The primary purpose of amending the 2020-2024 Consolidated Plan is to add projects to the 2020 Annual Action Plan that address the Town's urgent needs due to the ongoing Covid-19 crisis. In addition to re-allocating some funding included in the original plan to public service activities to prevent, prepare for, or respond to Covid-19, the amended plan also includes new activities for CDBG-CV Round 3 funding that had not been awarded at the time the original plan was approved and adjusts allocations to recognize the minor reduction in the annual CDBG award amount that we were notified of by HUD in November 2020. CDBG-CV Round 1 funding was included in the original 2020 AAP, and is still included for the original activities in the amended plan.

# Executive Summary

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

**1. Introduction**

The Town of Chapel Hill, North Carolina, is an entitlement community for the Community Development Block Grant Program (CDBG) as defined by the U.S. Department of Housing and Urban Development (HUD). The Town is also a member of the Orange County HOME Consortium in partnership with Orange County, the Town of Carrboro, and the Town of Hillsborough. Orange County is the lead entity in the Consortium and therefore is responsible for preparation and submission of the Five Year Consolidated Plan. Since the Town of Chapel Hill is a member of the Consortium, HUD has determined that the County is permitted to submit one Consolidated Plan that details the needs of the entire County, including Chapel Hill. The Five Year Consolidated Plan establishes the Consortium’s goals for the next five (5) years and outlines the specific initiatives the Consortium and its member jurisdictions will undertake to address the Community’s housing and community development needs.  The Town of Chapel is submitting a Consolidated and Action Plan to provide information about its CDBG program.  This plan includes proposed uses for CDBG-CV funding in the Annual Action Plan.

Background

The Town of Chapel Hill has received Community Development grants since 1975 under the federal Housing and Community Development Act of 1974.  This legislation provides funds to cities and counties to carry out activities that benefit low- and moderate-income families including: housing repair, public improvements, acquiring land for housing and economic development.  For many years, the Town has used CDBG funds to renovate public housing, provide homeownership assistance, to support public services that serve low and moderate income households, and infrastructure improvements.

The primary objective of the Community Development program is to develop viable urban communities, by providing decent housing and a suitable living environment and expanding economic opportunities for low- and moderate-income households.  Federal regulations define low-income as up to 50% of the median income and moderate-income as up to 80% of the median family income.

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

The following were identified as objectives and outcomes desired for public facilities:

* School facilities need to be modernized and made ADA-accessible.
* More public facilities need to be made ADA-accessible.
* Public facilities should be made more resilient for climate change.
* Additional public facilities should be provided to accommodate the county’s growing population.
* Public facilities should operate on hours beyond standard business hours (e.g., later in the evenings or on weekends).

The following were identified as objectives and outcomes desired for public improvements:

* Intersections, public buildings, and facilities should be made ADA-compliant and handicap accessible.
* Roads, curbs, and sidewalks should be improved where needed.
* Additional sidewalks and bike lanes should be provided.
* Additional bus shelters should be provided.
* Storm water management systems should be improved.
* Communities in Orange County should support affirmatively further fair housing for their residents.
* A fully-funded, best practice Rapid Re-Housing program should be established for individuals experiencing homelessness.

The following were identified as objectives and outcomes desired for public services.

* Communities in Orange County should support affirmatively further fair housing for their residents.
* A fully-funded, best practice Rapid Re-Housing program should be established for individuals experiencing homelessness.

**3. Evaluation of past performance**

The Town of Chapel Hill has a good performance record with HUD. The Town and County regularly meet the performance standards established by HUD. Each year the Town prepares its Consolidated Annual Performance Evaluation Report (CAPER). The Town submits detailed information about expenditures for and accomplishments of the CDBG program. This report is submitted within ninety (90) days after the start of the new program year. Copies of the CAPER are available for review at Chapel Hill Town Hall.

**4. Summary of citizen participation process and consultation process**

The Orange County HOME Consortium and the Town of Chapel Hill, beyond compliance with its Citizen Participation Plan, advertised and held multiple Public Hearings and two virtual (webinar) meetings that provided residents an opportunity to discuss the County’s HOME Program, the Town’s CDBG Program, and affordable housing needs in general:

* November 13, 2019, 7:00 pm: Chapel Hill Town Council Meeting Public Hearing
* February 14, 2020, 1:00 pm: First Public Input Webinar (online)
* February 19, 2020, 7:00 pm: Public Hearing at the Carrboro Town Hall
* February 23, 2020, 2:00 pm: Public Hearing at the Hillsborough Police Substation
* February 25, 2020, 1:00 pm: Second Public Input Webinar (online)
* February 26, 2020, 6:30 pm: Public Hearing at the Hargraves Center in Chapel Hill
* May 6, 2020, 7:00 pm: Chapel Hill Town Council Virtual Meeting
* January 27, 2021, 7:00pm: Chapel Hill Town Council Virtual Meeting Public Hearing on Amended Annual Action Plan

These meetings were held in conjunction with the Town of Chapel Hill's CDBG program to create a streamlined mechanism for community input on both HUD programs. In addition, the Consolidated Plan Questionnaire, a survey soliciting resident and stakeholder input, was distributed widely throughout the County. The Questionnaire was available in four languages (English, Spanish, Burmese, and Karen) and included opportunities for both online and hard copy submission.

A Draft Plan was published on March 15, 2020 and posted on the County's website (http://orangecountync.gov/2337/HOME-Consolidated-Plan), on the Town of Chapel Hill’s website (https://www.chapelhillaffordablehousing.org/), on the Town of Hillsborough’s website (https://www.hillsboroughnc.gov/), and on the Town of Carrboro’s website (https://www.townofcarrboro.org/2280/Orange-County-Consolidated-Plan). The CDBG-CV funding plan was included into the Annual Action Plan on April 22nd and posted on the Chapel Hill Town website for review in compliance with the Town's Citizen Participation Plan.  Copies of the plan were available for review at the public libraries and the following locations:

* **Orange County Department of Housing and Community Development**, 300 W. Tryon Street, Hillsborough, NC 27278
* **Town of Carrboro's Town Hall**, 301 W. Main Street, Carrboro, NC 27510
* **Town of Hillsborough's Town Hall**, 101 East Orange Street, Hillsborough, NC 27278
* **Town of Chapel Hill's Town Hall**, 405 Martin Luther King Jr. Blvd, Chapel Hill, NC 27514

The CDBG-CV Round 1 funding plan was included into the Annual Action Plan on April 22, 2020 and posted on the Chapel Hill Town website for review in compliance with the Town's Citizen Participation Plan.  The CDBG-CV Round 3 funding plan was included into the Amended Annual Action Plan on January 27, 2021 and posted on the Chapel Hill Town website for review in compliance with the Town’s Citizen Participation Plan.

**5. Summary of public comments**

Comments received in the Public Hearing held before the publication of the Draft Plan on November 13, 2019, and the Virtual Public Hearing held after its publication to discuss the Draft Plan in April 2020, as well as in the Public Hearing to discuss the Amended Annual Action Plan to incorporate CDBG-CV Round 3 funding on January 27, 2021 and recognize the adjusted annual award, are included in the Attachments.

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

All comments that were received have been accepted and incorporated into the Draft Plan.

**7. Summary**

The main goals of the plan are to improve the living conditions of all residents in Chapel Hill, create a suitable and sustainable living environment, and to address the community’s housing and community development needs.

The County and Town of Chapel Hill will use the Consolidated Plan's goals and objectives to allocate the next five (5) years of CDBG and HOME funds and to provide direction to other partners addressing the housing and community development needs of the low- and moderate-income population of Orange County and the Town of Chapel Hill. HUD will evaluate the County’s and Town's performance under the Five Year Consolidated Plan against these goals.

HUD is permitting the County and Chapel Hill to submit one Consortium Consolidated Plan, however, the Town of Chapel Hill is submitting a separate Annual Action Plan for its CDBG Program each year.

# The Process

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

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

The following are the agencies/entities 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 | Chapel Hill | Office for Housing and Community |

Table 1– Responsible Agencies

**Narrative**

Orange County is the lead entity for the HOME Consortium. The other member jurisdictions of the Consortium in addition to the County are the Towns of Carrboro, Chapel Hill, and Hillsborough. Orange County’s Department of Housing and Community Development is the administrating agency for the HOME program. The Department prepares the Five Year Consolidated Plan, Annual Action Plans, Environmental Review Records, Consolidated Annual Performance Evaluation Reports (CAPER), as well as monitoring contracts, processing pay requisitions, contracting, and overseeing the HOME program on a day-to-day basis.

The Town of Chapel Hill’s Office of Housing and Community is the administrating agency for the Town's CDBG program. The Housing and Community Office prepares the Annual Action Plans, Environmental Review Records, and coordinates the Consolidated Annual Performance Evaluation Reports (CAPER) with the County, as well monitoring contracts, processing pay requisitions, contracting, and overseeing the CDBG program on a day-to-day basis.

**Consolidated Plan Public Contact Information**

Ms. Megan Culp, Community Development Program Manager  
 Office for Housing & Community   
 Town Hall, Third Floor   
 405 Martin Luther King Jr. Boulevard   
 Chapel Hill, NC 27514   
 Phone: (919) 968-2788  
 Email: mculp@townofchapelhill.org

## PR-10 Consultation - 91.100, 91.110, 91.200(b), 91.300(b), 91.215(l) and 91.315(l)

**1. Introduction**

Consultation with community stakeholders was a critical component in the development of the FFY 2020-2024 Consolidated Plan. Consultation helped the Town of Chapel Hill and the Orange County HOME Consortium identify and prioritize community needs, develop strategies, and coordinate subsequent action plans. This process also facilitated information sharing regarding community resources and promotes coordination with the Collaborative and its member jurisdictions.

The Town and the Consortium consulted with social services agencies, service providers, community-based organizations, housing providers, local government agencies and boards, neighborhoods leaders, and elected officials. Two questionnaires were created and distributed to both residents and stakeholders to help identify needs, gaps, and priorities for the next five years. The resident questionnaire was available online in three languages (English, Spanish, and Burmese) and in hard copy in four languages (English, Spanish, Burmese, and Karen). Input from a series of in-person and online meetings as well as the questionnaires were used in the development of the strategies and priorities detailed in the Consolidated Plan and each Annual Action Plan.

**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 Town of Chapel Hill's Office for Housing and Community works with the following agencies to enhance coordination:

* **Town departments** - The Office for Housing and Community includes public housing, affordable housing, community connections, and human services divisions. Our team works closely with internal departments to enhance coordination of affordable housing and community development activities. Partnering departments include Parks and Recreation, the Chapel Hill Public Library, Technology Solutions, the Police Department, Fire Department, Public Works, Transit, Planning, and Business Management Development. The Town uses federal and local funding to implement programs and activities that support the Town's affordable housing and community development goals.
* **Orange County** - The Town is an active participant in the Orange County HOME Consortium and many HOME-funded projects are located in Chapel Hill.
* **Towns of Carrboro and Hillsborough** - The Town works closely with the other municipalities in the County to coordinate affordable housing and community development efforts and initiatives.
* **Community Service Agencies** - The Town implements and also provides funds to agencies that provide services to low- and moderate-income households.
* **Housing Providers** - the Town provides implements and provides funds to providers that provide and support the development of affordable housing opportunities.

Each year, as part of the HOME and CDBG application planning process, local agencies and organizations are invited to submit proposals for HOME and CDBG funds for eligible activities. These groups participate in the planning process by attending the public hearings, informational meetings, and completing surveys. Other entities, such as health service agencies were also engaged. The outreach process facilitated communication around affordable housing in Orange County and how public and private agencies and organizations can help address the most urgent needs.

**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 Town coordinates extensively with the Orange County Partnership to End Homelessness (OCPEH) that serves as the Continuum of Care (CoC) for Orange County. The four jurisdictions participating in the Orange County HOME Consortium – Orange County and the Towns of Chapel Hill, Hillsborough and Carrboro – fund OCPEH, sharing operating costs based on population. Elected officials from each jurisdiction serve on the CoC board, and staff from the two jurisdictions that have Public Housing Authorities also have ex officio board seats with full voting privileges. In this way, the jurisdictions direct all efforts to end homelessness, including funding decisions and policy priorities. OCPEH staff meet weekly with Orange County Housing and Community Development staff, and are co-located in this department. OCPEH staff meet regularly with all jurisdiction staff, and present annually to the four elected boards on the work of OCPEH. Starting in 2016, OCPEH created a system map and gaps analysis of homeless services in Orange County, and has updated this document annually with the latest update issued 2020 OCPEH staff also serve with staff from the four jurisdictions on the Orange County Affordable Housing Coalition, a group of affordable housing developers, funders, advocates, and staff seeking to collaboratively increase affordable housing units in Orange County. OCPEH staff contribute information and ideas to the Consolidated Plan and to the Annual Action Plan updates.

OCPEH leads efforts, in conjunction with the HOME Consortium, to end homelessness in Orange County. OCPEH directs the work of the biannual Plan to End Homelessness and ongoing coordination among service providers through seven monthly standing meetings. In addition to the CoC board, HOME Consortium members participate regularly in these CoC workgroups, including care coordination using a by-name list.

OCPEH operates coordinated entry for people in housing crisis, directing people to appropriate resources including homelessness diversion, shelter/emergency response referrals, and permanent housing resources. Coordinated entry prioritizes permanent supportive housing for people experiencing chronic homelessness. OCPEH has a standing monthly meeting with veteran service providers to particularly address ending veteran homelessness, including care coordination using a veterans-only by-name list. As part of the gaps analysis, OCPEH seeks to increase the quality and availability of Rapid Re-housing for all people experiencing homelessness, including families. OCPEH coordinates the annual Point-in-Time count in conjunction with HOME Consortium members, and has not found unaccompanied youth in any year. OCPEH works closely with youth services providers and LGBTQ service providers and advocates to ensure no youth are going uncounted. One of the current ten system gaps is a youth host homes program to serve homeless youth. Overall, OCPEH coordinates with HOME Consortium members to continue to fill system gaps and make updates the homeless gaps analysis.

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

The Town serves on the OCPEH Leadership Team, the CoC board that determines ESG allocations each year. HOME Consortium members also serve on the CoC Project Review Committee that determines program performance standards, evaluates program outcomes, crafts funding priorities, and creates recommendations for CoC and ESG funding for Leadership Team approval. Project Review Committee members look at program data each quarter to keep eyes on program outcomes and help with funding decision-making during application periods. The Project Review Committee determines funding policies and procedures annually during the CoC and ESG grant competitions. The CoC contracts with the statewide Coalition to End Homelessness to serve as HMIS lead, and administers HMIS in consultation with the Leadership Team, as CoC board, inclusive of HOME Consortium members.

In 2016-2017 the Orange County Partnership to End Homelessness (OCPEH) gathered people with lived experience of homelessness, homeless service providers, community leaders, and state homeless experts to map the homeless service system in Orange County. This process created the Orange County homeless system map and the homeless system gaps analysis. OCPEH staff update the gaps analysis each year, the last update completed in 2020.

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

Table 2– Agencies, groups, organizations who participated

|  |  |  |
| --- | --- | --- |
| 1 | **Agency/Group/Organization** | Habitat for Humanity of Orange County |
| **Agency/Group/Organization Type** | Housing Services - Housing Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Habitat was consulted to ascertain the housing needs of the County. |
| 2 | **Agency/Group/Organization** | Orange County Partnership to End Homelessness |
| **Agency/Group/Organization Type** | Services-homeless Other government - County |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | OCPEH was consulted to ascertain the homeless needs of the County and align the Consolidated Plan's homelessness strategy with that of the CoC. |
| 3 | **Agency/Group/Organization** | Parent Advocates for Adult Children with IDD |
| **Agency/Group/Organization Type** | Services-Persons with Disabilities Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Non-Homeless Special Needs |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | PACID was consulted to ascertain the social service needs of the County. |
| 4 | **Agency/Group/Organization** | Hope Renovations |
| **Agency/Group/Organization Type** | Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Hope Renovations was consulted to ascertain the housing needs of the county. |
| 5 | **Agency/Group/Organization** | DHIC, INC |
| **Agency/Group/Organization Type** | Services - Housing Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | DHIC was consulted to ascertain the housing needs of the County. |
| 6 | **Agency/Group/Organization** | Compass Center |
| **Agency/Group/Organization Type** | Services-Victims of Domestic Violence Services - Victims |
| **What section of the Plan was addressed by Consultation?** | Non-Homeless Special Needs |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Compass Center was consulted to ascertain the social service needs of the County. |
| 7 | **Agency/Group/Organization** | UNC Chapel Hill HomeLink |
| **Agency/Group/Organization Type** | Services-homeless |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Market Analysis Anti-poverty Strategy |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | UNC Chapel Hill HomeLink was consulted to ascertain the social service needs of the County. |
| 8 | **Agency/Group/Organization** | Community Empowerment Fund |
| **Agency/Group/Organization Type** | Services - Housing Services-homeless Services-Employment |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Anti-poverty Strategy |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | CEF was consulted to ascertain the housing and social service needs of the County. |
| 9 | **Agency/Group/Organization** | Orange County DSS |
| **Agency/Group/Organization Type** | Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims Other government - County |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Orange County DSS was consulted to ascertain the social service needs of the County. |
| 10 | **Agency/Group/Organization** | Refugee Community Partnership |
| **Agency/Group/Organization Type** | Services - Housing Services-Education Services-Employment Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Non-Homeless Special Needs |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Refugee Community Partnership was consulted to ascertain the social service needs of the County and requested CDBG-CV funds to run scholastic support centers to assist low-income and refugee students during remote learning and provide childcare to essential workers. |
| 11 | **Agency/Group/Organization** | COMMUNITY ALTERNATIVES FOR SUPPORTIVE ABODES (CASA) |
| **Agency/Group/Organization Type** | Housing Services - Housing Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Homeless Needs - Chronically homeless Homelessness Needs - Veterans |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | CASA was consulted to ascertain the social service needs of the County. |
| 12 | **Agency/Group/Organization** | UNC TEACCH Autism Program |
| **Agency/Group/Organization Type** | Services-Persons with Disabilities Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Non-Homeless Special Needs |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | UNC TEACCH Autism Program was consulted to ascertain the social service needs of the County. |
| 13 | **Agency/Group/Organization** | Friends of Residents in Long Term Care |
| **Agency/Group/Organization Type** | Services - Housing Services-Education |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Non-Homeless Special Needs |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Friends of Residents in Long Term Care was consulted to ascertain the social service needs of the County. |
| 14 | **Agency/Group/Organization** | Club Nova |
| **Agency/Group/Organization Type** | Services-Persons with Disabilities Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Non-Homeless Special Needs |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Club Nova was consulted to ascertain the social service needs of the County. |
| 15 | **Agency/Group/Organization** | Orange County Department on Aging |
| **Agency/Group/Organization Type** | Services-Elderly Persons Services-Persons with Disabilities Other government - County |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Non-Homeless Special Needs Anti-poverty Strategy |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | The Orange County Department on Aging was consulted to ascertain the social service needs of the County. |
| 16 | **Agency/Group/Organization** | Rogers-Eubanks Neighborhood Association |
| **Agency/Group/Organization Type** | Services-Children Services-Elderly Persons Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | RENA was consulted to ascertain the housing needs of the County. |
| 17 | **Agency/Group/Organization** | The Exchange Club's Family Center in Alamance County |
| **Agency/Group/Organization Type** | Services-Children Services-Education |
| **What section of the Plan was addressed by Consultation?** | Housing Need Assessment Non-Homeless Special Needs Anti-poverty Strategy |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Exchange Club was consulted to ascertain the social service needs of the County and requested funding to support its youth services program for children at risk of or experiencing abuse/neglect. |
| 18 | **Agency/Group/Organization** | Inter-Faith Council for Social Services |
| **Agency/Group/Organization Type** | Services - Housing Services-homeless Service-Fair Housing |
| **What section of the Plan was addressed by Consultation?** | Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children |
| **How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?** | Inter-Faith Council was consulted to ascertain needed services to address homelessness. The organization attended the public forum and requested funds to supports its homeless case management for homeless individuals and families in both congregate and non-congregate shelters during the pandemic. |

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

All relevant local agency types were consulted.

**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 | Orange County Partnership to End Homelessness | They are compatible. |
| Affordable Housing Plan | Town of Chapel Hill | They are compatible. |
| Affordable Housing Preservation Strategy | Town of Chapel Hill | They are compatible. |
| Orange County HOME Consortium | Orange County Housing and Community Development Department | They are compatible. |

Table 3– Other local / regional / federal planning efforts

**Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))**

The Town of Chapel Hill Office for Housing and Community is the administrating agency for the Town's CDBG program. Close coordination is maintained with the other Town departments, including the Economic Development Department, the Public Works Department, the Parks and Recreation Department, the Planning Department, Transit, local Police and Fire Departments.  The Town of Chapel Hill is a member of the Orange County HOME Consortium. Close coordination is maintained with Orange County, the Town of Carrboro, and the Town of Hillsborough.

**Narrative**

The Orange County HOME Consortium is a cooperative venture of Orange County and the Towns of Carrboro, Chapel Hill, and Hillsborough. There is a good working relationship between all four jurisdictions. In addition, there is an excellent rapport with the Continuum of Care and its member organizations.

## PR-15 Citizen Participation - 91.105, 91.115, 91.200(c) and 91.300(c)

**1. Summary of citizen participation process/Efforts made to broaden citizen participation**

**Summarize citizen participation process and how it impacted goal-setting**

Residents and community stakeholder were invited to provide input at a variety of public engagement sessions as well as a formal 30-day public comment period for the draft plan. These opportunities included five in-person sessions held at different locations throughout the county during evening hours; two online webinar meetings held during the daytime hours; a Resident Questionnaire available online and in hardcopy form that helped identify priority areas; and a Stakeholder Questionnaire that asked for feedback on those priority areas.

The Town and Consortium complied with the County's Public Participation Policy and Citizen Participation Plan, and the Town also complied with its Citizen Participation Plan, which satisfies the requirements of 24 CFR 91.105. The Consortium was committed to improving the accessibility of services to persons with limited English proficiency (LEP) and to developing and implementing a system that gives LEP persons meaningful access to the Consolidated Plan engagement process. The Resident Questionnaire was offered in English, Spanish, Burmese, and Karen languages, and the materials on the website were offered in English and Spanish. During the in-person engagement sessions, simultaneous translation services were offered to Spanish-speaking participants.

The Outreach Plan was conducted using a “hub and spoke” model that consisted of developing a master list of contact information for service providers, community-based organizations, housing providers, local government agencies and boards, neighborhood leaders, and elected officials. The Consortium relied on these individuals on the master outreach list to help spread the word through communication channels the Consortium would otherwise be unable to access alone. These individuals were also provided with the Stakeholder Questionnaire after the period of feedback for the Resident Questionnaire concluded.

The Resident Questionnaire was also made available online and in hardcopy form at the various Town Halls and public libraries. The Consortium member jurisdictions leveraged their social media platforms as well as word-of-mouth to inform residents of the survey. Property managers were also made aware of the questionnaire via leaflets and information sheets.

Participant comments and a summary of the questionnaire results can be found in the Attachment Section of the Consolidated Plan.

**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 Hearing | Non-targeted/broad community | Public Hearings were held in order to receive community input. The first Public Hearing was held at Chapel Hill Town Hall and was attended by the Town Council and members of the public. The second was at Carrboro Town Hall and attended by members of the Carrboro Affordable Housing Advisory Commission and a member of the general public. In addition to the Hearing component, there was an outreach table stationed in the hallway to capture folks visiting Town Hall for other reasons, as there were several other events occurring at the same time. The third Public Hearing was held at the Hillsborough Police Substation and attended by members of the general public and law enforcement staff. The fourth Public Hearing was held at the Hargraves Community Center in Chapel Hill and attended by members of the general public. The fifth public meeting was at Chapel Hill Town Hall and attended by the Chapel Hill Town Council and members of the general public. | One resident expressed concern that the Consolidated Plan Questionnaire was too long and difficult to be completed by someone with limited literacy, and suggested that the Orange County Literacy Council be consulted to improve accessibility of future surveys. Residents of Cedar Grove shared affordable housing issues in rural Orange County. One resident discussed the struggles many of his co-workers in the food service industry face with securing stable, affordable housing, as well as issues like transportation to and from work. Another resident discussed her work with tenant-landlord issues as an attorney and the challenges many low-income tenants face. For instance, North Carolina law only requires a few days' notice to evict a tenant. For low-income renters, it is often difficult to even appear in court for the eviction hearing due to the difficulty of getting off work, making childcare arrangements, and finding transportation on short notice. Another issue in rural areas is substandard housing conditions that many low-income renters are forced to endure due to lack of other options and fear of retaliation from landlords if a complaint is filed with code enforcement. Several residents expressed concern that outreach around the Consolidated Plan has not done enough to reach relevant communities and stakeholders, particularly people of color and people living with disabilities in Orange County. Residents shared their work organizing in black communities in Carrboro and representing adult children with intellectual disabilities, and described the difficulty faced by both groups in accessing safe, affordable, quality housing. Racist housing policies and practices by governmental and private actors created the unsafe and unstable housing conditions many black families are forced to face. In wealthy, predominantly white communities like Orange County, racial disparities in housing are even more intractable because communities of color are made to feel invisible and their needs are consistently ignored by the wealthy, white majority. People with disabilities, including those with mobility impairments, also face huge challenges in finding housing that is both accessible in terms of affordability and proximity to needed services, as well as physically accessible. Many people with disabilities have limited housing choice due to a lack of housing stock that meets their needs, and often are unable to live in integrated, inclusive, and intentional settings. Transportation for this population is another significant barrier, not just for getting to school, work, and personal appointments, but for attending community meetings such as this one. Because Orange County has such a high cost of living, many folks who work in the County cannot afford to live here and must commute from surrounding counties. The added expense of commuting (e.g., bus fare, gas costs, car maintenance) and the extra time constraints significantly burden low-income households. Higher travel costs mean fewer funds available to spend on other needs like housing, food, and medical care, and more time commuting means less time for meeting other needs. Affordable housing strategies should consider the impacts of climate change, especially since the low-income communities and communities of color with the most need for safe, quality, affordable housing are also disproportionately threatened by climate change. This includes direct threats like flooding, since low-income communities of color are more likely to live in low-lying areas, and more indirect threats like food insecurity, since climate disruptions to the food system are more likely to impact these communities, many of which are already in food deserts. Creative and more environmentally sustainable approaches to building and preserving affordable housing, such as earthen construction should also be explored. | All comments were accepted and considered in the development of the plan. |  |
| 2 | Public Participation Webinar | Non-targeted/broad community | Two Public Participation Webinars were held before the publication of the Draft Consolidated Plan in order to receive community input. The Webinars had a few live attendees, and recordings of both Webinars were posted online, as were the slides, in order to serve as an informational resource for those unable to attend the Webinars or Public Hearings. The recordings had 54 total views. | The webinar included an input segment that consisted of three polls. The first poll collected input about housing needs; the second poll collected input about community needs; and the third poll gauged familiarity with Fair Housing laws in Orange County. | The results of the webinar poll were accepted and incorporated into the plan. |  |
| 3 | Public Participation Webinar | Minorities   Non-English Speaking - Specify other language: Spanish, Burmese, Karen   Persons with disabilities   Non-targeted/broad community   Residents of Public and Assisted Housing | A Resident Questionnaire was disseminated to collect public input on housing and community needs and priorities. The questionnaire received 188 responses. Of these 163 respondents were from individual residents, and 22 were from representatives of a service provider or organization | A summary of questionnaire responses and comments is included in the Attachment Section of the Consolidated Plan. | The results of the Resident Questionnaire were accepted and incorporated into the plan. |  |
| 4 | Internet Outreach | Minorities   Non-English Speaking - Specify other language: Spanish, Burmese, Karen   Persons with disabilities   Non-targeted/broad community   Residents of Public and Assisted Housing | All information pertaining to the Consolidated Plan and CDBG-CV (Public Hearing dates and times, links to the Questionnaire, etc.) was broadcast widely to an electronic mailing list including housing providers, social services providers, youth organizations, disability advocacy organizations, language justice organizations, and more. | A summary of all responses from outreach is included in the Attachment Section of the Consolidated Plan | All comments were accepted and considered in the development of the plan. |  |
| 5 | Newspaper Ad | Non-targeted/broad community | A CDBG Consolidated and Annual Action Plans on Display for Public Comment Notification was advertised in the Durham Herald Sun and was published on the following dates: 3/29, 4/1, 4/5, 4/8, 4/12, 4/15, 4/19, 4/22, 4/26 | A summary of all responses from outreach is included in the Attachment Section of the Consolidated Plan | All comments were accepted and considered in the development of the plan. |  |

Table 4– Citizen Participation Outreach

# Needs Assessment

## NA-05 Overview

**Needs Assessment Overview**

This section primarily utilizes HUD’s Comprehensive Housing Affordability Strategy (CHAS) data to assess changes in housing, social service, and economic development needs in Orange County. For tables using CHAS data, 2005–2009 American Community Survey (ACS) estimates serve as the ‘base’ year, and 2011–2015 ACS estimates serve as the most recent year. The CHAS data automatically populates the tables with the relevant ACS estimates.

The Needs Assessment relies on two additional data sources beyond the CHAS data. Data pertaining to homelessness was provided by the Director of the Orange County Partnership to End Homelessness.  Orange County is a part of the Orange County Partnership to End Homelessness Continuum of Care.

Data on public housing was provided by staff at the Orange County Housing Authority and Chapel Hill Department of Housing. This information was supplemented with figures from HUD’s Housing Authority Profiles data interface.

## NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

**Describe the jurisdiction’s need for Public Facilities:**

The following were identified as needs related to public facilities:

* School facilities need to be modernized and made ADA-accessible.
* More public facilities need to be made ADA-accessible.
* Public facilities should be made more resilient for climate change.
* Additional public facilities should be provided to accommodate the county’s growing population.
* Public facilities should operate on hours beyond standard business hours (e.g., later in the evenings or on weekends).

**How were these needs determined?**

These needs were determined through analysis of Town plans, from jurisdictions in Orange County and public comments on facility needs.

**Describe the jurisdiction’s need for Public Improvements:**

The following were identified as needs for public improvements:

* Intersections, public buildings, and facilities should be made ADA-compliant and handicap accessible.
* Roads, curbs, and sidewalks should be improved where needed.
* Additional sidewalks and bike lanes should be provided.
* Additional bus shelters should be provided.
* Storm water management systems should be improved.

**How were these needs determined?**

These needs were determined through analysis of Town plans, from jurisdictions in Orange County and public comments.

**Describe the jurisdiction’s need for Public Services:**

* Communities in Orange County should support affirmatively further fair housing for their residents.
* A fully-funded, best practice Rapid Re-Housing program should be established for individuals experiencing homelessness.

**How were these needs determined?**

These needs were determined by Town plans and public comments on service needs.

**Based on the needs analysis above, describe the State's needs in Colonias**

# Housing Market Analysis

## MA-05 Overview

**Housing Market Analysis Overview:**

Chapel Hill lies within central North Carolina—a region known as the Piedmont—and is part of the Durham-Chapel Hill Metro Area and the Raleigh-Durham-Cary Combined Statistical Area. This region is known as the "Triangle" as the three cities of Raleigh, Durham, and Chapel Hill (and their universities of North Carolina State University, Duke University, and the University of North Carolina-Chapel Hill) form a geographic triangle.

Chapel Hill is an urban center in Orange County. In recent years, the demand for housing has outpaced the residential development occurring in town.  This has exacerbated an already tight and expensive housing market in town.

This section presents an analysis of the Orange County housing market. In it, we rely on CHAS and ACS data.

We find that a substantial proportion of Orange County’s housing stock has been constructed since 2000, and that the cost of both owner-occupied and renter-occupied housing has increased about 15% since the previous Consolidated Plan. While it appears that the supply of market-rate housing is adequate for the county’s population, there is a need for quality affordable housing, especially in the urban centers of the county.

## MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

**Introduction**

Chapel Hill and Orange County have experienced economic growth over the past few decades. The county is home to a number of employers that rely on a highly educated and skilled workforce, including UNC-Chapel Hill, UNC Health Care, and two local school districts. In addition, there are a number of retail businesses that serve this educated workforce and rely on a workforce with somewhat lower educational attainment.

**Economic Development Market Analysis**

**Business Activity**

| **Business by Sector** | **Number of Workers** | **Number of Jobs** | **Share of Workers**  **%** | **Share of Jobs**  **%** | **Jobs less workers**  **%** |
| --- | --- | --- | --- | --- | --- |
| Agriculture, Mining, Oil & Gas Extraction | 70 | 19 | 0 | 0 | 0 |
| Arts, Entertainment, Accommodations | 2,290 | 4,486 | 15 | 24 | 9 |
| Construction | 461 | 263 | 3 | 1 | -2 |
| Education and Health Care Services | 3,801 | 4,363 | 26 | 23 | -3 |
| Finance, Insurance, and Real Estate | 993 | 1,506 | 7 | 8 | 1 |
| Information | 511 | 695 | 3 | 4 | 1 |
| Manufacturing | 1,212 | 106 | 8 | 1 | -7 |
| Other Services | 646 | 1,422 | 4 | 8 | 4 |
| Professional, Scientific, Management Services | 2,027 | 1,975 | 14 | 11 | -3 |
| Public Administration | 0 | 0 | 0 | 0 | 0 |
| Retail Trade | 1,982 | 2,915 | 13 | 16 | 3 |
| Transportation and Warehousing | 270 | 130 | 2 | 1 | -1 |
| Wholesale Trade | 597 | 697 | 4 | 4 | 0 |
| Total | 14,860 | 18,577 | -- | -- | -- |

Table 11 - Business Activity

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS (Workers), 2015 Longitudinal Employer-Household Dynamics (Jobs) |

**Labor Force**

|  |  |
| --- | --- |
|  |  |
| Total Population in the Civilian Labor Force | 30,225 |
| Civilian Employed Population 16 years and over | 28,500 |
| Unemployment Rate | 5.66 |
| Unemployment Rate for Ages 16-24 | 8.87 |
| Unemployment Rate for Ages 25-65 | 3.71 |

Table 12 - Labor Force

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS |

| **Occupations by Sector** | **Number of PeopleMedian Income** | |
| --- | --- | --- |
| Management, business and financial | 10,610 |
| Farming, fisheries and forestry occupations | 880 |
| Service | 3,035 |
| Sales and office | 5,195 |
| Construction, extraction, maintenance and repair | 650 |
| Production, transportation and material moving | 285 |

Table 13 – Occupations by Sector

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS |

**Travel Time**

| **Travel Time** | **Number** | **Percentage** |
| --- | --- | --- |
| < 30 Minutes | 20,415 | 80% |
| 30-59 Minutes | 4,490 | 18% |
| 60 or More Minutes | 725 | 3% |
| ***Total*** | ***25,630*** | ***100%*** |

Table 14 - Travel Time

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS |

**Education:**

Educational Attainment by Employment Status (Population 16 and Older)

| **Educational Attainment** | **In Labor Force** | |  |
| --- | --- | --- | --- |
| **Civilian Employed** | **Unemployed** | **Not in Labor Force** |
| Less than high school graduate | 850 | 4 | 355 |
| High school graduate (includes equivalency) | 1,060 | 195 | 415 |
| Some college or Associate's degree | 2,475 | 235 | 680 |
| Bachelor's degree or higher | 14,215 | 475 | 3,370 |

Table 15 - Educational Attainment by Employment Status

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS |

Educational Attainment by Age

|  | **Age** | | | | |
| --- | --- | --- | --- | --- | --- |
| **18–24 yrs** | **25–34 yrs** | **35–44 yrs** | **45–65 yrs** | **65+ yrs** |
| Less than 9th grade | 75 | 105 | 280 | 280 | 45 |
| 9th to 12th grade, no diploma | 510 | 215 | 69 | 265 | 80 |
| High school graduate, GED, or alternative | 4,390 | 450 | 380 | 840 | 645 |
| Some college, no degree | 11,550 | 675 | 485 | 1,025 | 580 |
| Associate's degree | 305 | 380 | 235 | 580 | 220 |
| Bachelor's degree | 2,045 | 2,815 | 1,430 | 3,095 | 1,495 |
| Graduate or professional degree | 215 | 2,595 | 2,840 | 5,295 | 2,740 |

Table 16 - Educational Attainment by Age

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS |

Educational Attainment – Median Earnings in the Past 12 Months

| **Educational Attainment** | **Median Earnings in the Past 12 Months** |
| --- | --- |
| Less than high school graduate | 56,875 |
| High school graduate (includes equivalency) | 95,277 |
| Some college or Associate's degree | 56,894 |
| Bachelor's degree | 83,192 |
| Graduate or professional degree | 130,239 |

Table 17 – Median Earnings in the Past 12 Months

|  |  |
| --- | --- |
| **Data Source:** | 2011-2015 ACS |

**Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?**

The largest employment sector for Chapel Hill is education and health care, with about 1/4 of jobs in this sector. This is not surprising as Chapel Hill is home to both UNC-Chapel Hill and UNC Hospitals.

Three other economic sectors have approximately 10% each of total employment: (1) arts, entertainment, and accommodations, (2) professional, scientific and management services, and (3) retail trade.

**Describe the workforce and infrastructure needs of the business community:**

The two economic sectors with the greatest shortage of workers relative to jobs are education and healthcare services; and construction. As discussed throughout this plan, Chapel Hill has a shortage of affordable housing units that could accommodate workers in these sectors.

**Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.**

Economic development continues to occur across the Triangle Region, with many firms either looking to expand their existing operations or relocate to the region. Many of these firms rely heavily on educated workers and are choosing to locate in the Triangle due to the high educational attainment of its population.

UNC Health Care is currently constructing a new surgical hospital tower that will increase the need for health care workers in the county. As Chapel Hill’s population continues to age, we may also see the construction of additional supportive living facilities that have health care workers on staff.

**How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?**

Chapel Hill’s workforce is highly educated, with the vast majority of people in the labor force having a Bachelor’s degree or higher. This corresponds to the workforce needs of the Town, as the largest employment sector (education and healthcare) demands a highly-educated workforce.

**Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.**

An office of the State of North Carolina’s "NC Works" job training and employment program is located in Chapel Hill. NC Works provides job search assistance, resume writing assistance, career information, and job education and training opportunities.

Given the substantial amount of employment opportunities—both currently-available and forecasted—within the healthcare field, it seems that the community college’s focus on healthcare careers is well-justified and supports the Consolidated Plan.

**Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?**

Yes

**If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.**

Chapel Hill is part of the Triangle J Council of Governments (TJCOG), which coordinates economic development planning for a seven-county region (Moore, Lee, Chatham, Orange, Durham, Wake, and Johnston). The goals of the TJCOG’s CEDS are to:

* Build on the Region’s Competitive Advantage and Leverage the Marketplace
* Establish and Maintain a Robust Regional Infrastructure
* Create Revitalized and Vibrant Communities
* Develop Healthy and Innovative people

Furthermore, the TJCOG has identified the following priorities for 2019-2020:

* CEDS Strategy Refinement and Outreach
* Technical Assistance
* Housing
* Resiliency
* Workforce Development

Given that housing is one of the priorities for TJCOG, it appears that there are many areas for potential coordination between the Orange County HOME Consortium and the TJCOG.

**Discussion**

Chapel Hill’s economic base lies in the healthcare, education, and professional services sectors, in addition to retail and other service sectors that accommodate them. As such, the town’s workforce has a very high educational attainment and the unemployment rate is low. The greatest shortcoming of workers and jobs are in lower-paying sectors that rely on less-trained workers. It is possible that these workers are unable to afford the high cost of housing in Orange County.

## MA-50 Needs and Market Analysis Discussion

**Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")**

Households with multiple housing problems are located throughout Chapel Hill. A study of maps included in the Orange County Five Year Consolidated Plan indicates cost overburdened status, and points to a concentration of cost overburdened households in the urban areas of the County. The CHAS data however does reveal information regarding housing problems for specific minority groups and areas of minority concentration are already defined and mapped in that Plan.

**Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")**

The HUD definition of an area of minority concentration is a census tract in which the population of any racial/ethnic minority group exceeds 50% of the total population of that tract.

Though it does not meet HUD's definition, 45% of the population in the census tract that includes the Northside neighborhood (a local target area) is African American.

**What are the characteristics of the market in these areas/neighborhoods?**

In Northside, housing costs are very high as a result of its proximity to downtown Chapel Hill, UNC campus and UNC Hospitals. The majority of the homes in the neighborhood are renter-occupied and there are a significant number of UNC students that live in the neighborhood.

**Are there any community assets in these areas/neighborhoods?**

The Northside neighborhood is located within walking distance to the Town's major employment centers, the University of North Carolina - Chapel Hill and the amenities of downtown Chapel Hill. The neighborhood is also served well by the Town's fare-free transit system.

**Are there other strategic opportunities in any of these areas?**

Opportunities of these communities include proximity to employment opportunities, existing housing stock, and community facilities. The Town is working with several community partners to increase affordable housing opportunities in these areas.

## MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

**Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.**

Per 2014-2018 5-year American Community Survey estimates, 89.6% of people in Orange County live in a household with a broadband internet subscription. However, subscriptions to broadband internet is lower for some racial/ethnic minorities: 75.9% for African-Americans, and 84.1% for Hispanics. Among the four most populous racial/ethnic minorities in Orange County, Asians have the highest rates of broadband internet subscriptions at 94.5%.

Subscriptions to broadband internet is lower for low-income populations as well: 71.8% of households earning below $10,000 per year have broadband internet access and 70.9% of households earning $10,000–19,999 have broadband internet access. It is possible that some, if not many, persons in these income categories instead access the internet through a mobile device.

The high rates of broadband internet access, even for lower-income populations, indicates that the vast majority of Orange County is wired for broadband internet. Areas with lower access to broadband internet include more rural portions of Orange County furthest from urban centers.

**Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.**

There are several broadband internet providers in Chapel Hill and Carrboro, including Spectrum (formerly Time Warner), AT&T, and Google Fiber. There are fewer broadband internet providers in other areas of Orange County. Orange County is currently in the middle of a 3-year pilot project with Open Broadband, LLC, to bring broadband access to more households in rural Orange County.

## MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

**Describe the jurisdiction’s increased natural hazard risks associated with climate change.**

Four local governments—Orange County, Chapel Hill, Hillsborough, and Carrboro—have formed the Orange County Climate Council to address and coordinate responses to climate change concerns. This council was formed in September 2019 and has adopted a vision statement that "Orange County is a vibrant, inclusive community that meets urgent, science-based greenhouse gas emissions and resilience goals. We unite through action, build community, equitably share resources, and collaborate with other to create a healthy, sustainable place to live for all residents and future generations."

Risks to Orange County resulting from climate change include the potential for more extreme weather events (both flood and droughts) leading to greater flooding or crop shortages, poorer air quality exacerbated by higher temperatures, and the potential for more adverse tropical weather events.

**Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.**

Four local governments—Orange County, Chapel Hill, Hillsborough, and Carrboro—have formed the Orange County Climate Council to address and coordinate responses to climate change concerns. This council was formed in September 2019 and has adopted a vision statement that "Orange County is a vibrant, inclusive community that meets urgent, science-based greenhouse gas emissions and resilience goals. We unite through action, build community, equitably share resources, and collaborate with other to create a healthy, sustainable place to live for all residents and future generations."

Risks to Orange County resulting from climate change include the potential for more extreme weather events (both flood and droughts) leading to greater flooding or crop shortages, poorer air quality exacerbated by higher temperatures, and the potential for more adverse tropical weather events.

# Strategic Plan

## SP-05 Overview

**Strategic Plan Overview**

The Consolidated Plan is a guide for the Orange County HOME Consortium and the Town of Chapel Hill to use for its housing and community development initiatives. Based on the Housing Needs Assessment, Market Analysis, and community and stakeholder input received during the planning process, the Strategic Plan portion of the Plan establishes the following priorities:

* Housing for People Experiencing Homelessness
* Housing for Low- and Moderate-Income Households
* Integrated Housing for People with Service Needs
* Community/Economic Development and Services

The Consortium and the Town of Chapel Hill will direct resources appropriately to address these priorities and the specific goals associated with them, and each entity will measure and report on its progress each year in the Consolidated Annual Performance Evaluation Report (CAPER).

## SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

**Geographic Area**

Table 18 - Geographic Priority Areas

|  |  |  |
| --- | --- | --- |
| **1** | **Area Name:** | Northside Neighborhood |
| **Area Type:** | Local Target area |
| **Other Target Area Description:** |  |
| **HUD Approval Date:** |  |
| **% of Low/ Mod:** |  |
| **Revital Type:** | Comprehensive |
| **Other Revital Description:** |  |
| **Identify the neighborhood boundaries for this target area.** |  |
| **Include specific housing and commercial characteristics of this target area.** |  |
| **How did your consultation and citizen participation process help you to identify this neighborhood as a target area?** |  |
| **Identify the needs in this target area.** |  |
| **What are the opportunities for improvement in this target area?** |  |
| **Are there barriers to improvement in this target area?** |  |
| **2** | **Area Name:** | Pine Knolls Neighborhood |
| **Area Type:** | Local Target area |
| **Other Target Area Description:** |  |
| **HUD Approval Date:** |  |
| **% of Low/ Mod:** |  |
| **Revital Type:** | Comprehensive |
| **Other Revital Description:** |  |
| **Identify the neighborhood boundaries for this target area.** |  |
| **Include specific housing and commercial characteristics of this target area.** |  |
| **How did your consultation and citizen participation process help you to identify this neighborhood as a target area?** |  |
| **Identify the needs in this target area.** |  |
| **What are the opportunities for improvement in this target area?** |  |
| **Are there barriers to improvement in this target area?** |  |
| **3** | **Area Name:** | Public Housing Neighborhood |
| **Area Type:** |  |
| **Other Target Area Description:** |  |
| **HUD Approval Date:** |  |
| **% of Low/ Mod:** |  |
| **Revital Type:** | Housing |
| **Other Revital Description:** |  |
| **Identify the neighborhood boundaries for this target area.** |  |
| **Include specific housing and commercial characteristics of this target area.** |  |
| **How did your consultation and citizen participation process help you to identify this neighborhood as a target area?** |  |
| **Identify the needs in this target area.** |  |
| **What are the opportunities for improvement in this target area?** |  |
| **Are there barriers to improvement in this target area?** |  |
| **4** | **Area Name:** | Town-wide |
| **Area Type:** |  |
| **Other Target Area Description:** |  |
| **HUD Approval Date:** |  |
| **% of Low/ Mod:** |  |
| **Revital Type:** |  |
| **Other Revital Description:** |  |
| **Identify the neighborhood boundaries for this target area.** |  |
| **Include specific housing and commercial characteristics of this target area.** |  |
| **How did your consultation and citizen participation process help you to identify this neighborhood as a target area?** |  |
| **Identify the needs in this target area.** |  |
| **What are the opportunities for improvement in this target area?** |  |
| **Are there barriers to improvement in this target area?** |  |

**General Allocation Priorities**

Describe the basis for allocating investments geographically within the state

The Town of Chapel Hill will allocate its CDBG funds to those geographic areas whose population is over 51% low- and moderate-income. At least 70% of all the Town's CDBG funds that are budgeted for activities will principally benefit low- and moderate-income persons. The following guidelines for allocating CDBG will be used during the FY 2020-2025 Five Year Consolidated Plan:

* Housing activities have income eligibility criteria, therefore the income requirement directs funds to low- and moderate-income households throughout the County.
* The public services activities are for social service organizations whose clientele have a low income or in certain cases, a limited type of clientele with a presumed low- and moderate-income status.
* The public facilities activities are either located in a low- and moderate-income census tract/block group or have a low- and moderate-income service area benefit or clientele over 51% low- and moderate-income.
* The acquisitions and demolition of structures are either located in a low- and moderate-income census area or these activities are eligible by preventing or eliminating slums and blight on a spot basis or area basis.
* Economic development projects will either be located in a low- and moderate-income census tract/block group, or a poverty tract greater than 20%, or part of a redevelopment plan, or making 51% of the jobs available to low- and moderate-income population.

## SP-25 Priority Needs - 91.415, 91.215(a)(2)

**Priority Needs**

Table 19 – Priority Needs Summary

|  |  |  |
| --- | --- | --- |
| **1** | **Priority Need Name** | Housing for People Experiencing Homelessness |
| **Priority Level** | High |
| **Population** | Extremely Low Low Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth |
| **Geographic Areas Affected** |  |
| **Associated Goals** | Housing Rehabilitation/Preservation Grant Administration Rental Assistance |
| **Description** | Provide affordable rental housing for households experiencing homelessness. |
| **Basis for Relative Priority** | This need emerged as a top priority based on the Housing Needs Assessment, Market Analysis, and stakeholder and resident input. |
| **2** | **Priority Need Name** | Housing for Low and Moderate-Income Households |
| **Priority Level** | High |
| **Population** | Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence |
| **Geographic Areas Affected** |  |
| **Associated Goals** | Housing Rehabilitation/Preservation Homeownership Assistance Code Enforcement and Neighborhood Revitalization Grant Administration Rental Assistance |
| **Description** | Provide affordable housing (both rental and ownership) for households with moderate and low incomes, especially those with extremely low incomes. |
| **Basis for Relative Priority** | This need emerged as a top priority based on the Housing Needs Assessment, Market Analysis, and stakeholder and resident input. |
| **3** | **Priority Need Name** | Integrated Housing for People with Service Needs |
| **Priority Level** | High |
| **Population** | Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development |
| **Geographic Areas Affected** |  |
| **Associated Goals** | Housing Rehabilitation/Preservation Homeownership Assistance Grant Administration Rental Assistance |
| **Description** | Provide affordable, accessible housing that is integrated in the community for households with supportive service needs. |
| **Basis for Relative Priority** | This need emerged as a moderately high priority based on the Housing Needs Assessment, Market Analysis, and stakeholder and resident input. |
| **4** | **Priority Need Name** | Community/Economic Development and Services |
| **Priority Level** | High |
| **Population** | Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence |
| **Geographic Areas Affected** |  |
| **Associated Goals** | Supportive and Youth Services Code Enforcement and Neighborhood Revitalization Infrastructure Grant Administration Economic Development |
| **Description** | Undertake community and economic development activities and provide services for residents. |
| **Basis for Relative Priority** | This need emerged as a high priority based on the Housing Needs Assessment, Market Analysis, and stakeholder and resident input. |

**Narrative (Optional)**

The priority ranking of needs for housing, homelessness, other special needs, community development, economic development, and anti-poverty are as follows:

* **High Priority** - Activities are assigned a high priority if the County or Chapel Hill expects to fund them during the Five Year Consolidated Plan period.
* **Low Priority** - Activities are assigned a low priority if the activity may not be funded by the County or Chapel Hill during the Five Year Consolidated Plan period. The County or Chapel Hill may support applications for other funding if those activities are consistent with the needs identified in the Five Year Consolidated Plan.

**SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)**

**Introduction**

The Town of Chapel Hill originally anticipated receiving $417,655 in CDBG funds for FFY 2020 and $7,339 in Program Income, but the Town was notified of an updated award amount of $417,591 in November 2020 as recognized in this Amended 2020 Annual Action Plan approved by Town Council on January 27, 2021. The Town also anticipates receiving $245,693 in CDBG-CV Round 1 funds and $290,902 in CDBG-CV Round 3 funds.  The total amount of funding planned for in the Amended 2020 Annual Action Plan is $961,525.

The following represents the Town’s anticipated resources for future years:

* FFY 2020 = $417,591 CDBG Funds + $7,339 Program Income
* FFY 2021 = $400,000 CDBG Funds + $7,000 Program Income
* FFY 2022 = $400,000 CDBG Funds + $7,000 Program Income
* FFY 2023 = $400,000 CDBG Funds + $7,000 Program Income
* FFY 2024 = $400,000 CDBG Funds + $7,000 Program Income
* Total = $1,774,851 CDBG Funds + $35,339 Program Income = $2,052,994

The accomplishments of these projects/activities will be reported in the FFY 2020 Consolidated Annual Performance and Evaluation Report (CAPER).

**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 | 417,591 | 7,339 | 0 | 424,930 | 1,628,000 | Five years of funding at about the current funding level each year. |
| Other | public - federal | Public Services | 536,595 | 0 | 0 | 536,595 | 0 | CDBG-CV Round 3 funds are incorporated into the Amended Action Plan for 2020 to include overhead for emergency food distribution and remote learning scholastic support and childcare assistance. |

Table 20 - Anticipated Resources

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

The Town of Chapel Hill uses its CDBG funds in conjunction with local funds and funds granted from other entities, such as nonprofit and philanthropy organizations, to support housing and community development efforts.  Using local funds, the Town Council established the Affordable Housing Development Reserve, a dedicated annual affordable housing fund, in the amount of $688,000.  In 2018 Chapel Hill voters passed a $10 million Affordable Housing Bond to support affordable housing efforts. Five million of the Affordable Housing Bond is budgeted for use in 2020-2021.

CDBG does not require a local match.  The Town will use local Affordable Housing Funds to provide 41% of the local match required by the Consortium for HOME funds; the remaining local match amount will be provided by the other three jurisdictions of the Consortium.

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

The Town of Chapel Hill conducted a thorough analysis of surplus land that has led to the dedication or prioritization of four parcels of land for affordable housing development.  One of those parcels received rezoning approval for the development of approximately 120 affordable homes in May 2020, and the Town has submitted another concept plan for the development of 50 affordable rental apartments. The Town also owns 336 units of affordable housing through its public housing communities. The Town actively collaborates with private and public entities to assist in acquiring property for projects that address the needs identified in this plan. For example, Chapel Hill is a member of the Northside Neighborhood Initiative, a land bank in historically Black neighborhoods in Chapel Hill and Carrboro that is funded in part by the University of North Carolina, the Center for Community Self-Help, the Towns of Chapel Hill and Carrboro, and the Oak Foundation.

**Discussion**

Although there are limited resources available to address the needs identified in the Consolidated Plan, the Town and the Consortium member jurisdictions are continuously collaborating to maximize what resources are available and develop new ones.

**SP-40 Institutional Delivery Structure - 91.415, 91.215(k)**

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

| **Responsible Entity** | **Responsible Entity Type** | **Role** | **Geographic Area Served** |
| --- | --- | --- | --- |
| Orange County | Government | Ownership Planning Public Housing Rental | Jurisdiction |
| Chapel Hill | Government | Economic Development Homelessness Non-homeless special needs Ownership Planning Public Housing Rental neighborhood improvements public facilities public services | Jurisdiction |
| Orange County Partnership to End Homelessness | Continuum of care | Homelessness | Jurisdiction |

Table 21 - Institutional Delivery Structure

**Assess of Strengths and Gaps in the Institutional Delivery System**

* **Counseling/Advocacy:** Local government services could adopt a more relationship-based, client-driven, and trauma-informed approach to housing and services delivery.
* **Legal Assistance:** UNC-Chapel Hill provides some pro bono services and NC Legal Aid serves this area, but is under-funded and unable to meet the need.
* **Rental Assistance:** There is an unmet need for rental subsidies in Orange County. Affordable rental housing development and rental subsidies for low-income households is a huge need.
* **Utilities Assistance:** Funds for utilities assistance are provided by the County and the Towns to eligible low-income households. These funds are heavily utilized, indicating the need for increased funding.
* **Law Enforcement:** Local law enforcement, particularly the Town of Chapel Hill, does a good job supporting the work of the Orange County Partnership to End Homelessness though community policing in the county should be expanded.
* **Substance Use:** Substance use services are provided by Freedom House Recovery Center but they are unable to meet the demand, particularly of people who need longer treatment and residential settings.
* **Transportation:** The Town of Chapel Hill bus system is free and provides a great service to people experiencing or at risk of homelessness. Free or low-cost affordable bus service needs to be expanded in Hillsborough and the rest of the county.

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

| **Homelessness Prevention Services** | **Available in the Community** | **Targeted to Homeless** | **Targeted to People with HIV** |
| --- | --- | --- | --- |
| **Homelessness Prevention Services** | | | |
|  |  |  |  |
| Counseling/Advocacy | X | X |  |
| Legal Assistance | X |  |  |
| Mortgage Assistance | X |  |  |
| Rental Assistance | X | X |  |
| Utilities Assistance | X |  |  |

| **Street Outreach Services** | | | |
| --- | --- | --- | --- |
| Law Enforcement | X |  |  |
| Mobile Clinics | X |  |  |
| Other Street Outreach Services | X | X |  |

| **Supportive Services** | | | |
| --- | --- | --- | --- |
| Alcohol & Drug Abuse | X |  |  |
| Child Care | X |  |  |
| Education | X |  |  |
| Employment and Employment Training | X |  |  |
| Healthcare | X |  |  |
| HIV/AIDS | X |  |  |
| Life Skills | X |  |  |
| Mental Health Counseling | X |  |  |
| Transportation | X |  |  |

| **Other** | | | |
| --- | --- | --- | --- |
|  |  |  |  |

Table 22 - Homeless Prevention Services Summary

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

Chapel Hill has a community health clinic at the UNC Hospital System that addresses the healthcare needs of many low-income and housing insecure residents. However, there is still a need for free healthcare for people experiencing homelessness or at risk of homelessness, and a need for mental health and substance use case management and treatment for people experiencing and at risk of homelessness.

The Community Empowerment Fund (CEF), a local nonprofit service provider, fills a great need for relationship-based, client-centered job readiness, job search, and life skills services. CEF has an integrated service center in Chapel Hill where clients can access these services. From 2018 to 2020, a Housing Access Coordinator position, funded jointly by the County and the Towns of Carrboro, Chapel Hill and Hillsborough, was hosted at CEF, which provided housing navigation services to low-income households in need of affordable housing or at risk of losing their housing.

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

The Orange County Partnership to End Homelessness (OCPEH) is a strong lead agency for the Orange County Continuum of Care (CoC). The CoC's strengths include:

* There has been a a 37% decrease from 2010 to 2019 in chronic homelessness, and a 16% decrease in the number of people experiencing homelessness for the first time from 2016 to 2019.
* Coordinated intake is underway for families and individuals experiencing homelessness.
* The CoC prioritizes people with disabilities, illness, and experiencing chronic homelessness for openings in permanent supportive housing units using the Vulnerability Index-Service Prioritization Assistance Tool (VI-SPDAT).
* The Orange County Department of Housing and Community Development has a preference in its Housing Choice Voucher (HCV) program for certain especially vulnerable subpopulations of people experiencing homelessness
* In 2020, the County plans to implement a "Move On" program, in which people with Permanent Supportive Housing Vouchers (PSHVs) whose service needs have lowered considerably and/or no longer need services are transitioned to HCVs, freeing up PSHVs for more vulnerable individuals with higher service needs.
* Regular outreach to people living unsheltered helps build trust and helps some of these people move into permanent supportive housing.
* The CoC has implemented a Homeless Management Information System (HMIS), coordinated through the North Carolina Coalition to End Homelessness (NCCEH). Performance data from HMIS help drive program decision-making and is used to monitor, evaluate, and report program and system-wide performance.
* OCPEH and the Community Empowerment Fund (CEF) have created OC Connect, a free online database that lists all services and resources offered by government and/or nonprofit organizations in Orange County. For local social service partners, OC Connect also hosts a tool for coordinated assessment to route individuals at risk of or facing homelessness to solutions that meet their needs and administers an assessment tool to prioritize and coordinate care for vulnerable homeless individuals in Orange County.

According to the gap analysis done in 2019 by OCPEH, there are ten current system gaps preventing the County from effectively ending homelessness. The total annual cost to fill these gaps is estimated at about $1.7 million per year. The identified gaps are:

* Rapid Re-Housing
* Coordinated Entry Staffing
* Medical Respite Beds
* Memorial Service Funding
* Youth Host Homes Program
* Income-Based Rental Units
* Day Center with Services
* Street Outreach
* 24-Hour Bathrooms
* Accessible, Housing-Focused Shelter

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

OCPEH has thoroughly analyzed the institutional structure and service delivery system, identified ten gaps in the system, and calculated the costs of filling those gaps. OCPEH has either identified existing programs and partners, or worked to set up the necessary infrastructure, through which to fill most of these gaps, and some funding has already been secured. Of the estimated $1.7 million yet to be secured, OCPEH has approached Orange County and the Towns of Carrboro, Chapel Hill, and Hillsborough to ask each jurisdiction to contribute a portion of the funds. In addition to filling the homeless system gaps, OCPEH also aims to improve existing projects and processes and improve the quality of homeless service delivery.

**SP-45 Goals - 91.415, 91.215(a)(4)**

**Goals Summary Information**

| **Sort Order** | **Goal Name** | **Start Year** | **End Year** | **Category** | **Geographic Area** | **Needs Addressed** | **Funding** | **Goal Outcome Indicator** |
| --- | --- | --- | --- | --- | --- | --- | --- | --- |
| **1** | Housing Rehabilitation/Preservation | 2020 | 2024 | Affordable Housing | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs | CDBG: $143,685 | Homeowner Housing Rehabilitated: 25 Household Housing Unit |
| **2** | Homeownership Assistance | 2020 | 2024 | Affordable Housing | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs | CDBG: $164,212 | Homeowner Housing Added: 16 Household Housing Unit |
| **3** | Supportive and Youth Services | 2020 | 2024 | Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Community/Economic Development and Services | CDBG: $307,899 CDBG-CV: $109,960 | Public service activities for Low/Moderate Income Housing Benefit: 200 Households Assisted |
| **4** | Code Enforcement and Neighborhood Revitalization | 2020 | 2024 | Affordable Housing Non-Housing Community Development | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Housing for Low and Moderate-Income Households Community/Economic Development and Services | CDBG: $800,000 | Housing Code Enforcement/Foreclosed Property Care: 59 Household Housing Unit   Other: 26 Other |
| **5** | Infrastructure | 2020 | 2024 | Non-Housing Community Development | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Community/Economic Development and Services | CDBG: $0 | Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 0 Households Assisted   Other: 1 Other |
| **6** | Grant Administration | 2020 | 2024 | Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs Community/Economic Development and Services | CDBG: $410,531 | Other: 1 Other |
| **7** | Economic Development | 2020 | 2024 | Non-Housing Community Development | Town-wide | Community/Economic Development and Services | CDBG: $0 | Other: 0 Other |
| **8** | Rental Assistance | 2020 | 2024 | Affordable Housing Homeless Non-Homeless Special Needs | Town-wide | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs | CDBG-CV: $135,733 | Tenant-based rental assistance / Rapid Rehousing: 65 Households Assisted |

Table 23 – Goals Summary

**Goal Descriptions**

|  |  |  |
| --- | --- | --- |
| **1** | **Goal Name** | Housing Rehabilitation/Preservation |
| **Goal Description** | Repair and rehabilitation of existing rental and owned housing. |
| **2** | **Goal Name** | Homeownership Assistance |
| **Goal Description** | Provide homeowner assistance to low-moderate income residents. |
| **3** | **Goal Name** | Supportive and Youth Services |
| **Goal Description** | Services for people experiencing homelessness, other service needs, and youth. |
| **4** | **Goal Name** | Code Enforcement and Neighborhood Revitalization |
| **Goal Description** | Code enforcement and neighborhood revitalization activities (e.g., acquisition or improvements of housing or non-housing public facilities). |
| **5** | **Goal Name** | Infrastructure |
| **Goal Description** | Provide infrastructure improvements to benefit areas that are mostly occupied by low- and moderate-income households. |
| **6** | **Goal Name** | Grant Administration |
| **Goal Description** | Administration, planning, and policy setting for CDBG funds. |
| **7** | **Goal Name** | Economic Development |
| **Goal Description** | Provide services and opportunities for the economic betterment of low to moderate income families. |
| **8** | **Goal Name** | Rental Assistance |
| **Goal Description** | Rental assistance for low-income families. |

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

The Orange County HOME Consortium estimates that over the five-year period of this Consolidated Plan, more than 500 low- to moderate-income households will benefit from HOME and CDBG funds. Of these, we estimate that about 215 will be assisted with securing or maintaining affordable housing.

## SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

**Actions to address LBP hazards and increase access to housing without LBP hazards**

The hazards associated with Lead-Based Paint (LBP) are greater concern for low-income families who live in dilapidated housing and who often do not have the financial resources to make their homes lead-safe. To address this concern the County has developed the following strategy for reducing LBP hazards. The objective is to increase the number of homes that are made lead-safe and reduce the number of child lead poisoning cases in Orange County through a program that addresses all types of environmental hazards in low-income housing. The County will ensure compliance with environmental regulations by conducting the following activities:

* Ensuring that the construction staff is knowledgeable about the requirements concerning LBP as it pertains to all federal housing programs
* Distributing information on LBP hazards to all households that participate in the County’s housing programs
* Conducting LBP inspections and assessments as necessary
* Implementing environmental control or abatement measures (LBP and asbestos) as required in all federally funded projects

This strategy will allow the Town of Chapel Hill to: be in full compliance with all applicable LBP regulations; control or reduce, to the extent feasible, all LBP hazards in housing rehabilitated with federal funds; and reduce the number of incidences of elevated blood lead levels in children.

**How are the actions listed above integrated into housing policies and procedures?**

In Chapel Hill, evaluations (risk assessments) of lead-based paint in housing units will be conducted on a case-by-case basis and lead abatement will be prescribed as needed for dwellings targeted for rehabilitation. In addition, all assisted housing tenants will be informed of the hazards of lead-based paint. The Orange County Health Department will provide ongoing consultation to local housing staff.

## SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

**Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families**

In addition to housing problems, persons living in poverty often have other social service needs.  Many of those living below the poverty level are children who would benefit from special programs to address their educational, recreational and self-esteem issues. The sheer number and variety of problems faced by people living in poverty often have a tendency to overwhelm even the most capable and determined people, creating a phenomenon of cyclical, generational poverty.

**How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan**

The high costs of housing in Orange County and the lack of safe, affordable rental housing continue to be major challenges for low-income families. Rental households face serious challenges with high cost, inadequate supply, and competition with university students for limited housing stock.

Orange County and the Town of Chapel Hill have targeted significant CDBG and HOME resources within the low-income areas to execute their anti-poverty strategy. These resources will act as catalysts to invite additional public and private investment of capital and services; increase the quantity and quality of affordable housing; and help low to moderate-income residents acquire needed information, knowledge and skills to improve their employment opportunities.

Eliminating many of the physical signs of poverty is a key element in the anti-poverty strategy. The housing, public housing and community revitalization initiatives work toward fulfilling this goal. The County and Town will direct significant resources toward the creation of affordable housing and coordinating the efforts of local nonprofit and for-profit providers. Decent, safe, and affordable housing is the foundation for achieving self-sufficiency.

## SP-80 Monitoring - 91.230

**Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements**

To ensure that each recipient of HOME, CDBG, and other federal funds operates in compliance with applicable federal laws and regulations, Orange County and the Town of Chapel Hill will continue to implement a monitoring strategy that closely reviews subrecipient activities and provides extensive technical assistance to prevent future compliance issues. For projects funded by both CDBG and HOME funds, Town staff and County staff jointly conduct monitoring visits.

The Town of Chapel Hill will implement a risk analysis matrix for monitoring all appropriate CDBG subrecipients for each Fiscal Year (FY). This risk analysis closely mirrors the Community Planning Development (CPD) Notice 04-01, Issued February 2, 2004 and CPD Notice 02-11, which delineates the relevant factors to monitor for determining the risk level for the Consortium or subrecipients. Once projects have been approved and subrecipients have been issued subrecipient agreements, the staff will use a scorecard to conduct a risk analysis of each project that considers project complexity, funding types and amounts, and recipient capacity (to include quality of documentation and past compliance problems).

Each subrecipient is graded and its score is listed in one (1) of three categories: low risk: 0-30 points; moderate risk: 31-50 points; and high risk: 51-100 points. Based on the scoring for each subrecipient, the Consortium determines its annual monitoring schedule based on the number of moderate and high risk subrecipients. As a general rule, the staff will monitor on-site all moderate and high risk subrecipients on an annual basis, typically at the midway point of the Fiscal Year. Conversely, the low-risk subrecipients are monitored on-site every other Fiscal Year during the same timeframe, and desk reviews are conducted throughout the year.

The Consortium will use these scores to determine its annual monitoring schedule. As a general rule, the staff will annually conduct on-site monitoring for all high risk subrecipients. Conversely, moderate and low risk subrecipients will be monitored on-site every other Program Year, and desk reviews will be conducted throughout the year. To facilitate desk reviews of subrecipients who are not monitored on-site, subrecipients will be required to submit regular reports that describe the progress of their programs, including rates of expenditure. Final reports include a summary of the program’s accomplishments—including the actual number of beneficiaries—and a description of how funds were used. In certain situations, such as rental housing development, annual reports may be required after the project is completed for the duration of the affordability period.

# Expected Resources

## AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

**Introduction**

The Town of Chapel Hill originally anticipated receiving $417,655 in CDBG funds for FFY 2020 and $7,339 in Program Income, but the Town was notified of an updated award amount of $417,591 in November 2020 as recognized in this Amended 2020 Annual Action Plan approved by Town Council on January 27, 2021. The Town also anticipates receiving $245,693 in CDBG-CV Round 1 funds and $290,902 in CDBG-CV Round 3 funds.  The total amount of funding planned for in the Amended 2020 Annual Action Plan is $961,525.

The following represents the Town’s anticipated resources for future years:

* FFY 2020 = $417,591 CDBG Funds + $7,339 Program Income
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* Total = $1,774,851 CDBG Funds + $35,339 Program Income = $2,052,994

The accomplishments of these projects/activities will be reported in the FFY 2020 Consolidated Annual Performance and Evaluation Report (CAPER).

**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 | 417,591 | 7,339 | 0 | 424,930 | 1,628,000 | Five years of funding at about the current funding level each year. |
| Other | public - federal | Public Services | 536,595 | 0 | 0 | 536,595 | 0 | CDBG-CV Round 3 funds are incorporated into the Amended Action Plan for 2020 to include overhead for emergency food distribution and remote learning scholastic support and childcare assistance. |

Table 24 - 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 Town of Chapel Hill uses its CDBG funds in conjunction with local funds and funds granted from other entities, such as nonprofit and philanthropy organizations, to support housing and community development efforts.  Using local funds, the Town Council established the Affordable Housing Development Reserve, a dedicated annual affordable housing fund, in the amount of $688,000.  In 2018 Chapel Hill voters passed a $10 million Affordable Housing Bond to support affordable housing efforts. Five million of the Affordable Housing Bond is budgeted for use in 2020-2021.

CDBG does not require a local match.  The Town will use local Affordable Housing Funds to provide 41% of the local match required by the Consortium for HOME funds; the remaining local match amount will be provided by the other three jurisdictions of the Consortium.

**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 Town of Chapel Hill conducted a thorough analysis of surplus land that has led to the dedication or prioritization of four parcels of land for affordable housing development.  One of those parcels received rezoning approval for the development of approximately 120 affordable homes in May 2020, and the Town has submitted another concept plan for the development of 50 affordable rental apartments. The Town also owns 336 units of affordable housing through its public housing communities. The Town actively collaborates with private and public entities to assist in acquiring property for projects that address the needs identified in this plan. For example, Chapel Hill is a member of the Northside Neighborhood Initiative, a land bank in historically Black neighborhoods in Chapel Hill and Carrboro that is funded in part by the University of North Carolina, the Center for Community Self-Help, the Towns of Chapel Hill and Carrboro, and the Oak Foundation.

**Discussion**

Although there are limited resources available to address the needs identified in the Consolidated Plan, the Town and the Consortium member jurisdictions are continuously collaborating to maximize what resources are available and develop new ones.

# Annual Goals and Objectives

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

**Goals Summary Information**

| **Sort Order** | **Goal Name** | **Start Year** | **End Year** | **Category** | **Geographic Area** | **Needs Addressed** | **Funding** | **Goal Outcome Indicator** |
| --- | --- | --- | --- | --- | --- | --- | --- | --- |
| **1** | Housing Rehabilitation/Preservation | 2020 | 2024 | Affordable Housing | Northside Neighborhood Pine Knolls Neighborhood Public Housing Neighborhood Town-wide | Housing for Low and Moderate-Income Households | CDBG: $51,000 | Homeowner Housing Rehabilitated: 3 Household Housing Unit |
| **2** | Homeownership Assistance | 2020 | 2024 | Affordable Housing | Town-wide | Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs | CDBG: $30,000 | Direct Financial Assistance to Homebuyers: 3 Households Assisted |
| **3** | Supportive and Youth Services | 2020 | 2024 | Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development | Town-wide | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Community/Economic Development and Services | CDBG: $75,000 CDBG-CV: $400,862 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 250 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 200 Households Assisted |
| **4** | Grant Administration | 2020 | 2024 | Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development | Town-wide | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs Community/Economic Development and Services | CDBG: $83,531 | Other: 1 Other |
| **5** | Rental Assistance | 2020 | 2024 | Affordable Housing Homeless Non-Homeless Special Needs | Town-wide | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs | CDBG: $185,399 CDBG-CV: $135,733 | Tenant-based rental assistance / Rapid Rehousing: 300 Households Assisted |

Table 25 – Goals Summary

**Goal Descriptions**

|  |  |  |
| --- | --- | --- |
| **1** | **Goal Name** | Housing Rehabilitation/Preservation |
| **Goal Description** |  |
| **2** | **Goal Name** | Homeownership Assistance |
| **Goal Description** | Homeownership assistance for low-moderate income housing. |
| **3** | **Goal Name** | Supportive and Youth Services |
| **Goal Description** |  |
| **4** | **Goal Name** | Grant Administration |
| **Goal Description** |  |
| **5** | **Goal Name** | Rental Assistance |
| **Goal Description** | Rental assistance for low-income families.  CDBG-CV public service activity. |

## AP-35 Projects - 91.420, 91.220(d)

**Introduction**

On April 29, 2020, the Chapel Hill Town Council approved a plan for use of $424,994 of CDBG funds for FFY 2020.  The plan continues to address the Town's affordable housing and community development goals. All agencies that applied for funds were required to submit an application detailing their proposed program and had to demonstrate that the program was consistent with the goals of the Consolidated Plan, the Town's Affordable Housing Strategy, Rental Housing Strategy, or the Northside and Pine Knolls Community Plan.  Applications were reviewed by a committee consisting of staff from other Town departments, and representatives of the Town's Housing Advisory Board and Human Services Advisory Board. The Committee provided a recommendation to the Council that was ultimately approved.

On April 29, 2020 the Chapel Hill Town Council also approved a plan for use of $245,693 for CDBG-CV funds to respond to Covid-19 related community needs.  The plan is consistent with the Consolidated Plan and guidance from HUD on eligible uses of the funds and required public input processes.

On January 27, 2021 the Chapel Hill Town Council approved an amended plan for the adjusted CDBG award of $417,591, $7,339 program income, $245,693 CDBG-CV Round 1 funds and $290,902 CDBG-CV Round 3 funds.  In addition to both rounds of CDBG-CV funding, a portion of funds originally allocated for neighborhood revitalization was allocated to prevent, prepare or respond to Covid-19 in the amended plan.

| **#** | **Project Name** |
| --- | --- |
| 1 | 2020-2021 Affordable Housing |
| 2 | 2020-2021 Public Services |
| 3 | Administration |
| 4 | CDBG-CV Public Services |

Table 26 – Project Information

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

## AP-38 Project Summary

**Project Summary Information**

|  |  |  |
| --- | --- | --- |
| **1** | **Project Name** | 2020-2021 Affordable Housing |
| **Target Area** | Northside Neighborhood Pine Knolls Neighborhood Town-wide |
| **Goals Supported** | Housing Rehabilitation/Preservation Homeownership Assistance |
| **Needs Addressed** | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs Community/Economic Development and Services |
| **Funding** | CDBG: $248,815 |
| **Description** | This affordable housing project will utilize CDBG funding to support homebuyer assistance and acquisition to lower the cost of buying a home for low-to-moderate-income households; home repair, maintenance, and rehabilitation for low-to-moderate-income homeowners; code enforcement for preserving target area neighborhoods; and other neighborhood revitalization projects, yet to be identified. |
| **Target Date** | 9/30/2021 |
| **Estimate the number and type of families that will benefit from the proposed activities** | Funds will serve at least 11 low-moderate income families in Chapel Hill |
| **Location Description** | Projects will be completed Town-wide |
| **Planned Activities** | Homebuyer assistance and acquisition; home repair, maintenance, and rehabilitation; and other neighborhood revitalization projects, yet to be identified. |
| **2** | **Project Name** | 2020-2021 Public Services |
| **Target Area** | Town-wide |
| **Goals Supported** | Supportive and Youth Services |
| **Needs Addressed** | Housing for People Experiencing Homelessness Community/Economic Development and Services |
| **Funding** | CDBG: $62,648 |
| **Description** | The use of funds for public services that benefit households earning less than 80% of the area median income includes: programs focusing on employment, crime prevention, child care, health, drug abuse, and education. Projects include: Chapel Hill Youth Employment and Exchange Clubâ¿¿s Family Center: $57,648 for the Chapel Hill Youth Employment Program; $5,000 for the Exchange Clubâ¿¿s Family Center |
| **Target Date** | 9/30/2021 |
| **Estimate the number and type of families that will benefit from the proposed activities** | Households earning less than 80% of the area median income will benefit from the two different public service programs. The majority of programs serve households earning less than 30% of the area median income. We estimate that the four projects will serve approximately 57 families. |
| **Location Description** | Activities will be undertaken at various locations throughout the Town. |
| **Planned Activities** | The 2020 Public Service projects are:   Chapel Hill Youth Employment Program: $57,648  Exchange Club’s Family Center: $5,000 |
| **3** | **Project Name** | Administration |
| **Target Area** | Town-wide |
| **Goals Supported** | Housing Rehabilitation/Preservation |
| **Needs Addressed** | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households Integrated Housing for People with Service Needs Community/Economic Development and Services |
| **Funding** | CDBG: $83,531 |
| **Description** | Administration expenses for the Office of Housing and Community for oversight of the Community Development program and related affordable housing programs, as well as coordination with the U.S. Department of Housing and Urban Development and agencies that receive funding to maintain compliance with federal regulations. |
| **Target Date** | 9/30/2021 |
| **Estimate the number and type of families that will benefit from the proposed activities** | These proposed activities will serve households Town wide. |
| **Location Description** | Chapel Hill Town Hall  405 Martin Luther King Jr. Blvd.  Chapel Hill, NC  27514 |
| **Planned Activities** | Funds will be used for general administration of the CDBG program. |
| **4** | **Project Name** | CDBG-CV Public Services |
| **Target Area** | Town-wide |
| **Goals Supported** | Supportive and Youth Services Rental Assistance |
| **Needs Addressed** | Housing for People Experiencing Homelessness Housing for Low and Moderate-Income Households |
| **Funding** | CDBG-CV: $245,693 |
| **Description** | The use of funds for Covid-19 response that benefit households earning less than 80% of the area median income includes: homeless services for residents and rental and homeownership assistance for residents |
| **Target Date** | 9/30/2022 |
| **Estimate the number and type of families that will benefit from the proposed activities** | It is estimated that over 200 households currently homeless or at threat of homelessness will receive assistance from the proposed activities. |
| **Location Description** | Activities will be undertaken at various locations throughout the Town. |
| **Planned Activities** | Services to homeless households to obtain shelter, address barriers to permanent housing, and secure permanent affordable housing.  Rental and homeownership assistance for low-moderate income residents. |

## AP-50 Geographic Distribution - 91.420, 91.220(f)

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

**Geographic Distribution**

| **Target Area** | **Percentage of Funds** |
| --- | --- |
| Northside Neighborhood | 5 |
| Pine Knolls Neighborhood | 5 |
| Public Housing Neighborhood |  |
| Town-wide | 90 |

Table 27 - Geographic Distribution

**Rationale for the priorities for allocating investments geographically**

The Town and County are not only attempting to meet the needs of the community, but also affirmatively further fair housing. It is essential to engage in, not only community building activities and to fund needed improvements in low and moderate income areas, but to also provide opportunities for residents to live in non-impacted areas.  Additionally, Covid-19 has impacted the community as a whole.

**Discussion**

## AP-85 Other Actions - 91.420, 91.220(k)

**Introduction**

The Orange County HOME Consortium has developed the following actions which addresses obstacles to meeting underserved needs, fosters affordable housing, reduces lead-based hazards, reduces the number of poverty families, develops institutional structures, and enhances coordination between public and private housing and social service agencies.

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

Despite County and non-profit service provider efforts, there remains a significant number of obstacles to meeting underserved needs.  The following are some of the obstacles to meeting these needs in Orange County:

* The demand created by a continued population growth, including growth from the University, creates a housing shortage
* A tight rental housing market and escalating rental rates in the urban areas of the County for residents of all income levels; and
* The lack of housing choice for people aging in place.

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

In 2017 the Town began implementing an Affordable Housing Work Plan. The Work Plan serves as the guide for our affordable housing efforts.  The Plan contains robust strategies to address the need for affordable housing development, preservation, collaboration, and performance measurement.  We have been implementing our plan, tracking and communicating our progress to the community since 2017.  To learn more about our progress, see our: Affordable Housing Quarterly Report **(https://www.townofchapelhill.org/government/departments-services/housing-and-community/affordable-housing/quarterly-reports)**, Affordable Housing Dashboard **(https://www.chapelhillaffordablehousing.org/tracking-our-progress),** or FY 21-23 Work Plan **(https://www.townofchapelhill.org/government/departments-services/housing-and-community/work-plans).**

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

In Orange County, evaluations (risk assessments) of lead-based paint in housing units will be conducted by on a case-by-case basis and lead abatement will be prescribed as needed for dwellings targeted for rehabilitation. In addition, all assisted housing tenants will be informed of the hazards of lead-based paint. The Orange County Health Department will provide ongoing consultation to local housing staff as appropriate.

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

Orange County and the Town of Chapel Hill have targeted significant CDBG and HOME resources within core low-income areas to execute their anti-poverty strategy. These resources will act as catalysts to invite additional public and private investment of capital and services; increase the quantity and quality of affordable housing; and help low to moderate-income residents acquire needed information, knowledge and skills to improve their employment opportunities.

Under North Carolina’s Work First initiative, Orange County has developed a local plan to assist those most in need and forms the basis for its anti-poverty activities. Orange County’s current Work First population [recipients of Temporary Assistance for Needy Families, TANF] faces major obstacles in obtaining and retaining employment because they are competing for jobs with a highly skilled workforce. Unskilled and semi-skilled workers without a high school diploma or a recent connection to the workforce are unable to obtain jobs that provide a living wage. Barriers such as substance abuse, criminal records and chronic physical and mental health problems have no quick fix. They are resolved as a result of participant commitment, adequate resources, and time. Under the Work First initiative, Orange County will provide the following:

* First Stop—provides a continuum of services including job search and job preparedness
* Childcare—provides daycare subsidy payments and assisting with After-School Programs
* Transportation—provides expanded transportation routes, vehicle donations and financial assistance to address transportation needs
* Substance Abuse Services—provides initial screening, assessment, and residential and outpatient treatment services
* Family Violence Option—provides full assessment of domestic violence, counseling and support group sessions, and coordination of services such as emergency housing, transportation and legal services
* Child Welfare Services—provides collaboration of services to ensure the safety and well-being of children
* Emergency Assistance—provides housing, food and utility assistance
* Family Success Alliance - serves a defined geographic area (a zone) and its children with a seamless "pipeline" of evidence-based programs, services, and supports from cradle to career

The Anti-Poverty Strategy is the unifying thread that ties the housing, homeless, public housing and non-housing community development strategies together as one comprehensive plan for reducing the number of families that fall below the poverty level. In addressing each of the three components below, the Anti-Poverty Strategy simultaneously links and implements the various strategies, goals and objectives contained throughout this Consolidated Plan to promote self-sufficiency and empowerment.

**Actions planned to develop institutional structure**

With the creation of the Orange County Local Government Affordable Housing Collaborative (the Collaborative), Orange County, Chapel Hill, Carrboro and Hillsborough demonstrated the desire to cooperate among the several jurisdictions to provide the best housing assistance that will serve the low-income residents of Orange County.  With respect to coordination of resources, funded agencies will communicate with appropriate staff regarding projects in progress, applications submitted to state and federal funding agencies, programs that are particularly successful or troublesome, and other sharing of information and sources of funds.

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

The Town meets regularly with housing and service providers implementing activities identified in the Northside and Pine Knolls Community Plan and the Affordable Housing Work Plan.  The Town is an active collaborator with many agencies, including serving as a member on the Orange County Affordable Housing Coalition, Northside Neighborhood Initiative, Orange County Partnership to End Homelessness, Family Success Alliance, and others.

**Discussion**

The Town Council committed local funds to support the creation and preservation of affordable housing in Chapel Hill. The Affordable Housing Fund and the Affordable Housing Development Reserve help the Town achieve its affordable housing goals.  The

The Town Council committed local funds to support the creation and preservation of affordable housing in Chapel Hill. The Affordable Housing Fund and the Affordable Housing Development Reserve help the Town achieve its affordable housing goals.  The Town also passed an Affordable Housing Bond Referendum in 2018 and use of those funds begins in 2021 and will continue into 2022.

The Town has begun a process to revamp our Land Use Management Ordinance that regulates development in Chapel Hill. The revised document may include incentives to develop affordable housing and remove barriers to creating affordable housing opportunities.

In the winter of 2018, Town Council approved an Employee Housing Pilot Program designed to assist low-moderate income Town employees find and secure affordable housing in town.  That pilot program served 6 Town employees and is currently undergoing review to make recommendations to keep as a permanent part of the Town’s affordable housing efforts.

# Program Specific Requirements

**AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)**

**Introduction**

**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 | 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. | 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:** | **0** |

**Other CDBG Requirements**

|  |  |
| --- | --- |
|  | |
| 1. The amount of urgent need activities | 4 |

|  |  |
| --- | --- |
|  |  |
| 2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income.Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. | 100.00% |

**Discussion**

With the exception of program administration, the Town continues to allocate 100% of program funds to benefit low and moderate income individuals and households in Chapel Hill.

This Annual Action Plan covers July 1, 2020 through June 30, 2021.

**Appendix - Alternate/Local Data Sources**