/inoperative vehicles.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	In the City's NiB areas.

	Planned Activities	This program will cover the cost of two Property Maintenance Enforcement inspectors who will identify and address blighted and poorly maintained properties through proactive sweeps and citizen complaints received within the City of Richmond’s Neighborhoods in Bloom (NiB) target areas and surrounding neighborhoods.
	Goal Outcome Indicators	5,000 Units Housing Code Enforcement/Foreclosed Property Care
8	Project Name	Pathways to Independence
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$80,000 Private: \$40,000 State of Virginia: \$100,000
	Description	SCDHC will provide a comprehensive program of intense financial counseling, and educate on lease-purchase options as mechanisms to help low and moderate income households increase economic self-sufficiency. Households assisted with the housing and financial related services will receive direct financial assistance to purchase a home.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	60 LMI clients will benefit.
	Location Description	Citywide
	Planned Activities	Funding will be used to provide counseling that will equip consumers with the necessary tools to make informed decisions about their plans for the future in terms of housing, household sustaining income, financial stability, and educational opportunities. 50 low-income clients will benefit. Funding will also be provided to 10 LMI households for down payment assistance.
Goal Outcome Indicators	50 Households Assisted for Public Service Activities for Low/Moderate Income Housing Benefit; 10 Households Assisted for Direct Financial Assistance to Homebuyers	
	Project Name	Rebuilding Together Year Round

9	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$115,000 Private: \$275,000
	Description	Rebuilding Together of Richmond (RTR) seeks to continue its year round programming to assist 12 homeowners. RTR will target low income homeowners in need of repairs that can be done with their volunteer teams on National Rebuild Day.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	12 LMI households will benefit.
	Location Description	In the Northside of Richmond.
	Planned Activities	The program will provide critical home repairs for 12 low-income households.
	Goal Outcome Indicators	12 Units Homeowner Housing Rehabilitated
10	Project Name	Section 108 2012 Loan Repayment
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$786,000

	Description	This project is needed for the repayment of its 2012 Section 108 Guaranteed Loans made to the City of Richmond by the U.S. Department of Housing and Urban Development (HUD). The loan is guaranteed for 20 years at a variable interest rate (4.5% to 8.5%) and was earmarked for the rehabilitation of single-family homes and multi-family units and economic development in targeted areas of the City. The terms of the loan indicate that CDBG funds are to be used as repayment. Similar to the CDBG program, the citizens to be served are low and moderate income residents of the City as detailed in the Consolidated Plan. Funding of this proposal will enable the City to meet its debt obligations for loans made to rehabilitate its housing stock and provide safe affordable housing to its residents.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide
	Planned Activities	Repay principal and interest on Section 108 Guaranteed Loans as they become due during fiscal year.
	Goal Outcome Indicators	1 Other
11	Project Name	The Hollands
	Target Area	Hull Street - Swansboro Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$200,000 HOME: \$185,301 Private: \$80,000 State of Virginia: \$1,000,000
	Description	The project will consist of the new construction of 22 for-sale single-family attached townhomes in the Swansboro Neighborhood of Richmond. The build out of the 1.766 acre site will consist of the construction of 22 EarthCraft certified townhomes, designed to revitalize an older urban area.

	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	22 LMI households will benefit.
	Location Description	In the Swansboro Neighborhood.
	Planned Activities	SCDHC will develop 22 units of single-family attached townhomes in the Swansboro neighborhood of Richmond, Virginia.
	Goal Outcome Indicators	22 Units Homeowner Housing Added
12	Project Name	Townhomes at Warwick Phase II
	Target Area	Citywide
	Goals Supported	Add to affordable rental housing stock
	Needs Addressed	Increasing the supply of affordable rental housing
	Funding	CDBG: \$150,000 State of Virginia: \$6,038,755
	Description	The funding will be used to provide gap funding to complete the development of the Townhomes at Warwick Place Phase 2, and to complete the new construction of 30 affordable rental townhomes with sustainable/green practices (Earthcraft Certification) standards. The project will target families at 60% AMI and below. In addition, eight (8) of the units will serve individuals with disabilities.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	30 LMI rental households will benefit.
	Location Description	The project is located at 6268 & 6278 Old Warwick Road, in the southwestern portion of the City of Richmond.

	Planned Activities	The project will provide gap funding to complete The Townhomes at Warwick Place Phase 2, and to complete the new construction of 30 affordable rental townhomes with sustainable/green practices (Earthcraft Certification) standards. All thirty units are expected to be completed in Program Year 2019.
	Goal Outcome Indicators	30 Units Rental Units Constructed
13	Project Name	Metropolitan Business League Programs
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Reducing poverty & enhancing economic opportunity Creating sustainable neighborhoods
	Funding	CDBG: \$27,976 Private: \$180,000 State of Virginia: \$10,000
	Description	The Metropolitan Business League (MBL) is a not-for-profit, membership-based business association that aims to foster small business development. The MBL advocates and promotes the economic growth and development of small, women-owned and minority businesses in Central Virginia by focusing on the expansion of business opportunities and alliances, capacity building and advocacy. The MBL is seeking CDBG funds to help the disabled, women, minorities, and veterans to start their businesses in the Richmond metropolitan areas.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide

	Planned Activities	30% increase in membership registration and 30% increase in women owned business, which will assist 27 businesses, benefitting 75 members. Provide MBL members with training and needed resources, increase workforce development and services and training, collect completed surveys after each member meeting, and review and implement changes in response to beneficial and constructive feedback, which will assist 27 businesses, benefitting 750 members.
	Goal Outcome Indicators	27 Businesses Assisted
14	Project Name	Neighborhood Economic Development
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Reducing poverty & enhancing economic opportunity Creating sustainable neighborhoods Managing grant funds efficiently and effectively
	Funding	CDBG: \$300,000 General Fund: \$200,000
	Description	This project is designed to enhance the economic vitality of Richmond's neighborhood commercial corridors, by rehabilitating dilapidated structures and reducing the vacancy rate through comprehensive revitalization assistance. It operates through a partnership between neighborhood merchants, the Department of Community and Economic Development (DECD). The program implements the Commercial Area Revitalization Effort (CARE) Program and provides market analysis, technical and financial assistance, Rebates for Interior, Exterior and Security Improvement, assistance in coordinating Clean-up Campaigns, assistance with the development of Crime Prevention Strategies, New Business Recruitment efforts and existing businesses with expansion efforts. The funds will provide direct assistance to the individual businesses, business start-ups, and to the business associations.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A

	Location Description	Citywide
	Planned Activities	<ul style="list-style-type: none"> To facilitate 3 CARE loans and 60 rebates using non-CDBG funds. Attract 19 new businesses and provide technical assistance to 125 clients or potential clients. Hold 4 informational/educational seminars. Create and retain 160 jobs.
	Goal Outcome Indicators	160 Jobs Created/Retained; 19 Businesses Assisted
15	Project Name	Camp Baker
	Target Area	Citywide
	Goals Supported	Assist Special Needs population
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$71,000 Private: \$1,996,000
	Description	CDBG funds are applied to build a climate-controlled multipurpose programming center at the Camp Baker facility, which will expand indoor programming space for individuals with disabilities and medical conditions that are becoming more complex each year. With 10,000 square feet, the building will feature: (1) a 3,226-square-foot multipurpose fitness and recreation space; (2) two, 900-square-foot classrooms; (3) a life-skills teaching kitchen; (4) a laundry facility; and (5) handicap accessible restrooms. The project will benefit 71 low-income residents in Richmond.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide
	Planned Activities	ARC will build a climate-controlled multipurpose programming center at the Camp Baker facility.
Goal Outcome Indicators	71 Persons Assisted for Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	

16	Project Name	Block Grant & Finance Administration
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	<p>Increasing the supply of affordable rental housing</p> <p>Ending homelessness</p> <p>Reducing poverty & enhancing economic opportunity</p> <p>Creating sustainable neighborhoods</p> <p>Addressing housing needs of Special Needs pop</p> <p>Improving health outcomes in the city</p> <p>Managing grant funds efficiently and effectively</p>
	Funding	CDBG: \$375,000
	Description	<p>This project provides funding for the general administration of the City's Community Development Block Grant program. It provides staff support to the City Chief Administrative Officer and City Council by developing the CDBG and HOME budgets. It also develops the Consolidated Plan that is required by and submitted to the U.S. Department of Housing and Urban Development (HUD) 45 days prior to the start of the City's fiscal year. Staff prepares an Annual Performance Report detailing how the organization used these funds to meet the Plan's goals and strategies. This project provides technical assistance to applicants, conducts pre-application workshops, processes the requests for funding, and conducts an extensive evaluation of each request for funding. All requests for funds are reviewed and ranked for consistency with two overall priorities in the Consolidated Plan (Housing Needs and Non-Housing Community Development Needs). Once the program budgets are approved, staff conducts workshops, prepares contracts and item plans, which detail the objectives and ensure compliance through monitoring and review of the draw-down of all funds. The allocated entitlement funds will be used by the City of Richmond's Department of Finance to provide staff for accounting services essential for proper administration, monitoring, and disbursement of the CDBG, HOME, and Section 108 funds. The Finance office provides continuous support to all subrecipients receiving these funds to ensure adequate financial management of their Federal funds and that they are in compliance with HUD regulations.</p>
	Target Date	6/30/2019

	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide
	Planned Activities	<ul style="list-style-type: none"> • Provide technical assistance to CDBG and HOME subrecipients to implement Consolidated Plan priorities and strategies • Complete CDBG and HOME training for all funded subrecipients • Complete and obtain signatures on all FY 2018-2019 CDBG and HOME item plans and contracts • Monitor half of the subrecipients at least once a year to ensure that funds are spent according to City, HUD, and federal regulations • Complete all Integrated Disbursement Information System (IDIS) tasks for project set up and end of year reporting • Initiate the annual plan & budget process for the use of HUD entitlement funds by 11/15/18 • As the City's subrecipients continue their improvements to the Richmond Community, the DECD will continue to provide administration, monitoring, and disbursement of CDBG and HOME funds.
	Goal Outcome Indicators	1 Other
17	Project Name	Fair Housing Support and Outreach
	Target Area	Citywide
	Goals Supported	Fair housing
	Needs Addressed	Improving health outcomes in the city
	Funding	CDBG: \$40,000 State of Virginia: \$75,328

	Description	HOME, Inc. seeks CDBG funds to provide fair housing outreach to residents of the City of Richmond, especially targeting African-American and Hispanic communities. The funding will ensure targeted residents are aware of their fair housing rights and know where to seek help. Through this funding, HOME, Inc. will (a) respond quickly and affirmatively to reports of housing discrimination in the area; (b) implement a digital fair housing ad campaign for mobile devices and/or websites targeting those in the City of Richmond; (c) implement a targeted fair housing social media campaign targeting those in the City of Richmond through sponsored posts and/or ads; and (d) conduct face-to-face outreach at community fairs and events targeting City of Richmond residents.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	200 clients will benefit.
	Location Description	Citywide
	Planned Activities	HOME, Inc. will screen 100 calls, emails, and web inquiries for illegal housing discrimination and refer appropriately. Educate 100 people who contact HOME, Inc. about fair housing rights and responsibilities. Provide targeted outreach to 100 people at fairs, expos, conferences and coalition events regarding issues and rights under the fair housing law.
	Goal Outcome Indicators	300 Other
18	Project Name	Historic Review
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Managing grant funds efficiently and effectively
	Funding	CDBG: \$52,000 General Fund: \$48,000

	Description	This project will provide 50% of the salary and benefits (\$51,250) of a historic preservation planner (Planner II) covered by this project. This is a recent reduction in partial staff funding from two staff to one and change in the percentage of the Planner II funding, previously funded with 20% General Fund and 80% CDBG dollars. In addition, the project will fund CDBG-related expenses (\$750) for the project, including advertising, photographic printing, office supplies, and local travel.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide
	Planned Activities	Over 150 undertakings will be reviewed by DPDR staff.
	Goal Outcome Indicators	150 Other
19	Project Name	Neighborhood Planning
	Target Area	Hull Street - Lower Corridor East End - Nine Mile Road Corridor East End - Eastview Corridor Brookland Park Boulevard Corridor Broad Street Downtown Corridor Hull Street - Swansboro Corridor Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Highland Park Southern Tip Corridor North Jackson Ward Corridor Carver - Newtowne West Corridor Church Hill - Central Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods Managing grant funds efficiently and effectively
	Funding	CDBG: \$260,000 General Fund: \$22,000

	Description	Neighborhood Planning staff implements the City's neighborhood revitalization efforts. Based on a corridor improvement strategy, the City uses its Neighborhoods in Bloom (NiB) program to increase households and reduce blight in areas that abut key corridors. The City also uses other funds such as Neighborhood Stabilization Program I and III funds to strengthen its targeted approach. This work is accomplished through strong partnerships with the community and nonprofit housing agencies.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	The City's NiB areas.
	Planned Activities	<ul style="list-style-type: none"> • Implement NiB in a manner supportive of corridor development and overall neighborhood revitalization through new housing built, vacant structures rehabilitated, and inventory of acquired properties reduced. • Close out implementation of NSP III programs in a manner supportive of corridor development and overall neighborhood revitalization. • Implement East End transformation strategy through removing blight and placing properties into productive use. • Implement continuous NSP I programs in a manner supportive of corridor development and overall neighborhood revitalization.
	Goal Outcome Indicators	1 Other
20	Project Name	Lead Safe and Healthy Homes Outreach Support
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$110,000

	Description	The Richmond City Health District (RCHD) proposes to continue to use CDBG funds to promote lead poisoning prevention through its Lead-Safe & Healthy Homes Initiative (LSHHI). The project will entail supporting blood lead testing of children under the age of 6 and pregnant women residing in the City of Richmond. The blood lead testing will be given to qualifying individuals who are uninsured/underinsured. The objective proposes funding to support 250 blood lead testings. LSHHI will also fund a Human Service Coordinator (HSC) position to conduct blood lead testing surveillance and pre-qualify children under the age of 6 for HUD Lead Hazard Reduction Grant Assistance. The CDBG funds will also be used to maintain outreach and education/training services related to lead exposure prevention and healthy homes topics to local physicians. In addition, the CDBG funds will be used to provide low-cost effective Healthy Homes Intervention materials to help with interim hazard control or remediation and to reduce the probability of or prevent illnesses and injuries that may stem from unsafe housing conditions. The Healthy Homes intervention materials will be provided to low-income adults (ages 18-64), elderly living in rental units, individuals with disabilities, and children older than 12 living in poverty.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	250 LMI lead poison children and expectant mothers will benefit. 70 LMI children will benefit from HUD Lead Hazard Reduction Grant assistance.
	Location Description	Citywide
	Planned Activities	<ul style="list-style-type: none"> • Public service screening of 250 lead poison children and expectant mothers. • Identify, recruit, and pre-qualify 70 children to receive HUD Lead Hazard Reduction Grant assistance.
	Goal Outcome Indicators	250 Persons Assisted for Public Service Activities Other Than Low/Moderate Income Housing Benefit; 70 Households Assisted for Public Service Activities for Low/Moderate Income Housing Benefit
21	Project Name	Housing Code Enforcement & Counseling
	Target Area	Citywide
	Goals Supported	Assist Special Needs population

	Needs Addressed	Ending homelessness Creating sustainable neighborhoods Addressing housing needs of Special Needs pop
	Funding	CDBG: \$90,000 General Fund: \$35,000 Private: \$90,000
	Description	The Housing Code Enforcement and Counseling Program is a citywide initiative designed to provide housing interventions and counseling to citizens of the City of Richmond (including NiB areas) who have been or are at risk of being displaced because of the City's code enforcement activities. CDBG funds will be utilized to maintain one full-time Housing Counselor position and supportive interventions for families/individuals residing in housing units cited for code enforcement violations. The Housing Counselor will provide interventions to prevent homelessness (locate and provide temporary emergency housing) and to facilitate transition to safe and affordable housing for citizens of Richmond including those who resides in NiB areas. Additionally, the Housing Counselor will work with the Community Assisted Public Safety (CAPS) Team to facilitate and offer counseling and relocation assistance. RDSS proposes that citywide and within NiB to serve two hundred (200) low-income City residents.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	200 LMI persons/households will benefit.
	Location Description	Citywide
	Planned Activities	200 low-income families/individuals will be assisted due to code enforcement activities.
	Goal Outcome Indicators	200 Persons Assisted for Homeless Prevention
22	Project Name	Housing Information & Counseling
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods

Funding	CDBG: \$200,000 State of Virginia: \$181,703
Description	This project assists low- to moderate-income families, to either obtain or maintain stable housing through an array of housing counseling and education services that include financial literacy education. Services include homebuyer education and pre-purchase counseling for potential homeowners; foreclosure prevention counseling and intervention services; money management and credit recovery classes for renters who wish to improve their money management skills and credit to either purchase a home or maintain the stable housing they have; tenant education through the Superior Tenant Classes held in the community and landlord-tenant information and referral services for families who are in dispute with their landlords, at risk for eviction or need help with relocation. Program staff also provide general housing information and assistance to the general public.
Target Date	6/30/2019
Estimate the number and type of families that will benefit from the proposed activities	52,550 households will benefit.
Location Description	Citywide
Planned Activities	<ul style="list-style-type: none"> • Approximately 200 families from the City of Richmond will receive tenant education. • 200 families from the City of Richmond will receive landlord-tenant information and referral services. • 150 families from the region will receive foreclosure prevention and intervention services. • 500 families from the region will be assessed for homeownership readiness through credit report analysis. • 300 families will receive homeownership education and counseling. • 200 families will receive credit repair education. • 1,000 City of Richmond families will receive general housing assistance through a variety of venues. 50,000 or more will visit HOME, Inc.'s website and receive a wide array of housing information.

	Goal Outcome Indicators	52,550 Households Assisted for Public Service Activities for Low/Moderate Income Housing Benefit
23	Project Name	Residential Support for Homeless Families
	Target Area	Citywide
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness Addressing housing needs of Special Needs pop Improving health outcomes in the city
	Funding	CDBG: \$90,000 Private: \$421,400 State of Virginia: \$544,000
	Description	This project will provide case management to 120 homeless families at HomeAgain, the Salvation Army, CARITAS, and the YWCA shelters. Additionally, the program operates two (2) apartments which are utilized as short-term transitional housing for homeless families who demonstrate commitment to obtaining self-sufficiency but for whom time has run out at the shelter sites.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	120 homeless families will benefit.
	Location Description	Citywide
	Planned Activities	The program will provide assessment and referrals for 120 homeless families housed in emergency shelters.
Goal Outcome Indicators	120 Households Assisted for Public Service Activities for Low/Moderate Income Housing Benefit	
24	Project Name	River City Roots: Urban Horticulture
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Reducing poverty & enhancing economic opportunity
	Funding	CDBG: \$30,000 Private: \$112,000 State of Virginia: \$35,000

	Description	The Enrichmond Foundation proposes a work-force development program centered on landscaping, horticulture, gardening, and arboriculture. The project will create a workforce development program for low- to moderate-income Richmond citizens generated from Enrichmond's beautification and landscaping partnerships throughout Richmond.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Provide training for 9 LMI clients.
	Location Description	Citywide
	Planned Activities	The program will train 9 LMI clients in the City of Richmond.
	Goal Outcome Indicators	9 Persons Assisted for Public Service Activities Other Than Low/Moderate Income Housing Benefit
25	Project Name	Youth Build in Community
	Target Area	Jefferson Davis - Blackwell Corridor Church Hill - Central Corridor
	Goals Supported	Business development and job creation
	Needs Addressed	Reducing poverty & enhancing economic opportunity Creating sustainable neighborhoods
	Funding	CDBG: \$50,000 Private: \$500,000
	Description	SCDHC will partner with Pathways to provide a workforce development program in its construction projects to 12-20 opportunity youths, aged 17-24 who are residents of the RRHA.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	20 LMI youths aged 17-24 will benefit.
	Location Description	Blackwell, Church Hill NiB areas, and Northside of Richmond.
	Planned Activities	Job training for 20 youths aged 17-24 who are residents of the RRHA.

	Goal Outcome Indicators	20 Persons Assisted for Public Service Activities Other Than Low/Moderate Income Housing Benefit
26	Project Name	Blackwell NiB-BHC
	Target Area	Jefferson Davis - Blackwell Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$250,000 Private: \$2,500,000
	Description	To complete 5 new construction homes located at 106 & 110 E 12th St and 1100, 1102 & 1106 Decatur St. This development represents another phase of RRHA's HOPE VI Blackwell redevelopment. Given the lack of HOPE VI funding, BHC is asking the City of Richmond to allocate HOME dollars to development subsidy and down payment assistance.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	5 LMI homebuyers will benefit.
	Location Description	In the Blackwell NiB neighborhood. The addresses are 106 & 110 E 12th St and 1100, 1102 & 1106 Decatur St.
	Planned Activities	BHC will construct 5 new homes in the Blackwell Neighborhood.
Goal Outcome Indicators	5 Units Homeowner Housing Added	
	Project Name	Community Housing Empowerment NiB DPA

27	Target Area	Hull Street - Lower Corridor East End - Nine Mile Road Corridor East End - Eastview Corridor Brookland Park Boulevard Corridor Broad Street Downtown Corridor Hull Street - Swansboro Corridor Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Highland Park Southern Tip Corridor North Jackson Ward Corridor Carver - Newtowne West Corridor Church Hill - Central Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$300,000 State of Virginia: \$156,703
	Description	The program assists 20 low- and moderate-income renters to become first-time home owners in the City's NiB areas. The program assists families with down payment and closing cost assistance (DPA) coupled with intensive individual counseling and group education. This program will make it possible for families to purchase who would otherwise be unable to buy a home.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	20 LMI first-time homebuyers will benefit.
	Location Description	In the City's NiB areas
	Planned Activities	20 LMI households will become first-time homeowners in the City of Richmond's designated Neighborhoods in Bloom (NiB) areas.
	Goal Outcome Indicators	20 Households Assisted for Direct Financial Assistance to Homebuyers
28	Project Name	HOME Program Administration
	Target Area	Citywide
	Goals Supported	Increase homeownership

Needs Addressed	Managing grant funds efficiently and effectively
Funding	HOME: \$80,000 General Fund: \$100,000
Description	This project will pay the salaries and/or partial salaries of the Block Grant administration staff to provide technical assistance to service providers, citizens, developers, and other agencies on a daily basis to ensure the successful implementation of over \$1 million in Federal HOME entitlement and carryover funds annually. Funding this proposal will enable the Division to continue to work closely with the numerous housing providers, Community Development Corporations (CDCs), and neighborhood based groups to ensure the proper development and implementation of housing and community development priorities and strategies identified in the Consolidated Plan. The population to be served is primarily low and moderate income residents. Funding of this project will ensure the proper planning, management and use of HOME funds in accordance with appropriate HUD regulations.
Target Date	6/30/2019
Estimate the number and type of families that will benefit from the proposed activities	N/A
Location Description	Citywide
Planned Activities	<ul style="list-style-type: none"> • Provide all administrative tasks associated with the general administration of HOME funds. • Complete HOME training for all City Council approved subrecipients. • Complete and obtain signatures on all FY2017-2018 HOME item plans and contracts. • Provide all administrative tasks associated with the general administration of HOME funds.
Goal Outcome Indicators	1 Other
Project Name	Revitalizing Blighted Properties

29	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$150,000 Private: \$304,044
	Description	Richmond Metropolitan Habitat for Humanity (RMHFH) is requesting funds to assist in the rehabilitation of four detached single-family units in the City of Richmond. Once completed, these homes will be sold to low- and moderate-income buyers with zero percent interest financing provided by RMHFH. These four properties are located at 502 Fourqorean Lane, 719 Hill Top Drive, 1141 Eggleston Street, and 2804 North Avenue.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	4 LMI homeowners will benefit.
	Location Description	These four properties are located at 502 Fourqorean Lane, 719 Hill Top Drive, 1141 Eggleston Street, and 2804 North Avenue.
	Planned Activities	Richmond Metropolitan Habitat for Humanity (RMHFH) proposes to rehabilitate four (4) detached single-family units in the City of Richmond.
Goal Outcome Indicators	4 Units Homeowner Housing Rehabilitated	
30	Project Name	Southern Barton Heights NiB - PH
	Target Area	Highland Park Southern Tip Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$200,000 Private: \$676,000

	Description	The funding of this proposal will enable PH to continue the successful revitalization of the Southern Barton Heights neighborhood through the production of quality affordable housing. PH is seeking HOME funds to develop four additional single-family homes in the neighborhood. The four homes are located at 2006, 2117 Barton Avenue and 2 and 4 King Street.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	4 LMI homebuyers will benefit.
	Location Description	The four homes are located at 2006, 2117 Barton Avenue and 2 and 4 King Street.
	Planned Activities	Four (4) single family Energy Star and Earthcraft standards units will be constructed.
	Goal Outcome Indicators	4 Units Homeowner Housing Added
31	Project Name	ESG18 Richmond
	Target Area	Citywide
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness Addressing housing needs of Special Needs pop
	Funding	ESG: \$366,794 General Fund: \$18,000 ESG Match: \$366,794 Private: \$491,875 State of Virginia: \$274,219
	Description	The City of Richmond will work with subrecipient agencies to provide assistance and support for homelessness prevention, emergency shelter, and rapid re-housing.
	Target Date	6/30/2019

	Estimate the number and type of families that will benefit from the proposed activities	250 homeless persons will benefit from HomeAgain's emergency shelter services and 100 homeless families will benefit from HomeAgain's Rapid Re-housing Program. 200 homeless persons (70 households) will benefit from Housing Families First's Building Neighbors Rapid Re-housing Program through exiting homelessness into permanent housing. 600 people will benefit from CARITAS' Emergency Shelter program. YWCA will provide rapid re-housing assistance for 60 people (30 households) who are survivors of domestic violence.
	Location Description	Citywide
	Planned Activities	HomeAgain will use \$190,000 to serve homeless households through a combination of shelter and permanent housing programs. Housing Families First will use \$39,294 to assist homeless persons to exist homelessness into permanent housing. CARITAS will use \$55,000 to provide emergency overnight shelter for families and single adults. YWCA will use \$60,000 to provide rapid re-housing expenses for households with survivors of domestic violence. The remaining ESG funds will be used to fund ESG program administration and the Homeward Community Information System (HCIS) which provides data and reports about homelessness.
	Goal Outcome Indicators	200 Households Assisted for Tenant-Based Rental Assistance/Rapid Re-housing; 850 Beds for Overnight/Emergency Shelter/Transitional Housing Beds Added; 2 Other
32	Project Name	HOPWA CIS
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$20,000 State of Virginia: \$20,000

	Description	Homeward is requesting HOPWA funds for the ongoing operation of the Homeward Community Information System (HCIS). This funding will provide licenses, training and support to HOPWA-funded service providers to use HCIS, satisfying the U.S. Department of Housing and Urban Development (HUD) requirement to enter and track client data in a homeless management information system. It will also provide client referrals to other programs. HCIS is a HIPAA-compliant online database which records information on client needs, characteristics, and services and is a type of homeless management information system (HMIS) required to receive state and federal homeless assistance funding.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Richmond MSA
	Planned Activities	Homeward will provide technical assistance, training, and reporting for HOPWA-related activities for the City of Richmond through a web-based system to track client-level data. It will also manage client referrals.
	Goal Outcome Indicators	1 Other
33	Project Name	HOPWA Greater Richmond
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$605,000 Private: \$20,000

	Description	Commonwealth Catholic Charities (CCC) will provide case management and long-term housing assistance for HIV/AIDS-positive community members under the Tenant Based Rental Assistance Program. Additionally, CCC will provide short-term rent, mortgage, and utility (STRMU) assistance for HIV/AIDS positive community members who are at risk of homelessness. When STRMU assistance or TBRA assistance is unavailable, CCC will offer low-income community members with an HIV or AIDS-positive diagnosis standalone case management services, i.e., supportive service only. CCC will provide literally homeless community members with a positive HIV or AIDS diagnosis permanent housing placement services. CCC will also provide permanent housing placement (PHP) to the MSA residents with HIV/AIDS. All individuals participating in one or more of CCC's HOPWA Greater Richmond services will be offered tenant counseling and tenant education through CCC's Housing and Financial Counseling service as well as financial management, credit improvement, and homeownership counseling as needed.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	Assist 50 eligible community members with STRMU assistance. Transition 3 households from TBRA assistance to self-supported housing. Assist 40 community members with TBRA. House 10 eligible literally homeless persons.
	Location Description	Richmond MSA
	Planned Activities	Provide continuation of case management services, TBRA assistance, and STRUM assistance for all active program participants for 103 people.
	Goal Outcome Indicators	103 Persons Assisted for Homelessness Prevention
34	Project Name	HOPWA Program & Finance Administration
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Managing grant funds efficiently and effectively
	Funding	HOPWA: \$22,000 General Fund: \$18,000

	Description	The purpose of this project is to administer, as required by HUD, the Housing Opportunities for Persons with AIDS program. Federal regulations only allow for 3% of the entitlement funds to be used for administration. The HOPWA Program is designed to help provide needed housing and supportive services for persons living with HIV/AIDS related diseases. Since it is the largest entitlement community in the Metropolitan Statistical Area (MSA), the City is required by HUD to administer the funds for the entire MSA, which includes 17 independent jurisdictions, as part of its Consolidated Plan process. This process involves intensive citizen participation, planning and an action plan for providing housing assistance and support services for low and moderate-income residents of the region. Funds will cover the program staff cost, advertising, as well as cover the finance staff personnel expenses.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Richmond MSA
	Planned Activities	<ul style="list-style-type: none"> • Administer the HOPWA program for the Richmond-Petersburg MSA. • Provide technical assistance to HOPWA subrecipients to develop work plans and contracts to effectively provide services to clients. • Initiate and manage the planning and review process to complete the Annual Performance Report for the HOPWA program. • Input the HOPWA projects in the HUD IDIS software as part of the Consolidated Plan to be submitted to HUD. • Ensure submission of quarterly reports on each program; review and evaluate outcomes in relation to objectives.
	Goal Outcome Indicators	1 Other
35	Project Name	Housing Assistance Program
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population

	Needs Addressed	Ending homelessness Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$153,009 Private: \$40,000 State of Virginia: \$139,441
	Description	Serenity will provide housing support, including housing navigation, financial assistance, advocacy and mental health support to persons living with HIV/AIDS who are homeless or housing insecure. Persons already housed, but experiencing a loss of income, will receive Short Term Rent, Mortgage, and Utility (STRMU) financial assistance to enable them to remain housed. Serenity will also provide case management, Permanent Housing Placement (PHP) to the MSA residents with HIV/AIDS.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	70 clients will benefit from Serenity's case management services. 35 clients will benefit from the agency's STRMU assistance. 20 clients will receive permanent housing placement.
	Location Description	Richmond MSA
	Planned Activities	Provide housing-focused case management, STRMU, and other permanent housing to 125 LMI households who have HIV/AIDS.
	Goal Outcome Indicators	55 Units for HIV/AIDS Housing Operations
36	Project Name	Stratford House
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$250,000 Continuum of Care: \$50,000 Private: \$15,000

	Description	This program continues to provide permanent supportive housing to individuals living with HIV/AIDS who were formally homeless. Housing opportunities include Stratford House, New Clay House, Studios, as well as in scattered site locations through the HomeLink and A Place to Start (APTS) programs. Funds will also be allocated to operational support for Stratford House.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	25 LMI people with HIV/AIDS will benefit.
	Location Description	Richmond MSA
	Planned Activities	Provide 25 housing units to individuals with HIV/AIDS.
	Goal Outcome Indicators	25 Units for HIV/AIDS Housing Operations
37	Project Name	Southern Barton Heights Gateway Revitalization
	Target Area	Highland Park Southern Tip Corridor
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$135,000 Private: \$582,000
	Description	This project will consist of the renovation the severely blighted and tax delinquent historic homes located at 1606 Sewell Street, 1611 Monteiro Street, and 1708 Monteiro Street in the City's Southern Barton Heights neighborhood.
	Target Date	6/30/2019
	Estimate the number and type of families that will benefit from the proposed activities	3 LMI households will benefit.
	Location Description	1606 Sewell Street, 1611 Monteiro Street, and 1708 Monteiro Street in the City's Southern Barton Heights neighborhood.

	Planned Activities	The project will renovate three severely blighted and tax delinquent historic homes located at 1606 Sewell Street, 1611 Monteiro Street, and 1708 Monteiro Street in the City's Southern Barton Heights neighborhood.
	Goal Outcome Indicators	3 Units Homeowner Housing Rehabilitated

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

According to the most recent HUD CPD Maps data, in the City of Richmond, the average rate of severely cost-burdened households is 21.79%, substandard housing is 1.59%, overcrowding is 2.27%, and vacancy is 13.94%.

The Broad Street Downtown Corridor geographic priority area is located in the Downtown Planning District. The Downtown Planning District has the highest rate of severely cost-burdened households at 33.16%. Additionally, Downtown has the highest rate of vacancy at 20.31% and the highest rate of substandard housing at 3.64%.

The Jefferson Davis - Blackwell Corridor, Jefferson Davis - Bellemeade Corridor, and Hull Street - Swansboro Corridor are all located within the Old South Planning District. The Old South Planning District has a vacancy rate above the citywide average at 16.69%. The Old South Planning District also has a higher than the citywide average rate of overcrowding at 3.41%.

The Hull Street – Lower Corridor is the dividing line between the Midlothian and Broad Rock Planning Districts. The Broad Rock Planning District has the highest rate of overcrowded households at 5.06% and the second highest rate of severely cost-burdened households at 26.13%. The Midlothian Planning District has a high rate of substandard housing at 2.93% and the second highest rate of overcrowding at 5.00%. Census Tract 706.01 has the highest rate in the City for overcrowding at 18.09%. It also has a higher than citywide average rates of vacancy and substandard housing at 16.46% and 3.89%, respectively.

The East End – Nine Mile Road Corridor and East End – Eastview Corridor geographic priority areas are located within the East Planning District. The East Planning District has an average rate of overcrowding at 2.27%, an above average rate of severely cost-burdened households at 22.32% and an above average rate of vacancy at 16.95%. Census Tract 209 has the highest rate of vacancy at 32.12%, and a close-to-average rate of severe cost burden at 23.29%. Census 204 has the highest rate of substandard housing at 7.60% and a high vacant rate at 17.48%.

The Brookland Park Boulevard Corridor, Highland Park Southern Tip Corridor, and North Jackson Ward Corridor are located in the North Planning District. The North Planning District has an above average rate of substandard housing at 1.89% and vacancy at 16.84%. The district has a slightly above average

rate of severely cost-burdened households at 24.90%.

Geographic Distribution

Target Area	Percentage of Funds
Hull Street - Lower Corridor	1
East End - Nine Mile Road Corridor	1
East End - Eastview Corridor	1
Brookland Park Boulevard Corridor	1
Broad Street Downtown Corridor	1
Hull Street - Swansboro Corridor	6
Jefferson Davis - Blackwell Corridor	4
Jefferson Davis - Bellemeade Corridor	1
Highland Park Southern Tip Corridor	11
North Jackson Ward Corridor	3
Citywide	56
Carver - Newtowne West Corridor	1
Church Hill - Central Corridor	1
Richmond MSA	14

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Resources are allocated based on neighborhood indicators and the results of comprehensive planning and allocation processes.

Discussion

The Highland Park Southern Tip Corridor receives the highest amount of federal entitlement funds. The next are the Hull Street - Swansboro Corridor, the Jefferson Davis - Blackwell Corridor, and the North Jackson Ward Corridor.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

In the 2018 Program Year, the City of Richmond will provide affordable housing for 1,115 homeless, non-homeless, and special needs households with rental assistance, new homeowner and rental units, and the rehabilitation of existing units. Rental assistance includes tenant-based rental assistance (TBRA), rapid re-housing, and one-time payments to prevent homelessness.

One Year Goals for the Number of Households to be Supported	
Homeless	724
Non-Homeless	311
Special-Needs	80
Total	1,115

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

One Year Goals for the Number of Households Supported Through	
Rental Assistance	330
The Production of New Units	191
Rehab of Existing Units	120
Acquisition of Existing Units	0
Total	641

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

Discussion

The City of Richmond seeks to respond meaningfully to the many and varied housing needs of its citizens. Based on previous experience, small and large households will be served, including elderly and non-elderly households, and renters as well as homeowners.

AP-60 Public Housing – 91.220(h)

Introduction

The Richmond Redevelopment and Housing Authority (RRHA) provides decent and affordable housing in a safe and secure living environment for over 4,000 low and moderate-income households throughout the City of Richmond. To fulfill this mission, RRHA seeks to preserve its aging housing stock through timely maintenance, modernization and revitalization of its developments. RRHA also administers a city-wide Housing Choice Voucher Program (formerly Section 8) in rental units. This program provides rental housing assistance to private landlords for nearly 3,000 families. RRHA works to enhance the quality of life at RRHA by offering the residents opportunities to participate in various community, educational and recreational programs, as well as job readiness and training initiatives.

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

Richmond Redevelopment and Housing Authority's (RRHA) has strategies for addressing the housing needs of families in the jurisdiction and on the waiting list. RRHA will continue to plan for the development of more affordable housing units and build the capacity of individuals and families. RRHA is undertaking the redevelopment of the six large public housing developments, utilizing the Rental Assistance Demonstration (RAD) program to rehab over 550 units of public housing scattered throughout the City of Richmond. RRHA will also accomplish this by creating developments for persons with special needs who can meet the essential requirements of tenancy with or without a reasonable accommodation, and providing decent and affordable rental housing to serve families as they become self-sufficient.

Along these lines, RRHA will explore a broad range of housing opportunities, through the Housing Choice Voucher Program (Section 8) and other resources that may become available through partnerships, focusing on the homeless, those needing transitional housing, and other households with special needs (e.g., HIV/AIDS, domestic violence, etc.), as identified by RRHA and/or the City of Richmond.

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

RRHA priorities, through its various programs and services, will provide a means for improving the quality of life and addressing needs that encourage growth and upward mobility. RRHA recognizes that providing safe and affordable housing is contingent upon meeting many needs of individuals and families. Needs must be met to have an adequate income, to obtain training and education to acquire employment or achieve other goals, to achieve stability and well-being within the household, to have access to recreational opportunities and other areas that promote a healthy environment. In meeting these needs, RRHA will create sustainable homeownership opportunities for its residents.

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

provided or other assistance

N/A

Discussion

Richmond Redevelopment and Housing Authority (RRHA) is undertaking a comprehensive approach to addressing conditions within and around public housing. Local and private funds are being used to improve physical and social conditions of redeveloped areas. The development of the former Baker School will continue, as well as execute the Church Hill North project development plans. This year, the RRHA will develop the Jackson Ward apartments for senior rental housing. The planned transformation of the East End, which includes four public housing complexes, continues. Substantial and informed participation by public housing residents is a key objective.

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

Introduction

The City of Richmond uses ESG funds to partner with non-profit service providers to assist persons in need of temporary emergency shelter, rapid re-housing assistance or homeless prevention assistance. Other funding supports outreach activities to homeless individuals in the jurisdiction.

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

Other (non-ESG) funding is used for this purpose in the City of Richmond. Homeward operates its annual Homeless Connect event to make homeless individuals aware of a wide variety of services available in the community, from income supports to medical care.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City of Richmond awards Emergency Solutions Grant (ESG) funding to agencies such as CARITAS and HomeAgain to operate emergency shelters, and well over 1,000 individuals are served by these programs annually.

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

Over half of the City of Richmond's ESG funding is dedicated to the provision of rapid re-housing assistance, and this year this funding will assist approximately 200 households. The City plans to continue placing an emphasis on rapid re-housing with its annual ESG allocation.

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 Greater Richmond Continuum of Care (of which the City of Richmond is an active member) coordinates services and resources with the Richmond City Community Criminal Justice Board on the needs of people experiencing homelessness who have been involved with the criminal justice system and with the Central Region Independent Living Advocates for Youth on the needs of youth aging out of foster care. The Coordinated Outreach team works with area hospitals (including McGuire VA Medical Center) on the needs of those exiting hospitals. The City of Richmond's Department of Social Services uses ESG funding to prevent eligible qualified households from becoming homeless by providing emergency financial assistance in a limited number of instances where the households have received impending eviction notices.

Discussion

No additional information.

AP-70 HOPWA Goals– 91.220 (I)(3)

One year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	85
Tenant-based rental assistance	40
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	8
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0
Total	133

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

Introduction:

Market conditions create a barrier for affordable housing in Richmond where there is a high demand for City's stock of architecturally interesting and historic residential dwelling units and other types of buildings for conversion to residential units as close-in and downtown living have become more popular in Richmond over the past two decades. Richmond has experienced a boom in the development and redevelopment of housing units as younger people move to the City, including college students, and as empty-nesters discover the joys of urban living. Richmond's recent focus on its creative and entrepreneurial economy through the "RVA" campaign has continued to fuel this demographic and market shift even during the recent down cycle of the economy. This trend has taken many housing units out of the pool of affordable housing and put them into the market-driven pool of units as well as driving up the cost of unimproved housing units in the more popular neighborhoods.

A public policy barrier to affordable housing is the limitations placed on the Greater Richmond Transit Authority (GRTC). GRTC buses have very limited routes into the regional and surrounding localities where many of the jobs have shifted over the last several decades. Because of this, very low-, low-, and moderate-income individuals and households tend to live where there is access to GRTC bus routes for commutes to the employment centers available in the heart of Richmond and on its fringes, therefore concentrating them into the City's public housing units and more modest neighborhoods. The most blighted neighborhoods in Richmond are those where this concentration of very low-, low-, and moderate-income households live, many of which are adjacent to the City's public housing complexes. The severe blight of properties in these neighborhoods has led to the disuse and abandonment of buildings at high rates, further diminishing the pool of affordable housing units and driving up the costs of the remaining units. This concentration of poverty and the lack of a truly regional public transportation network were key findings in the Mayor's Anti-Poverty Commission report.

Another public policy barrier to affordable housing is that there is lack of regional cooperation. Suburban zoning and land use has had the effect of restricting minority and lower income household access by placing onerous and costly requirements on single-family development such as large lot sizes and setbacks, and/or as in this case, limiting the availability of properly zoned land to meet the needs of its community. Moreover, the City has the largest share of publicly subsidized housing due to numerous factors including opposition to affordable housing in the surrounding counties at both the citizen and elected official level.

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

During this Annual Plan time period, six actions will be undertaken as a means of removing or

ameliorating the negative effects of public policies that are barriers to affordable housing:

1. Continue to implement the recommendations of the Mayor's Anti-Poverty Commission.
2. Develop a strategy to market and sell surplus properties held by the City of Richmond and the Richmond Redevelopment and Housing Authority (RRHA) to residents and for-profit and non-profit developers for development of affordable housing.
3. Develop a financial mechanism that channels regular and periodic funding to the City of Richmond's Affordable Housing Trust Fund.
4. Further strengthen coordination with state and regional fair housing service providers and/or fair housing agencies in adjacent jurisdictions.
5. Expand the public transportation into the neighboring counties to become true regional public transportation, which is a way to provide greater housing opportunities to residents through infrastructure that benefits all. Continue to secure funding and exploit opportunities to address the lack of regional transit.
6. Explore and pursue the feasibility of conducting a regional Assessment of Fair Housing.

Discussion:

No additional information.

AP-85 Other Actions – 91.220(k)

Introduction:

The City has funded several activities to move toward realization of its Consolidated Plan. Funds are provided for affordable homeownership, blight reduction, job training, job creation, and support for homeless individuals and families.

Actions planned to address obstacles to meeting underserved needs

The City will continue to work on the long-term funding of its Affordable Housing Trust Fund. This fund will assist rehabilitation and construction of affordable units as well as homebuyer assistance.

Actions planned to foster and maintain affordable housing

The data identifies 311 assisted units during the year, mainly from the construction of new units. The City will research and review the situation to determine if there are opportunities to maintain existing supply of affordable housing units or assist for more units. The City also maintains its emergency repair program that enables low-income families to live in decent, safe housing.

The City will increase the supply of affordable housing through the City's Affordable Housing Trust Fund. The City will also fund RRHA for a senior rental housing redevelopment project in the Jackson Ward Neighborhood in Program Year 2018 using the CDBG funds. 72 units of rental housing for seniors will be constructed. In addition, the City funded RRHA for the Baker School Redevelopment using the CDBG funds in Program Year 2017. This funding will convert the former Baker School into 51 units of apartments for seniors.

Actions planned to reduce lead-based paint hazards

In HUD Program Year 2017, the City of Richmond, in partnership with the Richmond City Health District (RCHD), successfully applied for and was awarded the HUD Lead Based Paint Hazard Control (LBPHC) grant for \$2,714,310. The City of Richmond plans to assist 55 households with lead based paint hazards in Program Year 2018. The City will be using CDBG funds as match to the LBPHC grant.

The City of Richmond will continue to reduce LBP hazards through its housing activities that involve the sale/lease through the construction of new single family housing and rehabilitation of existing housing. The City will continue to rehabilitate owner-occupied structures using lead safe work practices, code enforcement, lead paint/healthy homes education to homeowners, renters and landlords. The City requires all of its housing providers to follow Federal and City Lead Paint Regulations to ensure that lead

hazards are reduced or in many cases eliminated.

Actions planned to reduce the number of poverty-level families

The City will address several of the elements of its anti-poverty strategy that are specified in the Consolidated Plan, in this Annual Plan budget, and with other local funds. Elements to be addressed include workforce development, job creation through financial support and incentives to businesses, financial literacy training for households, and individual development accounts.

Actions planned to develop institutional structure

The City works with various non-profit groups to deliver services and products. These groups function well and reliably. Unfortunately, the number of groups available to work with the City has declined over time. Currently, there is not a non-profit partner group specifically focused on neighborhood commercial development. The City will seek to strengthen its partnership network. The City will continue to meet and dialogue with counterparts in surrounding jurisdictions and with the non-profits, looking for opportunities to partner.

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

The City will continue to remain an active and engaged partner with various public and private housing and social service agencies. In addition, various task forces and commissions are on parallel tracks to the Consolidated Plan. This reiteration of common themes will help bridge gaps in service delivery.

Discussion:

No additional information.

Program Specific Requirements

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

Introduction:

No additional information.

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

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	81,283
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.	186,301
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	167,779
5. The amount of income from float-funded activities	0
Total Program Income:	435,363

Other CDBG Requirements

1. The amount of urgent need activities	0
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.	91.00%

HOME Investment Partnership Program (HOME) Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is

as follows:

Not applicable.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

No additional information.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

The City of Richmond currently uses the recapture provision option outlined in Section 24 CFR Part 92.254 (a)(5)(ii)(A)(2) to ensure the affordability requirements for the HOME Investment Partnerships (HOME) Program. The recapture provision will be used to recover the direct subsidy to the homebuyer which includes down payment, closing cost assistance, interest subsidies and any difference between fair market value and purchase price. The recapture provision will be limited to net proceeds available from the sale of the HOME assistance unit. The amount of direct subsidy subject to recapture is based on the pro-rata share of the remaining affordability period.

a) Deed of Trust (Forgivable Loan - CDBG and HOME Generally)

The general Deed of Trust will provide affordability assistance to home buyers in non-Neighborhoods In Bloom (NIB) areas of the City. The affordability period is determined by the amount of direct subsidy included in the deed or land covenant, which will be defined in the terms of the loan. The affordability period will apply as follows:

- Project under \$15,000 are five-year term
- Projects from \$15,001 - \$40,000 are ten-year term
- Projects over \$40,000 are fifteen-year term

The City will enforce the recapture provision requirement in its contractual agreement with its sub-recipients, for-profit organizations and CHDOs. This recapture provision must be used by all subrecipients, for-profit organizations and CHDOs when transactions are sale of property using HOME Investment Partnerships Program. Therefore, all the sub-recipients, for-profit organizations or CHDOs will be responsible for passing the recapture provision requirement to the purchaser of the HOME assisted unit in the form of a deed or land covenant that runs concurrently with the

affordability period.

b) Second Mortgage - Deed of Trust (Neighborhood In Bloom Deferred Loan)

To further affordable housing, homebuyer assistance can be provided where the project is required to serve low/mod homebuyers. Such assistance should be structured as a second mortgage in the form of a deferred loan with an interest rate of no more than 3%, accruing for no more than 10 years, to be paid in full only upon sale of property. This instrument will be held as joint trustees from the sub-recipient and the City of Richmond. However upon sale, the funds will be returned to the City of Richmond as program income. Financing such as this can be in addition to down payment and closing cost assistance, structured as a forgivable loan. The City shall retain the discretion to, after 10 years; waive some or all of the lien in instances where property values have declined. This assistance cannot exceed \$25,000 without written permission and sufficient justification.

The City will enforce the recapture provision requirement in its contractual agreement with its sub-recipients, for-profit organizations and CHDOs. This recapture provision must be used by all subrecipients, for-profit organizations and CHDOs when transactions are sale of property using HOME Investment Partnerships Program. Therefore, all the sub-recipients, for-profit organizations or CHDOs will be responsible for passing the recapture provision requirement to the purchaser of the HOME assisted unit in the form of a deed or land covenant that runs concurrently with the affordability period.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City does not intend to use HOME funds to refinance existing debt serviced by multifamily housing that is being rehabilitated with HOME funds.

**Emergency Solutions Grant (ESG)
Reference 91.220(l)(4)**

1. Include written standards for providing ESG assistance (may include as attachment)

By accepting ESG funds from the City of Richmond, all subrecipients agree to administer assistance in ways that are consistent with the standards mandated by the City of Richmond, in accordance with federal ESG regulations. A full copy of Richmond's ESG written standards has been uploaded in Section AD-25 of this document.

2. If the Continuum of Care has established centralized or coordinated assessment system that

meets HUD requirements, describe that centralized or coordinated assessment system.

The development of a coordinated assessment system that meets HUD requirements is one of the top strategic priorities of the CoC. The CoC's collaborative applicant, Homeward, contracted with the Corporation for Supportive Housing to host orientation and learning sessions on coordinated assessment. The CoC has also established a Coordinated Assessment committee, which has met on a regular basis. The CoC anticipates introducing components of an enhanced coordinated assessment system from 2016.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The City and the CoC actively encourage new applicants to apply for funds and have sponsored meetings about the funding process and local priorities. The CoC's collaborative applicant provides quarterly "Solutions Provider Trainings" to those new to homeless services and makes more than 10 presentations to community and faith-based organizations each year. All applicants and potential applicants are encouraged to participate in the CoC and work to address gaps in service provision. The annual subrecipient allocation process for ESG funding involves staff review and scoring of competing applications, with input from the CoC's Ranking Committee, before being sent to City of Richmond Administration and City Council for approval.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The Greater Richmond Continuum of Care (of which this jurisdiction is an active member) conducts semi-annual focus groups or other input sessions with clients experiencing homelessness in order to gather input. The CoC actively encourages participation in the quarterly CoC meetings by individuals who are currently experiencing homelessness by hosting the meetings in locations accessible by public transportation and by not charging membership fees to participate.

5. Describe performance standards for evaluating ESG.

The Greater Richmond Continuum of Care uses the HEARTH Act performance measurements to evaluate ESG programs. The HMIS staff run APR reports quarterly for review by the funded agencies and also provide this information to the Department of Economic and Community Development's Project Manager. The CoC's Performance Measurement Committee meets regularly and is developing performance standards for each program type. With the exception of providers primarily serving survivors of domestic violence, all programs use HMIS to collect data and monitor program outcomes. Domestic violence programs use comparable databases.

**Housing Opportunities for Persons with AIDS (HOPWA)
Reference 24 CFR 91.220(l)(3)**

Identify the method for selecting project sponsors (including providing full access to grassroots faith-based and other community organizations)

A description of eligible applicants (e.g., categories of eligible applicants), its process for soliciting and funding applications or proposals (e.g., competition, first-come first-serve) and where detailed information may be obtained (e.g., application packages are available at the office of the jurisdiction or on the jurisdiction's Web site)

The City's application process is open to all non-profits, for profits, faith based and other community organizations. The City of Richmond places advertisements for the availability of funding in two local newspapers as well as posts it on the City's website and emails notices to current recipients and any person or organization that has requested information in the past year. Application packages are available at the City's Department of Economic and Community Development office, on its website, and at the Richmond Public Library located at 101 East Franklin Street. Applications are reviewed and scored based on meeting the City's Strategic Priorities as well as the Major Objectives and Priority Needs outlined in the City's Consolidated Plan. The City's score sheet and score methodology is made available to the applicant as part of the application packet. It is a comprehensive review process of not just the project but also the organization as well. The proposed project application score assists the City in choosing projects for funding in the coming fiscal year.

Discussion

No additional information.