

**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date:	May 1, 2023
Action Required:	Approval of the Thomas Jefferson Area HOME Consortium Five-Year Consolidated Plan (FY 2023-2027) and the City of Charlottesville One-Year Annual Action Plan (FY 2023-2024) (2nd Reading)
Presenter:	Alexander Ikefuna, Director of Community Solutions, Laurie Jean Talun (TJPDC)
Staff Contacts:	Anthony Warn, Grants Analyst Alexander Ikefuna, Director of Community Solutions Laurie Jean Talun (TJPDC)
Title:	TJPDC HOME Consortium Five-Year Consolidated Plan (Program Years 2023 - 2027) and the City of Charlottesville Annual Action Plan (FY 2023 - 2024)

Background

The City of Charlottesville is designated an Entitlement Community (EN) by the United States Department of Housing and Urban Development (HUD), and as such is a recipient of HUD Community Development Block Grant (CDBG) and Home Investment Partnerships (HOME) funds. A requirement of receipt of this funding is the development of a multi-year Consolidated Housing and Community Development Plan (hereafter Consolidated Plan) to guide the use of federal funds over a five (5) year period and the development of Annual Action Plans, both of which are reviewed by HUD and either approved or returned for revisions.

Upon approval of these plans by HUD, the City and the HOME Consortium will be eligible to receive their FY2023-24 allocations, which are currently estimated by HUD at approximately \$410,468 for the City’s CDBG program and approximately \$785,286 for the Consortium’s HOME program. The City of Charlottesville receives its CDBG allocation directly and develops a funding plan based on established city goals, input from the community and the work of a taskforce composed of representatives from across the city. HOME funds are coordinated by the Thomas Jefferson Planning District Commission (TJPDC) Area HOME Consortium, and shared among the six (6) member jurisdictions (the City of Charlottesville and the counties of Albemarle, Fluvanna, Greene, Louisa and Nelson) as follows:

Participating Jurisdictions	Share of HOME Fund
City of Charlottesville	\$98,160
Albemarle County	\$98,160
Fluvanna County	\$98,160
Green County	\$98,160

Louisa County	\$98,160
Nelson County	\$98,160
Community Housing Development Organization (CHDO)	\$117,792
Designation	
Program Planning/Administration (TJPDC) 10%	\$78,534
Total HUD Allocated HOME Fund	\$785,286

HOME funds available for housing activities are currently estimated at approximately \$588,965, and are divided equally between the City and the five counties that make up the Consortium. Based on current estimates of the Consortium’s FY2023-24 HOME allocation, the City’s portion of the HOME funds for housing activities will be approximately \$215,952; this includes approximately \$98,160 in funds to be awarded to a local nonprofit dedicated to affordable housing and \$117,792, specifically designated for a HUD-approved Community Housing Development Organization (CHDO). (Note that these amounts represent preliminary HUD estimates of potential funding and are subject to change at HUD’s discretion.)

Staff of the Office of Community Solutions (OCS) and the Thomas Jefferson Planning District Commission (TJPDC) have been working closely with valued community partners to revise the plan currently in effect to closely align with the City’s current plans, including the 2021 Comprehensive Plan and the Affordable Housing Plan. These plans have been open to a period of public comment for no less than 30 days, after which OCS and TJPDC worked to incorporate feedback received.

Based on guidance from HUD, the development of the Consortium’s 5-year Consolidated Plan is designed to inform a guide data-driven, place-based regional approach to housing and community development needs based on established goals and with opportunities for meaningful input from community stakeholders. Each Consortium member both contributes to the development of the 5-year regional Consolidated Plan and develops their own Annual Action Plan based on their unique local needs and priorities.

In order to maintain the city’s eligibility for HUD entitlement funding, a locally approved 5-Year Consolidated Plan and the first year 1-Year Annual Action Plans are due to HUD on or before 15 May. At a public hearing on April 11, 2023, the draft 1-Year Action Plan and the Taskforce’s funding recommendations to Council were presented to the Planning Commission. The Commission recommended approval and forwarding on to City Council.

Discussion
Timeline

2022

- September 19: City Council establishes priorities for FY23-24 CDBG & HOME programs (#R-22-115)
- December 13: OCS staff and staff of the TJPDC begin working on revising the 5-year and 1-year plans

2023

- February 28: Charlottesville CDBG/HOME Taskforce begins meeting to review applications for funding from area nonprofits
- March 21: Draft 5-year and 1-year plans are publicized to begin 30-day public comment period
- March 15: Charlottesville CDBG/HOME taskforce finalizes funding recommendations
- April 11: OCS staff presents draft 5-year and 1-year plans to Planning Commission for review (1st reading); Planning Commission unanimously approved forwarding to City Council
- 20 April: End of the 30-day public comment period; OCS & TJPDC staff begin to incorporate received feedback
- May 1, 2023: OCS/TJPDC staff joint presentation at City Council public hearing (2nd reading & council vote)
- 4 May: TJPDC/OCS staff joint presentation to TJPDC Commission
- May 15, 2023: Final deadline to submit locally approved 5-year and 1-year plans to HUD for review

Needs Assessment

Development of the Consolidated Plan begins with a comprehensive needs assessment. This process was led in part by a hired consultant in collaboration with the City’s Comprehensive Plan Steering Committee, which was composed of representatives from all backgrounds, appropriate City departments, the Planning Commission, the Charlottesville Redevelopment and Housing Authority, City Council, University of Virginia, Albemarle County, the Blue Ridge Coalition for the Homeless and other service providers. Extensive focus groups and public needs assessment processes were also conducted.

The City develops a comprehensive needs-based Five-Year Capital Improvement Program (CIP) as a part of its annual capital budgeting process. To be approved for funding, projects must support one or more of the City Council’s priority objectives as well as respond to an established need. Public participation in the CIP decision-making process is robust, including meetings, consultations with residents and neighborhoods, stakeholders, budget forums, and public comments and public hearings.

Goals

The Consolidated Plan and Annual Action Plans have been designed to be responsive to the community needs identified during the Needs Assessment noted above and with the aim of maximizing the impact of the limited funding available. Core goals of this process include:

Housing:

1. Expanding the affordable housing stock
2. Preserving the existing supply of affordable housing
3. Ensure housing access for low-income residents
4. Support investments that aid fair housing choice

Community Development:

1. Enhance and improve access to transportation

2. Support the expansion of mental health services
3. Support the homeless and transition to independence
4. Support the provision of supportive housing
5. Increase access to jobs that pay a living wage
6. Foster small and local business development
7. Support Climate Action Plan and expand energy efficiency and environmental stewardship

Alignment with City Council's Vision and Strategic Plan

This agenda item aligns directly with Council's vision for Charlottesville to have *Economic Sustainability, Quality Housing Opportunities for All* and *A Connected Community*. Projects also have the potential to many of the objectives and goals listed in the City's Strategic Plan: *An Inclusive Community of Self-sufficient Residents; A Beautiful and Sustainable Natural and Built Environment; A Strong, Creative and Diversified Economy; and a Healthy and Safe Community*. This addresses several of the provisions in the 2021 Affordable Housing Plan and the 2021 Comprehensive Plan.

Community Engagement

Meaningful engagement with a broad range of stakeholders is a core goal of this work and has involved multiple avenues of community outreach, as detailed in the draft Consolidated Plan.

To develop the 5-Year Consolidated Plan, the City of Charlottesville and the TJPDC conducted a thorough, multi-layered consultation process and engaged with a variety of government agencies and organizations that provide community services. In addition to providing both formal and informal settings for citizen participation, the City and the TJPDC coordinated the following meetings and outreach with public agencies, private organizations, and the greater public to identify shared housing and community development needs and solutions. The public was given a thirty-day public comments period to provide comments; no comment was received. This process is described in more detail within the body of the Consolidated Plan, notably the section entitled 'PR-10 Consultation.' For more information, please follow this link: <https://tjpd.org/public-notice-2023-2027-home-and-cdbg-consolidated-plan/>

Budgetary Impact

HOME funds will require a 25% local match. In previous years, this match came from the Charlottesville Affordable Housing Fund (CAHF). While approval of the Consolidated Plan and the Annual Action Plan have no financial impact, the funding (CDBG/HOME) will bring approximately \$1.2 million annually that would not otherwise be available to the City and TJPDC Consortium.

Recommendation

Staff recommends approval by Council of the Thomas Jefferson Area HOME Consortium Five-Year Consolidated Plan (FY 2023-2027) and the City of Charlottesville One-Year Annual Action Plan (FY 2023-2024).

Alternatives

Given that continued eligibility for receipt of CDBG and HOME funds is dependent on local approval of the Consolidated Plan and the Annual Action Plan, no alternative courses of action are proposed.

Attachments

1. Proposed City Council Resolutions (Appropriations & Approval)
2. Planning Council Approval for Consolidated & Annual Action Plans
3. HUD Letter of Estimated FY 2023-2024 Funding
4. City Council CDBG & HOME Priorities Resolution #R-22-115
5. Overview of Received FY 2023-2024 Applications
6. FY 2023-2024 CDBG/HOME Taskforce Evaluation Criteria
7. FY 2023-2024 CDBG/HOME Taskforce Funding Recommendations
8. Public Notice #1
9. Public Notice #2
10. FY 2023-2024 CDBG/HOME Taskforce Minutes1
11. FY 2023-2024 CDBG/HOME Taskforce Minutes2
12. FY 2023-2024 CDBG/HOME Taskforce Minutes3