

# Executive Summary

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

### 1. Introduction

The City of Hampton (“the City”) has prepared the Year 2 Action Plan as required under 24 CFR 91.220. The Year 2 Action Plan for Hampton Fiscal Year 2022 identifies the activities to be funded with the City's Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) funds that it will receive during the Program Year 2021. The annual plan sets forth funding priorities for the next year of funding according to the goals articulated in the City's 2020-2024 Consolidated Plan (CP). The CP was adopted based on the three goals established by HUD to carry out the CDBG and HOME programs. These goals are:

- To provide decent housing by preserving the affordable housing, reducing discriminatory barriers, increasing the supply of supportive housing for those with special needs and transitioning homeless persons and families into housing.
- To provide a suitable living environment through safer, more livable neighborhoods, greater integration of low and moderate income residents throughout the City, increased housing opportunities and reinvestment in deteriorating neighborhoods, and
- To expand economic opportunities through more jobs paying self-sufficient wages, homeownership opportunities, development activities that promote low and moderate income persons to achieve self-sufficiency.

### 2. Summarize the objectives and outcomes identified in the Plan

The City is committed to allocating funds that serve the needs of the lowest-income and most disadvantaged residents. Households with incomes less than 80% of the area median income, particularly those with extremely low incomes (less than 30% of area median income), are particular priorities. The City also identified special needs individuals as among those who face the greatest challenges and who should receive high priority in the expenditure of federal funds, including at-risk youth, low income families, the homeless and persons threatened with homelessness, the elderly, and persons with disabilities. The following needs address this priority:

- The provision and maintenance of affordable housing;
- Investment in community development activities in lower income and deteriorating neighborhoods and facilities that serve lower income populations; and
- Supportive services to maintain independence.

By focusing on these needs, the City seeks to address community identified concerns such as:

- A need for suitable affordable housing to address the growing gap between housing costs and local incomes, which leads to rising rates of overcrowding and overpayment for the lowest income residents;
- Programs that improve community facilities and services particularly in low income areas;
- A network of shelter housing and support services to prevent homelessness, move the homeless into permanent housing and independence and eliminate chronic homelessness;
- Programs that promote economic development, create jobs and increase the job skills level of potential employees; and
- Supportive services that increase the ability of seniors, persons with disabilities and others with special needs to live independently and avoid institutions.

### **3. Evaluation of past performance**

The 2019-2020 Consolidated Annual Performance Evaluation Report (CAPER) describes the evaluation of the previous year's performance and accomplishments. During the 2019-2020 year, like many localities around the United States, Hampton was severely impacted by the Covid-19 pandemic. In order to stay in compliance with national, state and local guidelines, many of the City's CDBG and HOME activities experienced delays as staff and beneficiaries adjusted to this "new normal." Despite the Covid-19 pandemic, the City was able to address many housing and community development needs and was able to address most goals with a 100% completion rate.

### **4. Summary of Citizen Participation Process and consultation process**

Citizens, public agencies and other interested parties have the opportunity to receive information, review and submit comments on any of the City's proposed submissions to HUD concerning its CDBG and HOME programs, including the amount of assistance expected to be received (both grant funds and program income), the range of activities that may be undertaken and the estimated extent of benefit to persons of low and moderate incomes. The City's Citizen Participation Plan provides for and encourages citizens to be engaged in the development of the fifth year Action Plan. In accordance with this plan the first public notice was advertised in the *Daily Press* on March 28, 2021. This began the public thirty day comment period, which allowed citizens' views and responses to proposals to be heard before the Action Plan was initially completed. The draft Annual Action Plan was available for public review from March 28 to April 28, 2021 at the Hampton Community Development Department (City Hall, 5th Floor) and online at [www.hampton.gov/neighborhoods](http://www.hampton.gov/neighborhoods). Following the 30-day public display and comment period, a public hearing was held on April 28, 2021 at 6:30 p.m. in City Council Chambers (22 Lincoln Street). This hearing was advertised in accordance with the City's Citizen Participation Plan.

### **5. Summary of public comments**

Public Comments will be added after the public hearing.

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

Public Comments will be added after the public hearing.

**7. Summary**

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**PR-05 Lead & Responsible Agencies – 24 CFR 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
CDBG Administrator	HAMPTON	Community Development Department
HOME Administrator	HAMPTON	Community Development Department

**Table 1 – Responsible Agencies**

**Narrative (optional)**

**Consolidated Plan Public Contact Information**

Lauren White, Chief Neighborhood Development Specialist, Hampton Community Development Department, 22 Lincoln Street, 5th Floor, Lauren.White@hampton.gov, 757-727-6140

## **AP-10 Consultation – 24 CFR 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

#### **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 annually contracts with the Hampton Redevelopment and Housing Authority (HRHA) to carry out a majority of the housing activities funded with CDBG and HOME Investment Partnership Program funds. HRHA also administers activities funded through the Neighborhood Stabilization Program (NSP). HRHA operates and maintains public housing and operates the housing voucher programs in the City. Additionally, HRHA owns and operates non-subsidized affordable rental housing in the City, assisted in part with CDBG and HOME funding. In order to develop a community-driven, well-informed and widely sourced Consolidated Plan, the City engaged in a thorough consultation process with local public agencies and non-profit organizations.

#### **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.**

In planning and providing for local homeless populations, the City participates in the Greater Virginia Peninsula Continuum of Care Council (GVPCCC). Also participating in the GVPCCC are the cities of Newport News, Poquoson and Williamsburg, as well as the counties of York and James City. The regional Continuum of Care was established by the state for purposes of applying for funding through the U.S. Department of Housing and Urban Development (HUD). Agencies seeking funding through the Stewart B. McKinney programs (Supportive Housing Program, Shelter Plus Care, etc.) must be part of a cooperative effort within their communities. The GVPCCC is an unincorporated collaborative of individuals, organizations, businesses and agencies that serves as the lead entity for Supportive Housing Program. The GVPCCC currently has more than 200 listed member organizations, agencies, individuals, programs and businesses. Additionally, the Virginia Peninsula Mayors and Chairs Commission on Homelessness published The Virginia Peninsula Regional Plan to End Homelessness for 2009-2019. This plan, developed through an exhaustive outreach and collaboration process, establishes a course for building and strengthening communities, regional cooperation and systems coordination so that in 10 years, all individuals and families facing homelessness on the Virginia Peninsula will have access to safe, decent and affordable housing and the resources and support necessary to sustain that housing. As a follow-up to this strategic plan, GVPCC released its 2020 annual report which focuses on its activities from July 1, 2019 – June 30, 2020 and includes their response to the Covid-19 pandemic. Each year, the GVPCCC conducts a point-in-time count of the persons residing in shelter and transitional facilities and

living unsheltered in the region. The point-in-time count is a statistically reliable tally of who is homeless on a given night and where they are staying.

**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**

Service providers within the CoC or local planning group do not receive allocations of local ESG funding.

**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**

See chart below.

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**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	ACCESS-AIDS CARE CENTER FOR EDUCATION & SUPPORT SERVICES
	<b>Agency/Group/Organization Type</b>	Services-Persons with HIV/AIDS
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organizations were consulted through partnership with the Homeless Consortium.
2	<b>Agency/Group/Organization</b>	Hampton Newport News Community Services Board
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Organizations were consulted through partnership with the Homeless Consortium.
3	<b>Agency/Group/Organization</b>	Hampton Human Services
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Families with children

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>Organizations were consulted through partnership with the Homeless Consortium.</p>
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**Identify any Agency Types not consulted and provide rationale for not consulting**

**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	Greater Virginia Peninsula Homeless Consortium	The City of Hampton participates in the Greater Virginia Peninsula Continuum of Care Council (GVPCCC), in which they work together as a consortium to understand and address the needs of the homeless population and deliver support services to clients through a coordinated case management system.

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**



## **AP-12 Participation – 24 CFR 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**

Citizens, public agencies and other interested parties have the opportunity to receive information on Hampton's Action Plan through the public input process according to the Hampton Citizen Participation Plan. A public hearing presenting the Action Plan was held on April 28, 2021 at 6:30 p.m. at the regularly scheduled City Council meeting. The public hearing notices were advertised on April 15, 2021 and April 22, 2021. Also, the Action Plan was on public display for a 30-day period beginning March 28, 2021, concluding on May 10, 2021. All public hearings were held in the Hampton City Council Chambers located at 22 Lincoln Street, Hampton, VA 23669.

**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	Internet Outreach	Minorities  Non-English Speaking - Specify other language: Accommodation available by the City Clerk.  Persons with disabilities  Non-targeted/broad community  Residents of Public and Assisted Housing				<a href="http://www.hampton.gov/neighborhoods">www.hampton.gov/neighborhoods</a>
3	Newspaper Ad	Non-targeted/broad community				

**Table 4 – Citizen Participation Outreach**

## Expected Resources

### AP-15 Expected Resources – 24 CFR 91.220(c) (1) & (2)

#### Introduction

The City's Annual Plan articulates funding decisions for the next year of federal entitlement funds according to the goals established in the 2020-2024 Consolidated Plan. The CP was guided by the three overarching goals identified by community needs:

- To provide decent housing
- To provide a suitable living environment
- To expand economic opportunities

#### Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 5				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	963,720	75,000	0	1,038,720	3,258,236	Revitalize low to moderate income neighborhoods, eliminate deteriorated properties in all neighborhoods, encourage economic self-sufficiency and address the affordable housing need of low- and moderate-income persons.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 5				Expected Amount Available Reminder 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	539,408	150,000	0	\$689,408	2,050,256	To make home buying affordable and rehabilitate deteriorated homes.

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 continue to strengthen partnerships with non-profit organizations and other public agencies not only to leverage capital but to expand on non-capital assets that exist in the community. The goal will be to maximize community empowerment as community needs are identified and addressed. The City of Hampton leverages funds through the on-going relationship with the local Habitat for Humanity (Peninsula and Greater Williamsburg) non-profit, as well as the Hampton Redevelopment and Housing Authority (HRHA). The City of Hampton is able to provide funds from CDBG and HOME to these entities who leverage the City funds with other funding sources to accomplish the mutual goals. The Habitat for Humanity is the approved Community Housing Development Organization (CHDO) which allows the HOME funds to be used for

new construction of affordable housing as well as rehabilitation of existing structures. The City of Hampton's Capital Improvement Plan (CIP) budget provides the HOME fund match. Hampton's City Council is dedicated to improving the Housing Venture Areas and ensures the HOME funds are matched through City funded housing programs including the Curb Appeal Matching Grant, Home Repair Blitz, and Rock the Block Home Rehabilitation Grant. The CIP match does not account for the countless hours of volunteer hours spent on activities throughout the year.

**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 City of Hampton and the HRHA own vacant parcels throughout the City. Including their public housing developments there are approximately 350-400 properties owned by the HRHA. Many of these properties are vacant lots and of these vacant lots, many are too small to fit a standard sized house and non-conforming to zoning regulations therefore two lots need to be combined to create one standard lot. The City and HRHA are committed to focusing efforts in the identified low-income neighborhoods. The vacant parcels located in the target neighborhoods will be a priority for redevelopment within the Plan.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives - 24 CFR 91.420, 91.220(c), (3) & (e)

#### Goals Summary Information

**Table 6 – Goals Summary**

<b>Acquisition</b>	<b>\$ 50,000</b>
Acquisition of vacant lots and properties with deteriorated, abandoned structures in support of affordable home ownership activities and neighborhood revitalization plans.	
<b>Neighborhood Improvement</b>	<b>\$25,000</b>
Funds to support neighborhood public improvements in eligible areas.	
<b>Clearance and Demolition</b>	<b>\$10,000</b>
Demolition & site work for blighted or acquired property in order to meet a broad national objective.	
<b>Disposition</b>	<b>\$ 20,000</b>
Funds for maintenance and expenses related to existing CDBG-owned property and legal disposition.	
<b>Housing Programs</b>	<b>\$ 279,000</b>
Funds to support the Wheelchair Ramp, Exterior Repairs, Emergency Repair Grant, and Weatherization & Energy Efficiency Programs.	
<b>Housing Services (CDBG Allotment &amp; CDBG Program Income)</b>	<b>\$ 253,976</b>
Direct project delivery costs to support CDBG & HOME activities administered by the HRHA (includes salaries for the HRHA Community Development Director, Real Estate Coordinator, Environmental Housing Specialist, Housing Programs Coordinator and Housing Programs Specialist).	
<b>Support for Neighborhood Centers (Workforce Development and Training)</b>	<b>\$ 54,000</b>

Funds to support staff at the WorkOne Center to provide tools and resources to reduce unemployment, under-employment and poverty as well as provide a climate for those on public assistance to seek better opportunities for themselves and their families.	
<b>Improvements to Neighborhood Centers</b>	<b>\$ 21,000</b>
Operational costs and technical assistance for programs at Little England Center and Y.H. Thomas Community Center and facility upgrades to energy efficiency and safety at Y.H. Thomas Community Center, Little England Center, or Olde Hampton Neighborhood Center.	
<b>Community Development Planning and Grant Administration</b>	<b>\$ 192,744</b>
CDBG/HOME grant administration and neighborhood planning in low to moderate income areas of the City.	
<b>Code Enforcement</b>	<b>\$ 133,000</b>
Funds to cover staff costs and direct operating expenses associated with the implementation of the Safe & Clean Campaign.	
<b>Homebuyer Assistance</b>	<b>\$ 125,000</b>
Program provides down-payment and closing cost assistance to low-to-moderate income homebuyers.	
<b>Acquisition/Rehabilitation</b>	<b>\$ 312,388</b>
Acquisition and/or rehabilitation of deteriorated property for affordable housing.	
<b>New Construction/Rehabilitation</b>	<b>\$ 50,000</b>
Program will provide funds to increase the quality of new construction and rehabilitation of low to moderate income housing by the Hampton Redevelopment & Housing Authority.	
<b>Community Housing Development Organizations</b>	<b>\$ 80,911</b>
Funds set aside to assist Community Housing Development Organizations (CHDOs) with the acquisition, development or sponsorship of affordable housing.	
<b>HOME Administration</b>	<b>\$ 33,384</b>
HOME program planning, administrative, marketing and monitoring costs.	

## Goal Descriptions

**Table 7 – Goal Descriptions**

<b>Clearance and Demolition</b>
Demolition & site work for blighted or acquired property in order to meet a broad national objective.
<b>Disposition</b>
Funds for maintenance and expenses related to existing CDBG-owned property and legal disposition.
<b>Housing Programs</b>
Funds to support the Wheelchair Ramp, Exterior Repairs, Emergency Repair Grant, and Weatherization & Energy Efficiency Programs.
<b>Housing Services (CDBG Allotment &amp; CDBG Program Income)</b>
Direct project delivery costs to support CDBG & HOME activities administered by the HRHA (includes salaries for the HRHA Community Development Director, Real Estate Coordinator, Environmental Housing Specialist, Housing Programs Coordinator and Housing Programs Specialist).
<b>Support for Neighborhood Centers (Workforce Development and Training)</b>
Funds to support staff at the WorkOne Center to provide tools and resources to reduce unemployment, under-employment and poverty as well as provide a climate for those on public assistance to seek better opportunities for themselves and their families.
<b>Improvements to Neighborhood Centers</b>
Operational costs and technical assistance for programs at Little England Center and Y.H. Thomas Community Center and facility upgrades to energy efficiency and safety at Y.H. Thomas Community Center, Little England Center, or Olde Hampton Neighborhood Center
<b>Community Development Planning and Grant Administration</b>
CDBG/HOME grant administration and neighborhood planning in low to moderate income areas of the City.
<b>Code Enforcement</b>
Funds to cover staff costs and direct operating expenses associated with the implementation of the Safe & Clean Campaign.



<b>Homebuyer Assistance</b>
Program provides down-payment and closing cost assistance to low-to-moderate income homebuyers.
<b>Acquisition/Rehabilitation</b>
Acquisition and/or rehabilitation of deteriorated property for affordable housing.
<b>New Construction/Rehabilitation</b>
Program will provide funds to increase the quality of new construction and rehabilitation of low to moderate income housing by the Hampton Redevelopment & Housing Authority.
<b>Community Housing Development Organizations</b>
Funds set aside to assist Community Housing Development Organizations (CHDOs) with the acquisition, development or sponsorship of affordable housing.
<b>HOME Administration</b>
HOME program planning, administrative, marketing and monitoring costs.

**Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 24 CFR 91.215(b):**

The number of homes is estimated to be four.

## AP-35 Projects – 24 CFR 91.220(d)

### Introduction

The City’s Annual Plan articulates funding decisions for the next year of federal entitlement funds according to the goals established in the 2020-2024 Consolidated Plan. The CP was guided by the three overarching goals identified by community needs:

- To provide decent housing
- To provide a suitable living environment
- To expand economic opportunities

#	Project Name

**Table 8 – Project Information**

1	Project Title	Funding
2	Acquisition	\$50,000
3	Housing Services	\$253,976
4	Demolition	\$10,000
5	Contingency	\$0
6	Housing Programs	\$300,000
7	Support for Neighborhood Centers	\$54,000
8	Improvements to Neighborhood Centers	\$21,000
9	Workforce Development and Training	\$0
10	Community Development Planning and Administration	\$192,744
11	Disposition	\$20,000
12	Codes and Compliance	\$133,000
13	Homeowner Rehabilitation	\$87,824
14	Homebuyer Assistance	\$125,000
15	Acquisition/Rehab	\$308,454
16	New Construction/Rehabilitation	\$50,000
17	Community Housing Development Organizations	\$80,911
18	Home Administration	\$33,384
19	Neighborhood Improvements	\$25,000

## Projects

### AP-38 Projects Summary

#### Project Summary Information

Table 9 – Project Summary

1	<b>Project Title</b>	<b>Funding</b>
2	Acquisition	\$50,000
3	Housing Services	\$253,976
4	Demolition	\$10,000
5	Contingency	\$0
6	Housing Programs	\$300,000
7	Support for Neighborhood Centers	\$54,000
8	Improvements to Neighborhood Centers	\$21,000
9	Workforce Development and Training	\$0
10	Community Development Planning and Administration	\$192,744
11	Disposition	\$20,000
12	Codes and Compliance	\$133,000
13	Homeowner Rehabilitation	\$87,824
14	Homebuyer Assistance	\$125,000
15	Acquisition/Rehab	\$308,454
16	New Construction/Rehabilitation	\$50,000
17	Community Housing Development Organizations	\$80,911
18	Home Administration	\$33,384
19	Neighborhood Improvements	\$25,000

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## AP-50 Geographic Distribution – 24 CFR 91.220(f)

### Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

While the resources will be utilized throughout the City, there are select areas the City would like to provide more focus. The City of Hampton’s City Council established the Hampton Housing Venture program which targets select areas for concentrated efforts of assistance. These areas were selected due to their low- and moderate-income status, age of housing, opportunity for improvement, and strategic location near economic and transportation centers. Each of the Venture areas complete an action plan that involved area stakeholders and City staff. The revitalization efforts are concentrated in order to have a more impactful result. The following areas are the Venture areas are Olde Hampton, Pasture Point, Sussex at Hampton, Old North Hampton, and Phoebus. All Action Plan activities are intended to primarily benefit populations that have special needs and citizens with low- and moderate-income. Assistance will continue to be directed to areas of the City in which 51 percent or more of the households are low- and moderate-income. The City will continue to distribute grants and other resources geographically throughout the community for a variety of other community development and housing programs.

### Geographic Distribution

Target Area	Percentage of Funds
OLDE HAMPTON NEIGHBORHOOD REVITALIZATION STRATEGY AREA	50
KECOUGHTAN MASTER PLAN	3
BUCKROE MASTER PLAN	3
PASTURE POINT HOUSING REVITALIZATION PLAN	30
PHOEBUS MASTER PLAN	10
NORTH KING STREET MASTER PLAN	3
Olde Hampton Housing Revitalization Plan	1

Table 10 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically.

The City of Hampton developed the Housing Venture initiative and selected strategic areas in order to concentrate resources and develop uniquely tailored tools for a more effective outcome in each neighborhood. The Olde Hampton, Pasture Point and Sussex were the first three Housing Venture areas selected and the areas where the majority of CDBG and HOME funds are being used, but the funds are not limited to these areas. Old North Hampton and Phoebus were selected as a Venture area in 2016 by City Council in an effort to accelerate the implementation of adopted Master Plans that were developed with the guidance of the neighborhood. The goal is to start concentrating efforts on additional housing development and rehabilitation projects in the Old North Hampton neighborhood in the first year of the consolidated plan (2020) and in Phoebus towards the end of this Consolidated Plan period (2024). It should be noted that CDBG and HOME funds will not be limited to projects in only these areas of the City, but priority will be given to projects and activities that further the implementation of neighborhood plans and community-led revitalization efforts. It is intended that there is a concerted effort to focus on

these areas in order to make the largest impact in the community.

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## Affordable Housing

### AP-55 Affordable Housing – 24 CFR 91.220(g)

#### Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	10
Non-Homeless	100
Special-Needs	10
Total	120

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	8
The Production of New Units	2
Rehab of Existing Units	6
Acquisition of Existing Units	1
Total	17

Table 12 - One Year Goals for Affordable Housing by Support Type

#### Discussion

## **AP-60 Public Housing – 24 CFR 91.220(h)**

### **Introduction**

The City and HRHA will continue to leverage public and private resources where possible in FY2021 to expand the supply of decent, affordable housing available to the area's lowest income households. HRHA will continue to work with landlords and other stakeholders to ensure that well maintained and affordable properties are available to housing choice voucher holders. Additionally, the Hampton Roads region offers a wide spectrum of supportive services available to assist lower income households. The City will continue to work with agencies, other assisted housing providers and social service agencies in efforts to coordinate programs and services.

### **Actions planned during the next year to address the needs to public housing.**

Currently, the Hampton Redevelopment Housing Authority offers 260 units in their public housing developments. There are approximately 411 people on the wait list for public housing in Hampton. The goals for this Annual Action Plan specific to public housing; include offering housing services to those who have low-income status. Those housing services include homeowner classes which educate future homeowners on financial matters, home maintenance, and other essential skills needed to become a successful homeowner. These classes culminate in a certificate which can assist in home loans from the Virginia Housing Development Authority. Typically, loans from the Virginia Housing Development Authority do not require down payments or are based on lower credit scores to assist those families who may need it. Providing opportunities for individuals to transition from public housing into their own homes is a major goal of the Strategic Plan. The HRHA owns and operates the public housing developments as well as a number of market rate and tax credit projects to help supplement their projects.

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

Persons living in public or assisted housing may want to leave public housing if their living situation is stabilized or if homeownership opportunities were available. Family self-sufficiency programs and homeownership programs provided such opportunities. In order to move public housing and housing choice voucher holders along with the continuum of independence, the Hampton Redevelopment and Housing Authority will continue to administer the Family Self-Sufficiency (FSS) Program to the extent that funding remains available. Additionally, HRHA offers down payment and closing costs assistance to those who complete their homeowner classes. Offering these programs assists those in public housing obtain their own home and transition from public housing.

### **If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance.**

The Hampton Redevelopment and Housing authority has not been designated as troubled by HUD. The



Authority maintains clean audits and no monitoring findings need to be resolved.

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## **AP-65 Homeless and Other Special Needs Activities – 24 CFR 91.220(i)**

### **Introduction**

The Greater Virginia Peninsula Homelessness Consortium (GVPHC) is the local Consortium of Care which focuses on addressing the area's homelessness needs by offering Permanent Supportive Housing Renewals, Rapid Re-housing, Emergency Shelter, and Prevention programs. The GVPHC also coordinates with local non-profits and churches to ensure there are thermal shelters for those who may need it in Hampton. The Service Coordination and Assessment Network (SCAAN) is a subcommittee of GVPHC. This subcommittee is composed of social/human service departments, housing providers, and other agencies within the Continuum of Care (CoC) who are available to assist person's in need with access to support services that include but are not limited to wrap-around support services, shelter exits, and prioritize veterans and those chronically homeless. The Hampton Redevelopment Housing Authority (HRHA) offers assistance to special needs individuals such as the elderly and disabled. The existing rehabilitation programs such as the wheelchair ramp program and specific public housing units especially for seniors and disabled will continue.

Because the GVPHC is the CoC for the City of Hampton, this allows more CDBG and HOME funds to be directed toward the special needs population in the City. One of the main goals of the Consolidated Plan is to provide quality affordable housing which includes rehabilitation projects. These projects include funding for the wheelchair ramp program and homeowner rehabilitations.

### **Describe the jurisdiction's one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs.**

The GVPHC provides individual assessments through the Point in Time Count and through their many other services. In addition, the City of Hampton, through the Hampton Redevelopment Housing Authority (HRHA), provides services to low-income families and those who qualify including homeless.

The 2019 Point in Time Count was conducted across the six (6) jurisdictions that comprise the Greater Virginia Peninsula Homelessness Consortium (GVPHC), including the cities of Hampton, Newport News, Poquoson, Williamsburg, and the counties of James City and York. The 24-hour Count fulfilled the requirements of the US Department of Housing and Urban Development (HUD), and occurred on the evening of January 22, 2019 (sheltered) and the morning of January 23, 2019 (unsheltered). Overall, 427 persons were identified as being homeless in the GVPHC's 2019 Point in Time Count, compared to 439 counted in January 2018. With 375 persons counted in shelter this year, the sheltered count increased by six persons from the previous year. In Hampton, 117 persons were counted, the same number as in 2018. Of the 117 persons, 103 were sheltered, 23 unsheltered and 10 families were identified as homeless.

### **Addressing the emergency shelter and transitional housing needs of homeless persons.**

All though there is not currently an emergency shelter in Hampton, there are many non-profits in the Hampton area that focus on the needs of homeless persons. The GVPHC specifically provides

transitional housing needs for those who are homeless. The City of Hampton will continue to support the Continuum of Care's efforts to provide emergency shelter, transitional housing, permanent supportive housing, and other permanent housing opportunities.

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**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

The City of Hampton's Department of Human Services which manages the Greater Virginia Peninsula Homelessness Consortium (GVPHC) focuses on Permanent Supportive Housing Renewals, Rapid Re-housing, Emergency Shelter, and Prevention programs. An additional source of resources specific to homelessness in Hampton, the Hampton Roads Ecumenical Lodgings and Provisions, Inc. (HELP) is a non-profit whose mission is to ensure people have access to shelter, healthcare, and support. HELP works to ensure the people who need help the most in the Hampton area are provided for.

**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 Hampton-Newport News Community Services Board is funded by the Commonwealth of Virginia's Department of Housing and Community Development. The board is composed of respected doctors from various medical fields to provide services and support for those who are affected by mental illness and substance use and intellectual and developmental disabilities. One of the services provided is Transend, a home for adults with serious mental illnesses discharged from Eastern State Hospital.

## AP-75 Barriers to affordable housing – 24 CFR 91.220(j)

### Introduction

There remains an adequate supply of affordable housing in Hampton. However, much of this stock is aging and in substandard condition. With a full understanding of the local demographic and housing landscape described in the Housing Needs and Housing Market Analysis sections of the Consolidated Plan and the extent to which affordable housing is necessary for community vitality, the City of Hampton has expended considerable effort during the last five years to enhance the quality of affordable housing and improve the viability of neighborhoods. However, an assortment of factors beyond the control of the City has affected the local housing market, including outside forces, inherent barriers and changing circumstances. Affordable housing barriers for low- and moderate-income residents living in Hampton are the result of a combination of factors including market barriers, physical barriers and a lack of services to certain areas and populations. In particular, these barriers include (but are not limited to) the following items.

- **Market barriers:** The Hampton Roads region has been largely excluded from this decade's housing boom and subsequent bust, as evidenced in the Housing Market Analysis section of the Consolidated Plan. The market's isolation from the large-scale housing crisis hollowing out cities across the country has protected it from a large spike in foreclosure rates. However, the City of Hampton continues to have, on the average, lower housing values than elsewhere in the region. Lower housing values and market rent rates make multi-family development less economically feasible for investors who need to achieve adequate rentals to retire debt and create a reasonable return. In the end, higher-end housing that could help loosen the market cannot be economically built, and lower-cost development cannot occur without subsidy.
- **Lack of developable land:** The City of Hampton is built-out, with only a few developable parcels remaining. This limits the City's housing development activity primarily to the reuse, recycling or redevelopment of what remains.
- **Potential housing discrimination:** As demonstrated in the Housing Needs section of the Consolidated Plan, Hampton has experienced a rapid and dramatic expansion of diversity during the last 20 years. This demographic shift has created the potential for housing discrimination on the basis of race or origin, which limits fair and affordable housing options for minority households. The potential for limitations on fair housing was fully analyzed as part of the development of the Action Plan.

**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.**

The City's policy responses to each of the potential barriers identified above, especially those regarding fair housing, will be updated as part of the Hampton Roads Regional Analysis of Impediments to Fair Housing Choice. The report will combine demographic and housing market information with a review of City laws, regulations and administrative policies, procedures and practices affecting the location, availability and accessibility of housing, along with the public and private conditions affecting housing choice. Several of the public policies that negatively impact affordable housing in Hampton are not under the control of City government. Nonetheless, the City is an active and supportive partner to area non-profit housing developers and other organizations involved in the creation of affordable housing opportunities for local residents. In addition to a willingness to work with developers, the City implements several programs and initiatives to address existing barriers to affordable housing that can be supported through the use of federal funds. During the next five years, this will include the acquisition, demolition and rehabilitation of abandoned and deteriorated structures, accessibility improvements to existing structures, homeownership assistance and new construction coordinated through CHDOs.

The City of Hampton also regularly reviews permit fees and ordinances to ensure they remain competitive to the surrounding region. In addition, programs such as the Home Repair Blitz and Curb Appeal Matching Grant programs to incentivize and encourage improvements to affordable units. The City has also adopted Community Plan policies, strategic Master Plans, and special zoning districts to encourage the strategic development of mixed-income and multifamily housing units that serve emerging markets, seniors, and special needs populations.

## **AP-85 Other Actions – 24 CFR 91.220(k)**

### **Introduction**

Working with the Hampton Redevelopment Housing Authority (HRHA), the City of Hampton's goals are to provide quality affordable housing to low-income families. They are able to provide quality affordable housing through homeowner rehabilitation program, acquisition, demolition, new construction, and other housing programs. The HRHA coordinates with the local Habitat for Humanity which is the approved Community Housing Development Organization (CHDO). This also allows the HOME funds to be used for new construction of affordable quality housing as well as rehabilitation of existing structures.

### **Actions planned to address obstacles to meeting underserved needs**

One of the major obstacles to providing additional services to those who need it is a shortage of resources. The wait lists for rehabilitation assistance and rental assistance is in the hundreds. There is more demand for assistance than there are resources. Some of the obstacles contributing to underserved needs are:

- Increased costs of construction
- Limited supply of land for affordable housing
- Challenges associated with redevelopment (land assembly, lack/age of infrastructure, costs, willing developers)
- Competing demands for other public services

The City's Housing Venture program identified specific areas where public investments could have the largest impact.

### **Actions planned to foster and maintain affordable housing**

The HRHA provides affordable public housing options to those in needs as well as homeowner education classes focused on providing the skills needed to be a successful homeowner. This is a key service that helps to educate people and prepare them to have a successful homeownership experience. In addition, to these programs, the HRHA offers homeowner rehabilitation programs, acquisition, demolition, and new construction that help preserve the quality affordable housing stock in the City. While the City can choose to utilize CDBG funds from many options, most of the HOME and CDBG funds will be used to serve to maintain and improve the quality of the City's supply of affordable housing. The City is also working the HRHA to explore development opportunities to increase affordable senior housing options.

### **Actions planned to reduce lead-based paint hazards.**

All actions undertaken by HRHA follow the required federal regulations regarding lead paint abatement as well as the required building codes. In addition, acquiring older, substandard houses and rehabilitating or reconstructing them ensures the reduction of existing lead paint

hazards.

### **Actions planned to reduce the number of poverty-level families.**

The City of Hampton is able to provide poverty reducing opportunities to those who may need it by providing as many affordable housing options as possible. By utilizing the CDBG and HOME funds on activities such as acquisition, demolition, rehabilitation, housing programs and disposition, this provides those in low-income situations quality housing. Providing quality affordable housing is proven to reduce intergenerational poverty.

The City can aid in helping to reduce the number of poverty-level families by encouraging economic development opportunities in the City. By diversifying the job base, opportunities for employment become available to people who currently don't have jobs.

### **Actions planned to develop institutional structure.**

During the Annual Action Plan for Program Year 2021, the City will continue to strive to establish an institutional structure that maximizes funding sources used for housing and community development needs as well as simplify the process involved in developing new housing, improving conditions of existing housing and creating jobs. The Community Development Department will work toward the following efforts to help to develop institutional structure of the use of CDBG and HOME funds by:

- Continuing to find ways to provide easy access for the public to HUD-related information – through the City's website as well as paper publications that could be strategically placed throughout the City.
- Promoting citizen participation in the Consolidated Plan planning processes • Continuing to strengthen relationships with partner agencies to promote and implement programs and deliver services.
- Working with City Departments to complete HUD-funded activities such as infrastructure improvements.
- Supporting advocacy and planning activities of other organizations who support low- and moderate-income households.

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

Currently, the City of Hampton participates in the Greater Virginia Peninsula Homelessness Consortium (GVPHC). The GVPHC is a regional group of organizations whose focus is to provide services and resources to the most vulnerable households and individuals covering the following jurisdictions: Newport News, Hampton, Poquoson, Williamsburg, James City County, and York County. This regional body focuses on preventing homelessness. Their mission is to "develop, sustain, and coordinate a comprehensive continuum of care for citizens at risk of, or experiencing, homelessness." The GVPHC provides the annual Point in Time Count for the participating jurisdictions and is the official Continuum of Care for the Virginia Peninsula



(GVPCCC).

In addition, the City of Hampton works closely with the Habitat for Humanity, the approved Community Housing Development Organization (CHDO), which allows the HOME funds to be used for new construction of affordable housing as well as rehabilitation of existing structures. The City will also partner with other non-profits organizations and public agencies to leverage the funds in the most effective way possible.

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## Program Specific Requirements

### AP-90 Program Specific Requirements – 24 CFR 91.220(I) (1), (2), & (4)

#### Introduction

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.

#### Community Development Block Grant Program (CDBG)

##### Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	\$0
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.	\$75,000
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
<b>Total Program Income:</b>	<b>\$75,000</b>

#### 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.	0.00%

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

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

The City does not intend to use HOME funds for other forms of investment beyond those identified in Section 92.205.

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:

In Hampton, enforcement of the homebuyer provisions contained in the HOME regulations (92.254) will be accomplished through deed restrictions. The deed restrictions ensure, for a period of five (5) to fifteen (15) years (depends on the program), that the initial buyer retains the property as their principal residence and conveys the property only to another low-income subsequent purchaser with affordable payments for use as a principal residence. Affordable payments for a subsequent purchaser will be achieved if the monthly payment for principal, interest, property taxes and insurance do not exceed 30% of the gross monthly income of a family with an annual income that is 80% of the area median income, adjusted for family size. In the event that this deed covenant is violated, the HOME loan will become due and payable. Thus, the homeowner may elect not to sell the HOME-assisted property to a low-income buyer with affordable payments so long as the remaining HOME subsidy is repaid in full upon sale of the property. The deed restrictions will include a provision for a right of first refusal by the HRHA which will assist in ensuring compliance with other HOME provisions.

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:

It is expected that the sales price to a subsequent buyer will equal the fair market value of the property thereby providing the original owner with a "fair return on investment" including any improvements. Since future appreciation of real estate cannot be projected, the HRHA will consider reducing the outstanding HOME lien in certain situations. Such considerations will be given in cases where the property's fair market value at the time of the sale is not sufficient to pay the balance of the initial HOME funded mortgage and any other mortgages required for the initial purchase of the home

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:

Not applicable. The City does not anticipate using HOME funds to refinance existing debt secured by multi-family housing that is being rehabilitated with HOME funds.

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