

INTRODUCED: April 13, 2020

AN ORDINANCE No. 2020-094

To amend Ord. No. 2019-188, adopted Jul. 22, 2019, which authorized 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; accepted funds from the U. S. Department of Housing and Urban Development in the total amount of \$7,480,634.00; and appropriated \$7,480,634.00 for various projects, for the purpose of re-appropriating surplus funds, appropriating received program income, and adjusting certain project activities.

Patron – Mayor Stoney

Approved as to form and legality
by the City Attorney

PUBLIC HEARING: MAY 11 2020 AT 6 P.M.

THE CITY OF RICHMOND HEREBY ORDAINS:

I. That Ordinance No. 2019-188, adopted July 22, 2019, be and is hereby amended and reordained as follows:

§ 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~~] a revised Annual Action Plan for fiscal year 2019-2020 entitled “City of Richmond, VA, Fiscal Year 2020 Consolidated Annual Action

AYES: 9 NOES: 0 ABSTAIN: _____

ADOPTED: MAY 11 2020 REJECTED: _____ STRICKEN: _____

Plan, Amendment 1, Department of Housing and Community Development,” and dated March 1, 2020, to the United States Department of Housing and Urban Development, in the form of the document attached [~~hereto~~] to this amendatory ordinance and identified as Attachment C, as an amended 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 and to accept funds in the total amount of \$7,480,634.00 (\$4,462,031.00 – CDBG; \$1,455,440.00 – HOME; \$376,954.00 – ESG; and \$1,186,209.00 – HOPWA) from the United States Department of Housing and Urban Development, as specified in the [~~proposed~~] revised 2019-2020 annual budget plan identified as Attachment A, a copy of which is attached to and incorporated into this amendatory ordinance.

§ 2. That the funds in the total amount of [~~\$7,480,634.00~~] \$8,771,989.00 comprised of such grants from the United States Department of Housing and Urban Development in the total amount of \$7,480,634.00 together with \$1,041,355.00 in prior year surplus from CDBG funds and \$250,000.00 in prior year surplus from HOME funds, are hereby appropriated to the Special Fund Budget for the fiscal year commencing July 1, 2019, and ending June 30, 2020, for the purposes set forth on the revised Attachment A, a copy of which is attached to and incorporated into this amendatory ordinance.

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

II. This amendatory ordinance shall be in force and effect upon adoption.



CITY OF RICHMOND

INTRACITY CORRESPONDENCE

O & R REQUEST

1020-030
FEB 25 2020

DATE: February 18, 2020

EDITION: Office of the
Chief Administrative Officer

TO: The Honorable Members of City Council

THROUGH: The Honorable Levar M. Stoney, Mayor

3/19/2020

THROUGH: Lenora G. Reid, Acting Chief Administrative Officer

THROUGH: John B. Wack, Director of Finance

JBN

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

JAB

THROUGH: Sharon Ebert, Deputy Chief Administrative Officer Economic Development

SE

FROM: Douglas Dunlap, Director, Department of Housing and Community Development

DD

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

ORD. OR RES. No. _____

PURPOSE: To re-appropriate surplus federal funds, appropriate received program income, and adjust certain project activities, thereby amending the City of Richmond's 2019 - 2020 Consolidated Plan and Annual Action Plan. The City will re-appropriate surplus Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) Funds including prior year program income funds for the 2019-2020 fiscal year. Total funds to be re-appropriated and or appropriated are as follows: CDBG \$1,041,355.00, HOME \$250,000.00.

BACKGROUND: The City has been the recipient of CDBG funds from the U.S. Department of Housing since 1975 to implement housing and community development programs in the City's neighborhoods. HOME funds, which can be used only for housing activities, were first received in 1993. Federal and local regulations require that program income and surplus funds be respectively appropriated to CDBG and HOME programs. The reprogrammed funds are primarily the result of funds being recaptured from completed or canceled activities and earned program income.

Community Development Block Grant funds (CDBG):

CDBG Prior Year Surplus- \$854,519

CDBG 2018 Program Income - \$81,283

CDBG 2019 Program Income - \$105,553

Total CDBG allocation: Increase budget by \$1,041,355 from \$4,462,031 to \$5,503,386.

Citywide Owner Occupied Home Repair (PH): Increase by \$240,000 from \$80,000 to \$320,000. The activity will assist owner occupied homeowner with critical life safety repairs.

Citywide Critical Home Repair (PH): Increase by \$10,555 from \$625,867 to \$636,422. The City is required per the HUD voluntary agreement to use 10% of its 2019 CDBG program income for repairs to residents who live and own a manufactured home.

Matthews at Chestnut Hill (SCDHC) - Increase by 150,000 from \$328,000 to \$478,000 for the construction of phase three development of the 32 single family housing project benefitting low and moderate income households.

Baker School Apartments (RRHA) – Add new activity at by \$75,000 for the redevelopment of the former Baker School to Senior Housing to benefit low and moderate income rental.

Employee Housing Pilot program (SCDHC) – Add a new activity at \$100,000 to build or rehab housing to sell to very low income City employees who are at 30-50% AMI.

Townhomes at Warwick Phase II (SCDHC) – Add new activity at \$185,800 for 30 low and moderate income rental units.

The Hollands (SCDHC) – Increase by \$200,000 from \$100,000 to \$300,000 for the construction of 22 single family housing project benefitting low and moderate income households.

Regional Analysis of Impediments for Fair Housing (PlanRVA) – Add a new activity at \$50,000 for the contracting with the Richmond Regional Planning District Commission (PlanRVA) to conduct an Analysis of Impediments for Fair Housing. The City Of Richmond along with the Counties of Chesterfield and Henrico, the Cities of Colonial Heights, Hopewell and Petersburg are contracting with PlanRVA to conduct an Analysis of Impediments for Fair Housing.

Planning (RRHA) – Add a new activity at \$30,000 for Richmond Redevelopment and Housing Authority to update the Creighton Court Conservation and Redevelopment District.

2211 Jefferson Davis Hwy (NSCDC) - Cancel the 2211 Jefferson Davis Hwy project for that was for NSCDC to conduct infrastructure improvements to the manufactured home site at the former RUDD's trailer park. The City will recapture \$600,000 which will be reprogrammed to other eligible activities in this O & R.

HOME Investment Partnership Program

HOME Prior Year Surplus- \$250,000

HOME Program Income - \$0

Total HOME allocation: Increase budget by \$250,000, from \$1,455,440 to \$1,705,440.

Matthews at Chestnut Hill (SCDHC) - Increase by 150,000 from \$260,000 to \$410,000 for the construction of phase three development of the 32 single family housing project benefitting low and moderate income households.

Citywide Owner Occupied Home Repair (PH): Add new activity at \$100,000 to assist two low and moderate income homeowners with critical home repairs.

Blackwell NIB (BHC) – Cancel the development of the construction of five houses in the Blackwell NIB area. The City will recapture \$250,000 which will be reprogrammed to other eligible activities in this ordinance.

Change Broad National Objective:

No change in allocation as a result of this amendment.

1. RRHA cancel the public park activity on Nine Mile Rd, property will be sold to Bon Secours the funds will be paid back. Bon Secours will maintain the property as a public park.
2. 2618-2620 Nine Mile Road change the national objective to low moderate area beneficiaries for a public park. Activity #4571, 4572, 4410 & 3734.
3. Cancel disposition activity located at 211 W. Home Street. The property was sold the Maggie Walker Land Trust. The City will repay the funds to HUD.

RECOMMENDATION: Approval is recommended by the Administration.

FISCAL IMPACT / COST: The City has received the following Federal Entitlement, program income and surplus funds in fiscal year 2019-2020: CDBG \$4,462,031.00, HOME \$1,455,440.00, ESG \$376,954.00 and HOPWA \$1,186,209.00 plus CDBG program Income of \$186,836 and CDBG surplus of \$854,519. HOME surplus of \$250,000. These funds total \$8,771,989.00.

FISCAL IMPLICATIONS: The appropriations and re-appropriations of the City's HUD Entitlement and surplus funding will enable the City to achieve stated goals for blight reduction, increasing 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: Amends the CDBG and HOME Budgets for fiscal year 2019-2020.

DESIRED EFFECTIVE DATE: Upon Approval

REQUESTED INTRODUCTION DATE: March 9, 2020

CITY COUNCIL PUBLIC HEARING DATE: March 23, 2020

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, Housing & Community Development

RELATIONSHIP TO EXISTING ORD. OR RES.: Ordinance 2019-188

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

ATTACHMENTS: None

STAFF: Douglas Dunlap, Director – 646-6822
Daniel Mouer, Housing & Community Development Administrator – 646-7025

Attachment A

CDBG

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

Adopted Budget FY 2020	Amended Budget FY 2020
\$ 4,462,031	\$ 4,462,031
\$ -	\$ 854,519
\$ -	\$ 186,836
\$ 4,462,031	\$ 5,503,386

Project Name	Subrecipient	FY 2020	FY 2020
Housing & Neighborhood Preservation			
The Columns on Grove	BHC	\$ 110,000	\$ 110,000
Affordable Housing Program (Pilot)	Habitat	\$ 135,000	\$ 135,000
Baker School Apartments	RRHA	\$ -	\$ 75,000
Blackwell/Swansboro Affordable Homeownership	PH	\$ 262,000	\$ 262,000
Exterior Homes Repairs	Habitat	\$ 150,000	\$ 150,000
Citywide Critical Home Repair	PH	\$ 625,867	\$ 636,422
Citywide Owner Occupied Home Repair	PH	\$ 80,000	\$ 320,000
Employee Housing Pilot Program	SCDHC	\$ -	\$ 100,000
Jackson Ward Senior Apts	CPDC/RRHA	\$ -	\$ -
Keystone Program City-wide DPA	H.O.M.E., Inc.	\$ 260,000	\$ 260,000
Lead Grant Reduction Activities	DHCD/PH	\$ 50,000	\$ 50,000
Matthews At Chestnut Hill	SCDHC	\$ 328,000	\$ 478,000
NIB Area Housing Code Enforcement	DPDR	\$ 125,000	\$ 125,000
Pathways to Independence - DPA	SCDHC	\$ 60,000	\$ 60,000
Rebuilding Together Year Round	Rebuilding Together	\$ 130,000	\$ 130,000
Section 108 2012 Loan Repayment	Finance	\$ 340,164	\$ 340,164
The Hollands	SCDHC	\$ 100,000	\$ 300,000
Townhomes at Warwick Phase II	NWTII/SCDHC	\$ -	\$ 185,800
Subtotal - Housing & Neighborhood Preservation:		\$ 2,756,031	\$ 3,717,386

Economic Development

Metropolitan Business League Programs	MBL	\$ 80,000	\$ 80,000
Neighborhood Economic Development	DHCD	\$ 275,000	\$ 275,000
Subtotal - Economic Development:		\$ 355,000	\$ 355,000

Public Facilities

Camp Baker	ARC	\$ -	\$ -
Sub-Total - Public Facilities		\$ -	\$ -

Project Name	Subrecipient	FY 2020	FY 2020
Planning & Administration			
Block Grant Administration and Housing	DHCD	\$ -	\$ -
Block Grant & Finance Administration	DHCD	\$ 375,000	\$ 375,000
Fair Housing Support and Outreach	H.O.M.E., Inc.	\$ 40,000	\$ 40,000
Historic Review	DPDR	\$ 48,000	\$ 48,000
Neighborhood Planning	DHCD	\$ 268,000	\$ 268,000
Planning	RRHA	\$ -	\$ 30,000
Regional AI for Fair Housing	PlanRVA	\$ -	\$ 50,000

Attachment A

Subtotal - Planning & Administration: \$ 731,000 \$ 811,000

CDBG, continued

Public Services

Cyber Security Workforce	OCWB	\$ 50,000	\$ 50,000
Lead safe and Healthy Homes Outreach Support	RCHD	\$ 125,000	\$ 125,000
Housing Code Enforcement & Counseling	RDSS	\$ 90,000	\$ 90,000
Housing Information & Counseling	H.O.M.E., Inc.	\$ 200,000	\$ 200,000
Pathways to Independence - PS	SCDHC	\$ 20,000	\$ 20,000
Positive Paths	Trinity	\$ 35,000	\$ 35,000
Residential Support for Homeless Families	RBHA	\$ 100,000	\$ 100,000
River City Roots: Urban Horticulture	Enrichmond	\$ -	\$ -
Youth Build In Community	SCDHC	\$ -	\$ -
Subtotal - Public Services:		\$ 620,000	\$ 620,000
TOTAL CDBG BUDGET:		\$ 4,462,031	\$ 5,503,386

HOME

	Adopted Budget FY 2020	Amended Budget FY 2020
HOME Entitlement Grant	\$ 1,455,440	\$ 1,455,440
HOME Prior Year Program Surplus	\$ -	\$ 250,000
Rental Rehab Program Income	\$ -	\$ -
TOTAL HOME Budget	\$ 1,455,440	\$ 1,705,440

Project Name	Subrecipient	FY 2020	FY 2020
Blackwell NIB - BHC	BHC	\$ -	\$ -
Carver Affordable Homeownership	PH	\$ 60,000	\$ 60,000
Citywide Owner Occupied Home Repair	PH	\$ -	\$ 100,000
Community Housing Empowerment NIB DPA	H.O.M.E., Inc.	\$ 300,000	\$ 300,000
Fair Housing Support and Outreach	H.O.M.E., Inc.	\$ -	\$ -
HOME Program Administration	DHCD	\$ 80,000	\$ 80,000
Matthews At Chestnut Hill	SCDHC	\$ 260,000	\$ 410,000
Revitalizing Blighted Properties	Habitat	\$ 270,000	\$ 270,000
Affordable Housing Program (Pilot)	habitat	\$ 90,000	\$ 90,000
Southern Barton Heights NIB -PH	PH	\$ 100,000	\$ 100,000
SBH Gateway Revitalization	PH	\$ 115,440	\$ 115,440
The Hollands	SCDHC	\$ 180,000	\$ 180,000
TOTAL HOME BUDGET:		\$ 1,455,440	\$ 1,705,440

Attachment A

EMERGENCY SOLUTIONS GRANT

ESG Entitlement Grant
 ESG Prior Year Program Surplus
TOTAL ESG Budget

Adopted Budget FY 2020	Amended Budget FY 2020
\$ 376,954	\$ 376,954
\$ -	\$ -
\$ 376,954	\$ 376,954

Project Name**Subrecipient****FY 2020****FY 2020**

Rapid Re-Housing Program and Emergency Shelter	HFF	\$ 60,000	\$ 60,000
ESG Program & Finance Administration	DHCD	\$ 19,454	\$ 19,454
Emergency Shelter Program	CARITAS	\$ -	\$ -
Shelter & Case Management	CARITAS	\$ 55,000	\$ 55,000
Homeward Community Information System (HMIS)	Homeward	\$ 7,500	\$ 7,500
Rapid Re-housing	YWCA	\$ 65,000	\$ 65,000
Short Term Shelter and Rapid Re-housing	HomeAgain	\$ 170,000	\$ 170,000
TOTAL ESG BUDGET:		\$ 376,954	\$ 376,954

HOPWA

HOPWA Entitlement Grant
 HOPWA Prior Year Program Surplus
TOTAL HOPWA Budget

Adopted Budget FY 2020	Amended Budget FY 2020
\$ 1,186,209	\$ 1,186,209
\$ -	\$ -
\$ 1,186,209	\$ 1,186,209

Project Name**Subrecipient****FY 2020****FY 2020**

Housing Assistance Program	Serenity, Inc.	\$ 163,000	\$ 163,000
HOPWA CIS	Homeward	\$ 20,000	\$ 20,000
HOPWA Greater Richmond	CCC	\$ 715,209	\$ 715,209
HOPWA Program & Finance Administration	DHCD	\$ 33,000	\$ 33,000
Stratford House	VSH	\$ 255,000	\$ 255,000
TOTAL HOPWA BUDGET:		\$ 1,186,209	\$ 1,186,209

Grant Total

\$ 7,480,634	\$ 8,771,989
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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.)
PlanRVA	Richmond Regional Planning District Commission
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

City of Richmond, VA



Fiscal Year 2020 Consolidated Annual Action Plan, Amendment 1

Department of Housing and Community Development

March 1, 2020

DUNS: 003133840

Annual Action Plan
2019

1

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The City of Richmond is reprogramming \$1,071,325 in CDBG funds and \$250,000 in HOME funds to benefit low and moderate income households.

Executive Summary

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

1. Introduction

The Annual Action Plan outlines the City of Richmond's housing, economic and community development initiatives in Fiscal Year 2020 (July 1, 2019 – June 30, 2020) to enhance and maintain neighborhoods, commercial corridors while enriching the lives of residents. As in prior planning years, the City will continue community development efforts in partnership with local non-profits, state government, and 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 opportunities. Housing and community development programs will continue in Bellemeade, Blackwell, North Highland Park, Oak Grove, East End, Southern Barton Heights, and Swansboro neighborhoods as the City revises and updates its approach in the aforementioned NiB areas.

Funds are budgeted to help low- and moderate-income homeowners with home maintenance repairs and substantial renovations to maintain safety, increase energy efficiency, and greater functionality in older homes. These programs provide significant benefit to disabled and elderly homeowners. 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.

The City will also provide funding for housing counseling and fair housing assistance programs. In January 2019, the City proposed funding for an Eviction Diversion program, the first of its kind in Virginia. The eviction diversion program will help tenants avoid an eviction through a one-time payment,

provide education and information on tenant rights and ensure landlords to get the back rent they are owed by way of a payment plan.

In 2019, the Affordable Housing Trust Fund (AHTF) application was combined with the CDBG, HOME, ESG, and HOPWA funding application. The Affordable Housing Trust Fund is distributed in two pools: Affordable Housing Trust Fund Development funds and Affordable Housing Trust Fund Housing Services funds. Richmond City Council passed a resolution in 2013 to fund the AHTF \$1 million annually, though funding has not always met that level. Eighteen (18) projects were funded this fiscal year.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City will continue to make significant investments in the housing stock through the Neighborhoods in Bloom program, targeted code enforcement, new construction, rehabilitation of vacant properties, rehabilitation of rental units, owner-occupied rehabilitation projects, as well as through Citywide housing investments. This fiscal year, the City revised the NiB areas. The new NiB areas are North Highland Park and Oak Grove, which have been added to the existing target areas.

CDBG resources are utilized to revitalize commercial corridors and gateways. City leaders are committed to supporting local business and gateway commercial areas. This yields jobs and economic activity. The City will continue to implement loan programs tailored to small, minority- and women-owned businesses, contractors, and gap financing for affordable housing development to stimulate the local economy. These programs include the CARE Program, Enterprise Zone Program, Citywide Revolving Loan Program, Section 108 Loan Program, and Micro-Enterprise Loan Program.

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

- Increase the number of affordable housing units, both homeownership and rental, for low- and moderate-income residents.
- Provide rehabilitation assistance to homeowners for repairs and substantial rehabilitation when necessary
- Revise the NiB program to target areas in need of concentrated public investment to reduce blight, crime, and stimulate private investment.
- Dedicate funds to ensure fair housing, provide housing counseling, down payment assistance, and financial literacy activities.

- Provide public services to support job training and placement, education, counseling and provide services that positively impact the health and welfare of families throughout the City.
- Provide funds for critical home and owner occupied rehabilitation.
- Provide funds for special needs population such as youths who will age out of the foster care system by providing needed life skills to become independent, productive and prosperous adults.

- Undertake a new housing initiative as a pilot program for City employees at 30%-50% of AMI.

The City is the recipient of a three-year \$2.7 million Lead Based Paint Hazard Control (LBPHC) Grant to reduce lead paint poisoning for children younger than 6 years old.

The City will use Emergency Solutions Grant funds in coordination with the Continuum of Care 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 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, as well as for resource identification.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The housing market in 2018 continued to experience strong growth in both volume and price. The City continued to invest federal dollars in NiB neighborhoods through new construction of homeowner housing and rental housing, 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 58 percent of its total CDBG allocation, or \$2.63 million to housing and neighborhood revitalization activities. HOME funds in the amount of \$1.42 million were targeted to housing and homeownership activities during Fiscal Year 2019.

The City has worked to increase home ownership and neighborhood stability through new single family construction on vacant lots, rehabilitation and sale of vacant homes, and rehabilitation assistance to owner-occupied housing for low- and moderate-income households. To help ensure affordability, CDBG and HOME funds were used for down payment and principal reduction assistance. As of March 2019, the City completed the construction of 17 new homes, and the rehabilitation of 41 units (including 5 Lead Grant Reduction Activities units) for LMI households. The City also provided 34 down payment assistance grants to both low- and moderate-income first time homebuyers.

The City used CDBG and HOME program funds to help support a systematic code enforcement initiative resulting in 2,799 inspections and citations, support housing counseling and fair housing education programs to 1,159 clients.

Throughout Fiscal Year 2019, \$366,794 of Emergency Solutions Grant (ESG) funds continued to support rapid re-housing services, emergency homeless shelters, and other specialized services to homeless individuals. As of June 2019, 1,337 homeless individuals received emergency overnight shelter from ESG-funded service providers. Area homeless service providers matched their ESG allocations with funds provided by Virginia Homeless Solutions Program (VHSP), United Way of Greater Richmond, individual donors and corporate funding.

To further address the needs of persons with HIV or AIDS, the City allocated HOPWA funds to three HIV/AIDS service organizations throughout the Richmond-Petersburg MSA. HOPWA funds allocated to these agencies totaled \$1,050,009, including \$22,000 for administration in Fiscal Year 2019. Agencies provided case management, short-term rent, mortgage, utility assistance; permanent housing placement (PHP), long-term rental assistance and first month's rent assistance. As of June 2019, approximately 271 low-income people with HIV/AIDS received the above HOPWA assistance.

Overall the City met or exceeded its goals in Fiscal Year 2019.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City of Richmond's Department of Housing and Community Development (DHCD) hosts public hearings for its Consolidated Annual Action Plan to offer opportunities for residents to review, provide input and ask questions in person or in writing during a 30-Day Commenting Period as advertised in local newspapers and on the City's website. Three public hearings were held for the FY2020 Annual Action Plan.

The City held three public hearings for the FY 2020 Annual Action Plan. The City held the first of three public hearings on November 9, 2018. This meeting offered applicants the information on the application processes for the federal entitlement grant funds. Five (5) subrecipients and nonprofits in the City attended the meeting. The second public comment session was held on May 28, 2019. Richmond City Council held a public hearing on July 22, 2019. The City has copies of the draft Annual Action Plan available at the Main Public Library on Franklin St and at the office of Richmond DHCD for the duration of the 30-day public comment period as an opportunity for citizen review and input.

In addition to the three formal public hearings to discuss the Fiscal Year 2020 Annual Action Plan, the City also held four informational sessions citywide open to the public. The meetings were October 25, 2018, October 29, 2018, October 30, 2018, and November 8, 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.

During October 25, 2018 meeting, the revised NiB maps were presented by City staff. Better Housing Coalition (BHC) staff attended the meeting. The boundaries of the proposed North Highland Park NiB area was discussed by City staff and BHC representative. During October 29, 2018 meeting, City staff discussed fair housing issues with representative from HOME, Inc. During the October 30, 2018 meeting, City staff discussed the development of affordable single-family development and rental housing, and land trust with BHC staff. During the November 8, 2018 meeting, NiB 2.0 strategy was discussed by City staff. Rental housing and increase of HOME program subsidy were also discussed.

During July 22, 2019 public hearing, a number of public comments were received. These comments are:

- Omari Kadaffi - spoke out against the AAP stating that more of the funds should be used to address the needs of residents at or below 30% AMI. More of the federal entitlement funds should be used to address the needs of residents living in public housing and that too much of the funds are going to persons at 80% AMI and to the elderly for homeowner repairs.
- Phil Cunningham with Better Housing Coalition spoke in favor of the AAP and stated that it will assist residents and redevelopment in the City.
- Charles Willis – a city resident asked City Council to support the AAP.
- Melanie McDonald with HOMEWARD spoke in favor the AAP as written and said that ESG and HOPWA funds will greatly assist those residents most in need.
- Mary Kay Huss with Richmond Metropolitan Habitat for Humanity asked for City Council to approve the AAP. She advised that Habitat will use funds to assist 5 households who earn between 30-80% AMI with homeownership. She also stated that over the years the average household income assisted by Habitat has been 40% AMI.
- Malcom Jones of Rebuilding Together spoke in favor of the AAP and stated that these funds will assist low income homeowners with much needed repairs in the Blackwell, Oak Grove and Swansboro neighborhoods.
- Heather Crislip with Housing Opportunities Made Equal of VA asked City council to support the AAP as is. Ms. Crislip stated the CDBG and HOME funds will be used to assist residents with housing counseling promote fair housing and provide much needed down payment assistance to low and moderate income residents.

Lee Household with Project:HOMES requested that City Council approve the AAP. Mr. Householder stated that a majority of the elderly residents served by Project:HOMES are at or below 30% AMI and their average household income is \$12,000 per year.

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

Omari Kadaffi - spoke against the AAP stating that more of the funds should be used to address the needs of residents at or below 30% AMI. More of the federal entitlement funds should be used to address the needs of residents living in public housing and that too much of the funds are going to persons at 80% AMI and to the elderly for homeowner repairs.

City's response: The federal entitlement funds that are allocated to subrecipients each year are project-based. The City welcomes subrecipients for their projects that target extremely low-income, i.e., 30% of AMI, households in the City. These projects will be funded once subrecipients propose funding requests in their funding applications. One example in the FY 2019-2020 funded projects is that Richmond Metropolitan Habitat for Humanity (RMHFFH) proposed affordable housing assistance to City employees earning 30% of AMI, for which extremely low-income City residents (30% of AMI) will be taken care of. Also, the City didn't receive funding applications from RRHA for their projects for residents of public housing in Richmond in FY 2019-2020. Currently, the City is using CDBG funds from previous years to assist RRHA to address the residents of Faye Towers through the redevelopment of the Baker School, which will house 51 units, and development of Jackson Ward Senior Apartments, which will house 72 units for low-income seniors.

7. Summary

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 Housing & Community Development
HOPWA Administrator	RICHMOND		Department of Housing & Community Development
HOME Administrator	RICHMOND		Department of Housing & Community Development
ESG Administrator	RICHMOND		Department of Housing & Community Development
HOPWA-C Administrator			

Table 1 – Responsible Agencies

Narrative (optional)

Consolidated Plan Public Contact Information

City of Richmond

Department of Housing and Community Development 1500 East Main Street, Suite 400

Richmond, VA 23219

(804) 646-1766

Attn.: Douglas Dunla, Director

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 feedback received in public meetings from November 2018 to July 2019 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 of persons in need of shelter by providing funding for case management 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 youth who are experiencing or at risk of experiencing homelessness. 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 supported 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's departments of Housing 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. DHCD 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 DHCD 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.

This year, AHTF fills in gaps of the homeless services that were previously not covered to the City homeless population. A number of homelessness projects are funded through AHTF. These projects include St. Joseph's Villa's Youth Homeless Outreach project, Commonwealth Catholic Charities' (CCC) Housing Location Services project, HomeAgain's Comprehensive Homeless Services Emergency Shelter and RRH, RBHA's Substance Use Disorder Peer Outreach Financial Assistance, and VSH's Homelink Supportive Services.

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 coordinates ESG fund allocation 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 November 9, 2018 public meeting. The main purpose of the meeting was to enhance understanding of the application process. HOME, Inc. also attended July 22, 2019 City Council public hearing.
2	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 is the lead agency for the Greater Richmond Continuum of Care. The agency is a regular partner in planning, and helps the City to align its ESG policies with Continuum of Care strategies for shelter, rapid re-housing and homelessness prevention. Homeward attended July 22, 2019 City Council public hearing.
3	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 November 9, 2018 public meeting. The main purpose of the meeting was to enhance understanding of the application process.

4	Agency/Group/Organization	CPDC
	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?	CPDC was represented at the November 9, 2018 public meeting. The main purpose of the meeting was to enhance understanding of the application process.
5	Agency/Group/Organization	Metropolitan Business League
	Agency/Group/Organization Type	Business Leaders
	What section of the Plan was addressed by Consultation?	Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Metropolitan Business League (MBL) is a not-for-profit, membership-based business association that aims to foster small business development. MBL attended May 28, 2019 public hearing.
6	Agency/Group/Organization	Better Housing Coalition/Richmond Affordable Housing
	Agency/Group/Organization Type	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?	Better Housing Coalition (BHC) is a leading community partner with the City of Richmond for affordable housing construction for LMI residents in Richmond. BHC attended July 22, 2019 City Council public hearing.
7	Agency/Group/Organization	Rebuilding Together of Richmond
	Agency/Group/Organization Type	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?	Rebuilding Together of Richmond is a volunteer-based organization that repairs and rehabilitates homes and non-profit community facilities for low-income elderly and disabled people in the City of Richmond. Rebuilding Together of Richmond attended July 22, 2019 City Council public hearing.
8	Agency/Group/Organization	Project Homes
	Agency/Group/Organization Type	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?	Project:HOMES is an affordable housing developer in the City of Richmond. Project: HOMES is a leading partner with the City of Richmond for affordable housing development. Project:HOMES attended July 22, 2019 City Council public hearing.
9	Agency/Group/Organization	Richmond Metropolitan Habitat for Humanity
	Agency/Group/Organization Type	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?	Richmond Metropolitan Habitat for Humanity (RMHFH) is a partner of the City of Richmond for affordable housing development for LMI households in the City. RMHFH attended July 22, 2019 City Council public hearing.

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

There were five attendants representing five organizations that attended November 9, 2018 public meeting. Public consultation results depend on the number of participants who attend the meetings and comments received from the meetings. No comments were received from this meeting. There was one attendant from MBL who attended May 28, 2019 public hearing. No comments were received from this meeting. There were eight persons representing six non-profit organizations attended July 22, 2019 City Council public hearing. Comments were received from this 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 the Fiscal Year 2020 Consolidated Annual Action Plan, the Department of Housing and Community Development (HCD) hosted 3 public meetings to solicit 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.

The City makes copies of the draft Annual Action Plan available at the Main Public Library on Franklin St and at DHCD 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 Fiscal Year 2020 Annual Plan on November 9, 2018. A public meeting was held by DHCD on May 28, 2019. Richmond City Council held a public hearing on the budget and annual action plan on July 22, 2019.

In addition to the public meetings to discuss the Fiscal Year 2020 Annual Action Plan, the City also held four housing meetings to consult with the City's nonprofit development and housing services community for the City's affordable housing and homeless services issues. The meetings were held on October 25, 2018, October 29, 2018, October 30, 2018, and November 8, 2018. Staff from Better Housing Coalition (BHC), Housing Opportunities Made Equal of Virginia, Inc. (HOME, Inc.), Richmond Metropolitan Habitat for Humanity (RMHFH), LISC, River City Blues Realty, Rebuilding Together of Richmond, Southside Community Development and Housing Corporation (SCDHC), Richmond Redevelopment and Housing Authority (RRHA), Project: HOMES (PH), and Maggie Walker Community Land Trust attended the meetings.

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 9, 2018. Ads were run in local newspapers, and a notice was placed on the City's website in advance of the meeting. Five City subrecipients and nonprofits 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 May 28, 2019. Ads were run in local newspapers.	A Metropolitan Business League (MBL) attendant joined the May 28, 2019 meeting. No public comments were received.	None	

3	Public Hearing	Non-targeted/broad community	City Council held public hearing on July 22, 2019 to hear public comments on the AAP. Ads were run in local newspapers.	Omari Kadaffi - spoke out against the AAP stating that more of the funds should be used to address the needs of residents at or below 30% AMI. More of the federal entitlement funds should be used to address the needs of residents living in public housing and that too much of the funds are going to persons at 80% AMI and to the elderly for homeowner repairs.Phil Cunningham with Better Housing Coalition spoke in favor of the AAP and stated that it will assist residents and redevelopment in the City.Charles Willis, a city resident asked City Council to support the	Omari Kadaffi - spoke out against the AAP stating that more of the funds should be used to address the needs of residents at or below 30% AMI. More of the federal entitlement funds should be used to address the needs of residents living in public housing and that too much of the funds are going to persons at 80% AMI and to the elderly for homeowner repairs.City's response: The federal entitlement funds that are allocated to subrecipients each year are project-based. The City welcomes subrecipients' projects that target extremely low-income, i.e., 30% of AMI, households in	
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				<p>AAP.Melanie McDonald with HOMEWARD spoke in favor the AAP as written and said that ESG and HOPWA funds will greatly assist those residents most in need.Mary Kay Huss with Richmond Metropolitan Habitat for Humanity asked for City Council to approve the AAP. She advised that Habitat will use funds to assist 5 households who earn between 30-80% AMI with homeownership. She also stated that over the years the average household income assisted by Habitat has been 40% AMI.Malcom Jones of Rebuilding Together spoke in favor of the AAP and stated that these funds will assist</p>	<p>the City. These projects will be funded once subrecipients propose funding requests in their funding applications. One example in the FY 2019-2020 funded projects is that Richmond Metropolitan Habitat for Humanity (RMHFH) proposed affordable housing assistance to City employees earning 30% of AMI. Also, the City didn't receive funding applications from RRHA for their projects for residents of public housing in Richmond in FY 2019-2020. Currently, the City is using CDBG funds from previous years to assist RRHA to address the residents of Faye Towers through the</p>	
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				<p>low income homeowners with much needed repairs in the Blackwell, Oak Grove and Swansboro neighborhoods. Heather Crislip with Housing Opportunities Made Equal of VA asked City council to support the AAP as is. Ms. Crislip stated the CDBG and HOME funds will be used to assist residents with housing counseling promote fair housing and provide much needed down payment assistance to low and moderate income residents. Lee Household with Project: HOMES requested that City Council approve the AAP. Mr. Householder stated that a majority of the elderly residents</p>	<p>redevelopment of the Baker School, which will house 51 units, and development of Jackson Ward Senior Apartments, which will house 72 units for low-income seniors.</p>	
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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)
				served by Project:HOMES are at or below 30% AMI and their average household income is \$12,000 per		

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

The proposed Fiscal Year 2020 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 Fiscal Year 2020 Annual Action Plan is as follows:

- CDBG-\$5,503,386
- HOME-\$1,705,440
- ESG-\$376,954
- HOPWA-\$1,186,209

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	4,462,031	186,836	854,519	5,503,386	5,503,386	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 rental housing to LMI renters through new construction of rental units and rehabilitation of existing rental units. 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	1,455,440	0	250,000	1,705,440	1,705,440	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	1,186,209	0	0	1,186,209	1,186,209	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	376,954	0	0	376,954	376,954	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	659,850	0	0	659,850	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	Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Supportive services Other	376,954	0	0	376,954	0	Subrecipients will use ESG match to provide financial assistance, overnight shelter, rapid rehousing, 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	1,433,554	0	0	1,433,554	0	Subrecipients will use state matching funds for new construction of homeowner units, owner-occupied housing rehab, downpayment assistance, housing counseling services, public services, and rapid rehousing 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

The publically owned land will be or has been used to address the needs of affordable housing, which includes VSH properties in East End NiB, Vacant Oak Grove Elementary School, Armstrong High School, which are under construction, and Norrell Elementary School.

Discussion

The CDBG funding allocation for the Fiscal Year 2020 action plan has an increase of \$19,555 for the entitlement funding, compared to the Fiscal Year 2019 adopted action plan. The HOME funding allocation for the Fiscal Year 2020 action plan has a decrease of \$44,861 for the entitlement funding, compared to the Fiscal Year 2019 adopted action plan. The ESG funding allocation for the Fiscal Year 2020 action plan has an increase of \$10,160 for the entitlement funding, compared to the Fiscal Year 2019 adopted action plan. The HOPWA funds in the Fiscal Year 2020 action plan has an increase of \$136,200 for the entitlement funding, compared to the Fiscal Year 2019 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	Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Highland Park Southern Tip Corridor Citywide	Creating sustainable neighborhoods Increasing the supply of affordable rental housing	CDBG: \$1,318,867 HOME: \$385,440 General Fund: \$157,000 State of Virginia: \$262,548	Public service activities other than Low/Moderate Income Housing Benefit: 220 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 70 Households Assisted Rental units rehabilitated: 21 Household Housing Unit Homeowner Housing Added: 2 Household Housing Unit Homeowner Housing Rehabilitated: 99 Household Housing Unit Other: 150 Other
2	De-concentrate public housing	2016	2020	Public Housing	Citywide	Creating sustainable neighborhoods	CDBG: \$0	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: 3000 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	Citywide	Creating sustainable neighborhoods Reducing poverty & enhancing economic opportunity	CDBG: \$745,164 General Fund: \$200,000 State of Virginia: \$5,000	Public service activities other than Low/Moderate Income Housing Benefit: 10 Persons Assisted Jobs created/retained: 90 Jobs Businesses assisted: 75 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	Creating sustainable neighborhoods Managing grant funds efficiently and effectively	CDBG: \$2,008,000 HOME: \$1,070,000 General Fund: \$122,000 State of Virginia: \$464,700	Public service activities for Low/Moderate Income Housing Benefit: 52660 Households Assisted Homeowner Housing Added: 26 Household Housing Unit Direct Financial Assistance to Homebuyers: 56 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: \$46,800	Other: 308 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	CDBG: \$225,000 HOPWA: \$1,186,209 ESG: \$376,954 Continuum of Care: \$50,000 General Fund: \$80,850 ESG Match: \$376,954 State of Virginia: \$684,506	Public service activities other than Low/Moderate Income Housing Benefit: 30 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 125 Households Assisted Tenant-based rental assistance / Rapid Rehousing: 279 Households Assisted Overnight/Emergency Shelter/Transitional Housing Beds added: 800 Beds Homelessness Prevention: 333 Persons Assisted HIV/AIDS Housing Operations: 225 Household Housing Unit Other: 4 Other
8	Add to affordable rental housing stock	2016	2020	Affordable Housing Public Housing Homeless	Citywide	Increasing the supply of affordable rental housing	CDBG: \$110,000	Rental units constructed: 0 Household Housing Unit Rental units rehabilitated: 22 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 revised its latest Analysis of Impediments to Fair Housing in accordance with the City's Voluntary Agreement with HUD. This document will be used to determine and address the fair housing impediments in the City of Richmond.
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 43 projects. They are funded by the federal CDBG, HOME, ESG, and HOPWA programs in Fiscal Year 2020. The funding was based on a competitive scoring evaluation process. The CDBG program funding is \$5,503,386. The HOME program funding is \$1,705,440. The ESG program funding is \$376,954. The HOPWA program funding is \$1,186,209. Compared to the projects in Fiscal Year 2019, 6 projects are newly added, covering the gamut of affordable rental and owner housing new construction and rehabilitation, and job training.

Projects

#	Project Name
1	The Columns on Grove
2	Affordable Housing Program (Pilot)
3	Blackwell/Swansboro Affordable Homeownership
4	Exterior Homes Repairs
5	Citywide Critical Home Repair
6	Citywide Owner Occupied Home Repair
7	Keystone Program City-wide DPA
8	Lead Grant Reduction Activities
9	Matthews At Chestnut Hill
10	NiB Area Housing Code Enforcement
11	Pathways to Independence
12	Rebuilding Together Year Round
13	Section 108 2012 Loan Repayment
14	The Hollands
15	Metropolitan Business League Programs
16	Neighborhood Economic Development
17	Block Grant & Finance Administration
18	Fair Housing Support and Outreach
19	Historic Review
20	Neighborhood Planning
21	Lead Safe and Healthy Homes Outreach Support
22	Housing Code Enforcement & Counseling
23	Housing Information & Counseling
24	Positive Paths

#	Project Name
25	Residential Support for Homeless Families
26	Carver Affordable Homeownership
27	Community Housing Empowerment NiB DPA
28	HOME Program Administration
29	Revitalizing Blighted Properties
30	Southern Barton Heights NiB - PH
31	SBH Gateway Revitalization
32	ESG19 Richmond
33	Housing Assistance Program
34	HOPWA CIS
35	HOPWA Greater Richmond
36	HOPWA Program & Finance Administration
37	Stratford House
38	Cyber Security Workforce Pilot Project
39	Baker School Apartments (RRHA)
40	Employee Housing Pilot Program (SCDHC)
41	Townhomes at Warwick Phase II (SCDHC)
42	Regional Analysis of Impediments for Fair Housing (PlanRVA)
43	Conservation and Redevelopment Plan (RRHA)

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	The Columns on Grove
	Target Area	Citywide
	Goals Supported	Improve current housing stock Add to affordable rental housing stock
	Needs Addressed	Increasing the supply of affordable rental housing
	Funding	CDBG: \$110,000 State of Virginia: \$120,810
	Description	Better Housing Coalition (BHC) will rehab the Columns on Grove house for low-income seniors. The rehab work includes the interior repair and upgrade of the building to include the 21 apartment units for kitchen and bath improvements, new flooring, and lighting.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Rental rehabilitations for 21 units.
2	Project Name	Affordable Housing Program (Pilot)
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$135,000 HOME: \$90,000
	Description	Richmond Metropolitan Habitat for Humanity (RMHFH), in partnership with the City of Richmond's Department of Housing and Community Development, proposes a pilot affordable homeownership program targeting the City of Richmond employees earning approximately 30% of AMI annually. RMHFH will work with the City of Richmond to acquire properties in the City to rehabilitate or to construct new affordable housing for the applicants who qualify and complete program requirements.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The project will assist 5 low-income City employees to purchase a home in the City of Richmond. Five (5) homes will be built or rehabbed by Habitat and purchased by City employees who are qualified Habitat homeowners.
3	Project Name	Blackwell/Swansboro Affordable Homeownership
	Target Area	Hull Street - Swansboro Corridor Jefferson Davis - Blackwell Corridor Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$262,000
	Description	Project:HOMES proposes to continue the successful revitalization of the Blackwell and Swansboro neighborhoods through the production of quality affordable housing. The proposal will allow for the construction of four new affordable homes to be sold to homebuyers with incomes at or below 80% of the AMI. The four properties are located at 2013 Albany Avenue in the Blackwell NiB, 3215 Lawson Street in the Swansboro NiB, and 2312 and 2314 Marion Mashore Street.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	2013 Albany Avenue in the Blackwell NiB, 3215 Lawson Street in the Swansboro NiB, and 2312 and 2314 Marion Mashore Street.
	Project Name	Exterior Homes Repairs

4	Target Area	Jefferson Davis - Blackwell Corridor Jefferson Davis - Bellemeade Corridor Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$150,000
	Description	Richmond Metropolitan Habitat for Humanity (RMHFH) proposes to focus on the revitalization of the Blackwell, Manchester, and Bellemeade neighborhoods through its Exterior Homes Repairs project, which will enable extremely low- to moderate-income homeowners (at 80% or less AMI), to make needed exterior home repairs and remove elements of blight from their properties. The homeowners will not be expected to repay the costs of the services received.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
5	Planned Activities	RMHFH will rehabilitate 8 homeowner units focusing on the exterior home repairs in the Blackwell, Manchester, and Bellemeade neighborhoods.
	Project Name	Citywide Critical Home Repair
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$636,422 State of Virginia: \$50,000

	Description	Project:HOMES proposes making Critical Home Repair assistance of up to \$10,000 to a minimum of fifty-seven (57) 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-Based Paint Hazard Control Grant in need of additional home repair services that will receive up to \$10,000 in critical home repairs. Critical repairs will be made to both the 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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Project:HOMES proposes making Critical Home Repair assistance of up to \$10,000 to a minimum of 62 low-income and very low-income homeowners throughout the City of Richmond, including five (5) households that are identified from the Lead-Based Paint Hazard Control grant.
6	Project Name	Citywide Owner Occupied Home Repair
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$320,000 HOME: \$100,000

	Description	Project:HOMES proposes making Critical Home Repair assistance up to \$40,000 to ten (10) low- and very low-income, elderly and/or disabled households. The activities will take place in all eligible areas throughout the City of Richmond including the City's NiB areas. Housing rehabilitation will help eliminate concentration of blight by improving the structure and livability of the homes. 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 an emphasis on visible improvements; correction of code and safety-related deficiencies; and improving the energy efficiency of each home.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	PH proposes making Critical Home Repair assistance up to \$40,000 to ten (10) low- and very low-income, elderly and/or disabled households.
7	Project Name	Keystone Program City-wide DPA
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$260,000 State of Virginia: \$154,900
	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	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	24 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.
8	Project Name	Lead Grant Reduction Activities
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$50,000 General Fund: \$100,000
	Description	The Department of Housing and Community Development (DHCD) partnered 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 were 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. The City was awarded \$2,710,314 for lead hazard control and healthy homes initiative in June 2017.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	The funding will make 5 homeowner units to be lead safe in the City of Richmond.
9	Project Name	Matthews At Chestnut Hill
	Target Area	Highland Park Southern Tip Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$478,000 HOME: \$410,000
	Description	Southside Community Development and Housing Corporation (SCDHC) will use CDBG and HOME funds to revitalize Matthews Heights in the Highland Park Neighborhood. Over this one year period, Phase III construction will continue on eight (8) new EarthCraft single-family homes being built in this new subdivision. The 32 homes will consist of 16 duplexes designed to be architecturally congruent with other homes in the Chestnut Hill/Plateau Historic District. The homes will be sold to homebuyers, with household earnings 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 downpayment and closing cost assistance will be available.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Eight (8) <80% AMI households will benefit from Phase III of the Matthews at Chestnut Hills development. These 8 households will become owners of high-quality, affordable single family homes in a new subdivision located in the desirable Highland Park neighborhood.
	Location Description	
	Planned Activities	SCDHC will use CDBG and HOME funds to develop Phase III duplex homes for 8 units in the Matthews at Chestnut Hill subdivision for LMI homebuyers. Construction will be completed at 1610, 1612, 1614, 1616, 1618, 1620, 1622, and 1624 Matthews Street.
	Project Name	NiB Area Housing Code Enforcement

10	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	This program benefits the Neighborhoods in Bloom and CDBG targeted areas and the entire City by removing blight, reducing crime, cleaning up properties, rehabilitating derelict/vacant properties and educating citizens. 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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	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.
11	Project Name	Pathways to Independence
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$80,000
	Description	The project consists of providing counseling services to current individuals and families that receive public assistance for basic living needs. SCDHC will provide targeted and comprehensive counseling services and resources to residents receiving public assistance or very low income, to help them identify and enhance their natural skills into a trade that can be utilized by existing employers or can be leveraged into owning a small business. In addition, SCDHC counseling services will help residents manage their income through the development of budgets and debt management plans. SCDHC also promotes advantageous savings plans that offer dollar for dollar matching to encourage wealth building. Households assisted with the housing and financial related services will receive direct financial assistance to purchase a home.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
12	Planned Activities	Increase the number of clients to 60 people who improve and stabilize their credit and reduce their debt load and who increase their knowledge about credit, money management, savings, tenant roles and responsibilities and purchasing a home. Funding will also be provided to 12 LMI households for downpayment assistance.
	Project Name	Rebuilding Together Year Round
	Target Area	Jefferson Davis - Blackwell Corridor

	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$130,000
	Description	Rebuilding Together of Richmond (RTR) seeks to continue its year round programming to assist 20 homeowners. RTR will target low income homeowners in need of repairs that can be done with their volunteer teams on National Rebuild Day. RTR plans to choose a Southside NiB neighborhood as its focus in 2020 and will allocate half of its CDBG funding to support projects in that community.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The program will provide critical home repairs for 20 low-income households.
13	Project Name	Section 108 2012 Loan Repayment
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$340,164
	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	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Repay principal and interest on Section 108 Guaranteed Loans as they become due during fiscal year.
14	Project Name	The Hollands
	Target Area	Hull Street - Swansboro Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$300,000 HOME: \$180,000
	Description	The project consists of the new construction of 22 for-sale single-family attached townhomes on a 1.766 acres site in the Swansboro Neighborhood. SCDHC will build 6 EarthCraft certified townhomes, designed to revitalize an older urban area in its first phase of construction. In addition, potential homebuyers will receive homebuyers education and counseling in preparation for the homeownership opportunity in the Swansboro Community. The homes will be sold to individuals and families with household income at or below 80% of AMI.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Six (6) <80% AMI households will directly benefit from this phase of the development of The Hollands (22 total units.)
	Location Description	
	Planned Activities	The project will benefit 6 LMI homebuyers who purchase a home in the Swansboro NiB area.
15	Project Name	Metropolitan Business League Programs
	Target Area	Citywide
	Goals Supported	Business development and job creation

	Needs Addressed	Reducing poverty & enhancing economic opportunity
	Funding	CDBG: \$80,000 State of Virginia: \$5,000
	Description	The Metropolitan Business League (MBL) is a not-for-profit, membership-based business association that aims to foster small business development. The mission of the MBL is to promote economic prosperity in Virginia through leadership, education, training and advocacy for small, women-minority-owned businesses. 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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	40% increase in membership registration and 20% increase in women owned business, which will assist 30 businesses, benefitting 100 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 35 businesses, benefitting 750 members.
16	Project Name	Neighborhood Economic Development
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$275,000 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 community of the Economic Development Authority (EDA) and the Department of Housing & Community Development (DHCD). The project implements the Commercial Area Revitalization Effort (CARE) Program and provides: market analysis, technical and financial assistance, rebates for interior, exterior and security improvements, assistance in coordinating clean-up campaigns, assistance with the development of crime prevention strategies, new business recruitment efforts and existing businesses with expansion efforts. These dollars fund staff that provide direct assistance to the individual businesses, business start-ups and to the business associations.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	To create/retain 90 jobs. Provide 60 CARE Rebates. Recruit 10 new businesses to locate in the City neighborhoods.
17	Project Name	Block Grant & Finance Administration
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Managing grant funds efficiently and effectively
	Funding	CDBG: \$375,000 General Fund: \$100,000

	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" (an annual comprehensive planning document) 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 organizations 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. This 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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	<p>Provide technical assistance to CDBG and HOME subrecipients to implement Consolidated Plan priorities and strategies</p> <p>Complete CDBG and HOME training for all funded subrecipients</p> <p>Complete and obtain signatures on all FY 2019-2020 CDBG and HOME item plans and contracts</p> <p>Monitor half of the subrecipients at least once a year to ensure that funds are spent according to City, HUD, and federal regulations</p> <p>Complete all Integrated Disbursement Information System (IDIS) tasks for project set up and end of year reporting</p> <p>Initiate the annual plan & budget process for the use of HUD entitlement funds by 03/10/19</p> <p>As the City's subrecipients continue their improvements to the Richmond Community, the DHCD will continue to provide administration, monitoring, and disbursement of CDBG and HOME funds.</p>
18	Project Name	Fair Housing Support and Outreach
	Target Area	Citywide
	Goals Supported	Fair housing
	Needs Addressed	Improving health outcomes in the city
	Funding	<p>CDBG: \$40,000</p> <p>State of Virginia: \$46,800</p>
	Description	<p>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.</p> <p>Through this funding, HOME, Inc. will (a) respond quickly and affirmatively to reports of housing discrimination in the area; (b) implement a fair housing ad campaign through social media ads and/or digital ads; (c) conduct face-to-face outreach at community fairs, events, or presentations targeting City of Richmond residents or those that serve City residents.</p>
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	

	Location Description	
	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. Provide 8 outreach events to the City residents who will receive information about HOME, Inc.'s services, general housing information and raise awareness about fair housing issues and rights under the fair housing law.
19	Project Name	Historic Review
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$48,000 General Fund: \$57,000
	Description	The administration of the Section 106 Review process is a necessary function for the disbursement of funding from the U.S. Department of Housing and Urban Development (HUD) by the City of Richmond. This responsibility is delegated to the City by HUD Regulation 24 CFR Part 58.1, and is a requirement of the HUD contract with the City of Richmond. Half of the costs for the program administration function are funded by this request. A Planner II, designated by the Planning and Preservation Division of the Department of Planning and Development Review (DPDR), with support and supervision by the Principal Planner for the Division, constitutes the project staff that will be responsible for the administration of all aspects of Section 106 review for the City of Richmond.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Over 150 undertakings will be reviewed by DPDR staff.

20	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
	Funding	CDBG: \$268,000 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 NiB Capital Improvements funds to strengthen its targeted approach. This work is accomplished through strong partnerships with the community and nonprofit housing agencies.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Implement NiB in a manner supportive of corridor development and overall neighborhood revitalization through building new housing, rehabilitating vacant structures, and reducing inventory of acquired properties. Implement East End transformation strategy through removing blight and placing properties into productive use.
	Project Name	Lead Safe and Healthy Homes Outreach Support

21	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$125,000 State of Virginia: \$162,548
	Description	<p>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 220 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-Based Paint Hazard Control (LBPHC) Grant Assistance. The CDBG funds will also be used to fund a new part-time position which continues with on-going effort to conduct LBPHC program client pre-application activity and to provide lead case management. In addition, the CDBG funds will be used to expand the on-going outreach and education/training services related to lead exposure prevention and various Healthy Homes topics to medical providers, individuals, and community groups. Moreover, the CDBG funds will be used to continue 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.</p>
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	<p>Public service screening of 220 lead poison children and expectant monthers.</p> <p>Identify, recruit, and pre-qualify 65 children to receive HUD Lead-Based Paint Hazard Control Grant assistance.</p>

22	Project Name	Housing Code Enforcement & Counseling
	Target Area	Citywide
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness
	Funding	CDBG: \$90,000 General Fund: \$44,850
	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. Support of citywide interventions will be provided as needed. 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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	200 low-income families/individuals will be assisted due to code enforcement activities.
23	Project Name	Housing Information & Counseling
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods

	Funding	CDBG: \$200,000 State of Virginia: \$154,900
	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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Approximately 100 families from the City of Richmond will receive tenant education. 350 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.
24	Project Name	Positive Paths
	Target Area	Citywide
	Goals Supported	Assist Special Needs population

	Needs Addressed	Creating sustainable neighborhoods
	Funding	CDBG: \$35,000
	Description	CDBG funds are needed to fund the salary of a Program Services Specialist, who also functions as an assistant program coordinator to provide intensive case management for 30 foster care alumni. The Program Services Specialist will also help coordinate life skills training, support groups, classes, seminars, and identify referral resources to address housing, employment, and other basic needs. In addition to classes and seminars for foster care alumni who come from throughout Richmond, some group training will be leveraged on behalf of Richmond's low-income communities and provide opportunities to share in these group learning experiences. The youth and young adults are referred to Positive Paths from group homes, Richmond Department of Social Services, the courts, probation officers, shelters, and self referral.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	This project proposes to provide intensive case management for 30 foster care alumni.
25	Project Name	Residential Support for Homeless Families
	Target Area	Citywide
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness
	Funding	CDBG: \$100,000

	Description	This project will provide case management to 125 homeless families at HomeAgain, the Salvation Army, CARITAS, Housing Families First, 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. Oversight of the program is provided by a Program Manager in the Adult Mental Health Division at RBHA.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The program will provide case management and referrals for 125 homeless families housed in emergency shelters.
26	Project Name	Carver Affordable Homeownership
	Target Area	Carver - Newtowne West Corridor
	Goals Supported	Increase homeownership
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$60,000
	Description	The project seeks HOME funds to provide for the construction of the last nine new high-efficiency affordable homes in the 1200 blocks of Catherine and West Leigh Streets in the Carver neighborhood. It will be constructed on the existing lot at 900 Harrison Street and will be adjacent to the new homes constructed at 1203 1/2, 1205, 1205 1/2, 1207, 1207 1/2, 1209, 1209 1/2 West Leigh Street. Once completed, the home will be offered for sale to homebuyers with an income at or below 80% of the area median income. Project:HOMES will also provide each qualified homebuyer with up to \$5,000 in buyers assistance in the form of a forgivable loan secured by a Deed of Trust in accordance with HUD regulations.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Project:HOMES will build a new home at 900 Harrison Street and sell it to a LMI homebuyer. DPA will be provided.
27	Project Name	Community Housing Empowerment NiB DPA
	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: \$154,900
	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	
	Estimate the number and type of families that will benefit from the proposed activities	

	Location Description	
	Planned Activities	20 LMI households will become first-time homeowners in the City of Richmond's designated Neighborhoods in Bloom (NiB) areas.
28	Project Name	HOME Program Administration
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	Managing grant funds efficiently and effectively
	Funding	HOME: \$100,000 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 funds annually. Funding of this proposal will enable the Division to continue to work closely with the numerous housing providers, Community Development Corporations (CDCs), the Richmond Redevelopment & Housing Authority, 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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	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. Complete monitoring of housing providers and RRHA.

29	Project Name	Revitalizing Blighted Properties
	Target Area	Citywide
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$270,000
	Description	Richmond Metropolitan Habitat for Humanity (RMHFH) is requesting funds to assist in the rehabilitation of four single-family detached homes and two single-family attached homes in the City of Richmond. Once completed, these homes will be sold to low-to-moderate-income homebuyers with zero percent interest financing provided by RMHFH. This project will provide quality affordable homes for six families in the Chestnut Hills, Randolph, and Carytown neighborhoods and will be a vital addition to the revitalization of these areas. The vacant properties RMHFH will revitalize are located at the following addresses: 3402 Grayland Ave., Richmond, VA 23221 (rehab) 2404 5th Ave., Richmond, VA 23222 (rehab) 1706 Jacqueline Ct., Richmond, VA 23220 (rehab) 1714 Jacqueline St., Richmond, VA 23220 (rehab) 2008-2010 5th Ave., Richmond, VA 23222 (new construction, single-family attached unit)
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Richmond Metropolitan Habitat for Humanity (RMHFH) proposes to rehabilitate four (4) single-family detached units and new construction of two (2) single-family attached units in the City of Richmond.
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: \$100,000

	Description	Project:HOMES proposes to construct two (2) new houses at 10 and 20 King Street in the Southern Barton Heights Neighborhood. Both sites are currently owned by Project:HOMES, have the necessary infrastructure for single-family homes and meet all applicable zoning requirements. No site pre-development work is required. Work can begin immediately upon contract ratification.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Project:HOMES will build two (2) new construction homes located in the Southern Barton Heights Neighborhood.
31	Project Name	SBH Gateway Revitalization
	Target Area	Highland Park Southern Tip Corridor
	Goals Supported	Improve current housing stock
	Needs Addressed	Creating sustainable neighborhoods
	Funding	HOME: \$115,440
	Description	This project funds for the renovation of 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. Once renovated, the completed homes will be sold to homebuyers with income at or below 80% of AMI.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Project:HOMES will renovate three historic homes located at 1606 Sewell Street, 1611 Monteiro Street, and 1708 Monteiro Street in the City's Southern Barton Heights Neighborhood.

32	Project Name	ESG19 Richmond
	Target Area	Citywide
	Goals Supported	Assist Special Needs population
	Needs Addressed	Ending homelessness
	Funding	ESG: \$376,954 General Fund: \$18,000 ESG Match: \$376,954 State of Virginia: \$435,624
	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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
33	Planned Activities	HomeAgain will use \$170,000 ESG funds to serve homeless households through a combination of emergency shelter and rapid re-housing programs. Housing Families First will use \$60,000 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 \$65,000 to provide rapid re-housing expenses for households with survivors of domestic violence. The remaining ESG funds in the amount of \$26,954 will be used to fund ESG program administration and the Homeward Community Information System (HCIS), which provides data and reports about homelessness.
	Project Name	Housing Assistance Program
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$163,000 State of Virginia: \$248,882

	Description	Serenity provides support and services to persons living with HIV/AIDS. The agency is requesting HOPWA funding to support its Housing Assistance Program (HAP). The funds will provide financial assistance for client rent and utilities, a portion of Serenity's operating expenses and staff expenses, including two housing case managers (HCM), one full-time and one part time, and a part-time client services coordinator (CSC). Clients seeking assistance in moving into stable housing will be eligible for permanent housing assistance. The Permanent Housing (PH) program will provide up to two month's rent. The goal of the program is to move individuals into affordable, healthy housing. Clients encountering a period of financial instability, either due to their health or reduction in work hours, apply for Short Term Rent, Mortgage, and Utility (STRMU). STRMU provides several months of assistance, which gives the individual time to recover without putting their housing at risk. Serenity will also provide case management, Permanent Housing Placement (PHP) to the MSA residents with HIV/AIDS. Serenity will use HOPWA funds for resource identification.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Provide housing-focused case management, STRMU, and other permanent housing to 200 LMI households who have HIV/AIDS.
34	Project Name	HOPWA CIS
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	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	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	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.
35	Project Name	HOPWA Greater Richmond
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$715,209

	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. 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. CCC will use HOPWA funds for resource identification.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Provide continuation of case management services, TBRA assistance, and STRUM assistance for all active program participants for 133 people.
36	Project Name	HOPWA Program & Finance Administration
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$33,000 General Fund: \$18,000

	Description	The Housing Opportunities for Persons with AIDS (HOPWA) program provides a wide range of housing assistance and supportive services, including facilities and community residences, rental assistance, short-term payments to prevent homelessness, technical assistance, supportive services and other activities to persons living with HIV/AIDS and are considered low-moderate income. The City of Richmond was required by HUD to administer the funds as part of its Consolidated Plan process for the entire MSA, which includes 17 independent jurisdictions. Therefore, the City is requesting these funds to ensure the proper administration of the HOPWA program throughout the MSA. Federal regulations only allow for 3% of the entitlement funds to be used by the entitlement jurisdiction for administration.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	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.
37	Project Name	Stratford House
	Target Area	Richmond MSA
	Goals Supported	Assist Special Needs population
	Needs Addressed	Addressing housing needs of Special Needs pop
	Funding	HOPWA: \$255,000 Continuum of Care: \$50,000

	Description	This program allows Virginia Supportive Housing (VSH) to continue to provide permanent supportive housing to individuals living with HIV/AIDS who were formally homeless. Supportive services are provided by a Master's level social worker, certified peer specialist, case manager, and nurse among other specialists who offer individualized care to include, but not limited to, access to needed community resources, individual and group counseling, substance abuse education, coordination of medical care, skills training, recovery-oriented support activities, social engagement and community building opportunities, and housing stability support and resources. 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. VSH will use HOPWA funds for resource identification.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Provide 25 housing units to individuals with HIV/AIDS.
38	Project Name	Cyber Security Workforce Pilot Project
	Target Area	Citywide
	Goals Supported	Business development and job creation
	Needs Addressed	Reducing poverty & enhancing economic opportunity
	Funding	CDBG: \$50,000

	Description	The Cyber Security Project is designed as a new model providing unemployed and under-employed employees of local and regional companies and city residents with opportunity to gain access to training and educational resources. This emulated training Education Security Center environment will focus on delivering highly trained and qualified cybersecurity practitioners prepared to occupy 22nd-century information assurance and cybersecurity positions with collaborating industry partners. CDBG funds will be used to provide training and certification of 10 trainees in a technical training program and structured on the job training program as well as the purchase of program related training materials and supplies in partnership with educational organizations and industry partners.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	The program will train 10 unemployed and under-employed City residents to gain access to cybersecurity training and educational resources.
39	Project Name	Baker School Apartments (RRHA)
	Target Area	North Jackson Ward Corridor
	Goals Supported	De-concentrate public housing Reduce neighborhood blight Add to affordable rental housing stock
	Needs Addressed	Increasing the supply of affordable rental housing
	Funding	CDBG: \$75,000
	Description	RRHA, in partnership with CPDC, is redeveloping the vacant Baker School into 51 high quality, affordable, senior apartments. LIHTC RAD conversion.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	51 senior households will directly benefit.
	Location Description	Former Baker School in North Jackson Ward, 100 W Baker st.
	Planned Activities	
40	Project Name	Employee Housing Pilot Program (SCDHC)
	Target Area	Citywide
	Goals Supported	Increase homeownership
	Needs Addressed	
	Funding	CDBG: \$100,000
	Description	Southside Community Development and Housing Corporation, in partnership with the City of Richmond's Department of Housing and Community Development, proposes a pilot affordable homeownership program targeting the City of Richmond employees earning approximately 30%-50% of AMI annually. SCDHC will work with the City of Richmond to acquire properties in the City to rehabilitate or to construct new affordable housing for the applicants who qualify and complete program requirements.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Two (2) households will directly benefit from this activity.
	Location Description	
	Planned Activities	Two high quality, affordable single family homes will be developed for City of Richmond employees earning approximately 30%-50% AMI.
41	Project Name	Townhomes at Warwick Phase II (SCDHC)
	Target Area	Hull Street - Lower Corridor
	Goals Supported	Add to affordable rental housing stock
	Needs Addressed	Increasing the supply of affordable rental housing
	Funding	CDBG: \$185,800

	Description	Southside Community Development and Housing Corporation, in partnership with Canterbury Enterprises, is developing 30 affordable rental townhomes. The project is the second phase of Warwick Townhomes.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	30 <60% AMI households will directly benefit from this LIHTC development.
	Location Description	
	Planned Activities	
42	Project Name	Regional Analysis of Impediments for Fair Housing (PlanRVA)
	Target Area	Richmond MSA
	Goals Supported	Fair housing
	Needs Addressed	
	Funding	CDBG: \$50,000
	Description	The Richmond Regional Planning District Commission (PlanRVA) will conduct an Analysis of Impediments for Fair Housing. The City Of Richmond along with the Counties of Chesterfield and Henrico, the Cities of Colonial Heights, Hopewell and Petersburg are contracting with PlanRVA to conduct an Analysis of Impediments for Fair Housing.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	Citywide
	Planned Activities	Planning
43	Project Name	Conservation and Redevelopment Plan (RRHA)
	Target Area	East End - Nine Mile Road Corridor
	Goals Supported	De-concentrate public housing Reduce neighborhood blight

	Needs Addressed	
	Funding	CDBG: \$30,000
	Description	RRHA will update the Creighton Court Conservation and Redevelopment area.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	East End - Nine Mile Road Corridor
	Planned Activities	Planning

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 2018 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	2
East End - Nine Mile Road Corridor	1
East End - Eastview Corridor	0
Brookland Park Boulevard Corridor	0
Broad Street Downtown Corridor	0
Hull Street - Swansboro Corridor	8
Jefferson Davis - Blackwell Corridor	3
Jefferson Davis - Bellemeade Corridor	1
Highland Park Southern Tip Corridor	12
North Jackson Ward Corridor	1
Citywide	54
Carver - Newtowne West Corridor	1
Church Hill - Central Corridor	0
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, Jefferson Davis - Blackwell Corridor, and Carver - Newtowne West Corridor.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

In the 2020 Fiscal Year, the City of Richmond will provide affordable housing for 1,221 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	794
Non-Homeless	202
Special-Needs	225
Total	1,221

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

One Year Goals for the Number of Households Supported Through	
Rental Assistance	574
The Production of New Units	112
Rehab of Existing Units	124
Acquisition of Existing Units	0
Total	810

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

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 by 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.

In addition, RRHA is redeveloping the former Armstrong High School into a mixed-income neighborhood. The redevelopment is currently under construction and upon completion will have 220 apartments. Sixty Creighton Court families will have a chance to choose to live in this mixed-income neighborhood. RRHA is also redeveloping the former Baker School into 51 apartment units for seniors. Baker School Senior Apartments is located in the North Jackson Ward community, which is close to Fay Towers. Moreover, RRHA is developing Jackson Ward Senior Apartments, a mixed-use, mixed-income development consisting of 154 apartment units, of which 72-units are designated for replacement housing for the residents of RRHA's Fay Towers. The remaining 82 units are market rate homes.

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, and continue the Jackson Ward Senior Apartments that just started the construction. 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. RBHA will operate a Substance Use Disorder Peer Outreach Financial Assistance program this year through the AHTF. A full-time Substance Use Disorder (SUD) Peer Outreach Specialist will be hired for this purpose. St. Joseph's Villa (SJV) requested the AHTF to provide assertive outreach to 100 runaway, homeless, and unstably housed young adults (age 18-24). This youth population include those who are pregnant and parenting; involved with juvenile justice systems; aging out of foster care; identify as LGBTQ; immigrants and refugees; or survivors of sexual trafficking and exploitation.

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 approximately 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 279 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 CDBG 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.

In January 2016, the Greater Richmond Continuum of Care launched the Shelter Diversion Line, a pilot program led by YWCA that provided assistance in resolving housing crises for people experiencing or at-risk of homelessness. In January of 2018, YWCA expanded its staff and programming to relaunch the Shelter Diversion Line, and the community asked Homeward to add two full-time Shelter and Housing Coordinator positions to its staff. The services were expanded to provide clients with access to the region's shelter and housing intervention referral process. While the scope of the services expanded, the focus on Diversion as a best practice remained an integral part of the client services.

In January 2019, the City proposed funding for an Eviction Diversion program. This diversion program will help tenants avoid receiving an eviction on their rental history, while ensuring landlords get the back rent they are owed by way of a payment plan. It will rely on pro bono lawyers to serve as mediators between tenants and landlords. Tenants would have to participate in a financial literacy course and would be eligible for assistance only once.

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	150
Tenant-based rental assistance	38
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	45
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	25
Total	258

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 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. Once-affordable neighborhoods such as Church Hill, Jackson Ward, Barton Heights, and Carver have become expensive, pricing longtime residents out of the area. Rising property values have affected some longtime home owners through correlated property tax increases.

A public policy barrier to affordable housing is the limitations placed on the Greater Richmond Transit Company (GRTC). GRTC buses provide limited and infrequent access to neighboring counties where many 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:

To enhance the regional cooperation for affordable housing, the Partnership for Housing Affordability (PHA) is taking the lead on the development of a Regional Housing Framework that will serve as a mechanism for consistent focus and collaboration in addressing the region's shared housing challenges. PHA is currently coordinating public meetings for this regional affordable housing approach, which is to ensure that there is a sufficient supply of sustainable affordable housing options in the region. PHA will coordinate with the State and local governments for their policies and programs to address the affordable housing challenges.

The City anticipates participating in a regional Analysis of Impediments with five other entitlement communities. This newly formed regional partnership will address housing affordability and other programs that benefit low- and moderate-income persons.

The City is developing new tools to address the affordable housing issues. These tools include council proposing new legislation, which may require new developments with city owned properties or city funding to reserve a percentage of the affordable housing units, the Land Trust/Land Bank, and the AHTF. Once these new tools are implemented, the City will be in a better shape for the production of affordable housing, which will benefit the City's LMI residents.

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 203 assisted affordable units during the year. 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 funded RRHA for a senior rental housing redevelopment project in the Jackson Ward Neighborhood in Fiscal Year 2019 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 Fiscal Year 2018. This funding will convert the former Baker School into 51 units of apartments for seniors. Moreover, the City funded NWTII/SCDHC \$300,000 CDBG funds (including \$150,000 carryover amount) for the construction of the Townhomes at Warwick Place Phase II in Fiscal Year 2019. The project will create 30 new affordable rental townhomes that will serve residents at or below 60% AMI. CDBG funds will be used as gap funding in this \$5,500,000 LIHTC project.

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 \$2,710,314. The City of Richmond plans to assist 90 households with lead based paint hazards in Fiscal Year 2020. The City will be using CDBG funds and the City General 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(l)(1,2,4)

Introduction:

No additional information.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	49,350
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	49,350

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.	90.52%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(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-26 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 Housing 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.

No additional information.

Attachments

Citizen Participation Comments

Public Comments on 2019-2020 AAP

City Council hearing on July 22, 2019

- Omari Kadaffi - spoke out against the AAP stating that more of the funds should be used to address the needs of residents at or below 30% AMI. More of the federal entitlement funds should be used to address the needs of residents living in public housing and that too much of the funds are going to persons at 80% AMI and to the elderly for homeowner repairs.
- Phil Cunningham with Better Housing Coalition spoke in favor of the AAP and stated that it will assist residents and redevelopment in the City.
- Charles Willis – a city resident asked City Council to support the AAP.
- Melanie McDonald with HOMEWARD spoke in favor the AAP as written and said that ESG and HOPWA funds will greatly assist those residents most in need.
- Mary Kay Huss with Richmond Metropolitan Habitat for Humanity asked for City Council to approve the AAP. She advised that Habitat will use funds to assist 5 households who earn between 30-80% AMI with homeownership. She also stated that over the years the average household income assisted by Habitat has been 40% AMI.
- Malcom Jones of Rebuilding Together spoke in favor of the AAP and stated that these funds will assist low income homeowners with much needed repairs in the Blackwell, Oak Grove and Swansboro neighborhoods.
- Heather Crislip with Housing Opportunities Made Equal of VA asked City council to support the AAP as is. Ms. Crislip stated the CDBG and HOME funds will be used to assist residents with housing counseling promote fair housing and provide much needed down payment assistance to low and moderate income residents.
- Lee Household with Project:HOMES requested that City Council approve the AAP. Mr. Householder stated that a majority of the elderly residents served by Project:HOMES are at or below 30% AMI and their average household income is \$12,000 per year.