

CONSOLIDATED PLAN FOR HOUSING & COMMUNITY DEVELOPMENT

2016-2020

Annual Action Plan: Year: One
2015-2016

Newport News
Where Great Things Are Happening



City of Newport News: Department of Development
2400 Washington Avenue Newport News, VA 23607

Newport News Redevelopment and Housing Authority:
Community Development
227 27th Street Newport News, VA 23607

DRAFT

Consolidated Plan

NEWPORT NEWS

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Executive Summary

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

1. Introduction

The City of Newport News Consolidated Plan for Housing and Community Development is a planning requirement of the U.S. Department of Housing and Urban Development (HUD) for the receipt and use of Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. As a recipient of these funds, the City is required to prepare a long range consolidated plan that identifies housing, community and economic development needs and determines priorities, establishes strategic goals and allocate resources for programs funded by HUD and administered by the City.

The Community Development Block Grant (CDBG) program is a flexible HUD entitlement program that provides communities with resources to address a wide range of unique community development needs. CDBG funds must be used in accordance with HUD Broad National Objectives by providing activities that will benefit low and moderate income persons; aid in the prevention or elimination of slums or blight; or meet needs having a particular urgency. Activities undertaken by this program includes housing rehabilitation for low income households, public improvements and redevelopment and conservation activities within targeted neighborhoods.

The overall objective of the HOME Investment Partnerships program is to expand the supply of safe, sanitary and affordable housing in the community. This encompasses a wide range of activities including building, buying, and/or rehabilitating affordable housing for rent or homeownership or providing direct rental assistance to low-income people. The HOME program also helps to expand the capacity of non-profit, community-based housing development organizations.

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

The Consolidated Plan will cover a five (5) year period beginning Federal Fiscal Year (FFY) 2016 and ending Federal Fiscal Year (FFY) 2020 and the Annual Action Plan will cover a one (1) year

period beginning July 1, 2015 and ending June 30, 2016. This document includes comments from citizens and community partners, the City's Needs Assessment Survey, the market analysis as well as data provided by HUD and based on the American Community Survey (ACS) and Comprehensive Housing Affordability Strategy (CHAS) data. This collection of information and data was used to assist the City of Newport News in developing goals and objectives.

The Goals and Objectives of the 2016-2020 Consolidated Plan retains the Goals of the current plan with a focus on provided safe, decent and affordable housing and creating economic opportunities for its citizens. The summary of goals identified during this planning process are:

Goal 1: Housing Preservation and Neighborhood Revitalization – Housing preservation and neighborhood revitalization priorities consist of the elimination of slums and blight, codes enforcement, the acquisition and rehabilitation of properties, owner occupied housing rehabilitation and development activities.

Goal 2: Expand Economic Development - Economic development activities consisting of loans and grants, to establish and strengthen businesses in the City thereby generating jobs

Goal 3: Homeless Intervention and Special Populations Housing - CDBG funds will continue to support certain homeless intervention programs over the next five years identified as high priorities in the Consolidated Plan

Goal 4: Increase Affordable Housing Units - Promote homeownership opportunities and the retention of owner-occupied housing units; Development of Affordable Rental Units

Goal 5: To Reduce Homelessness - Increase community services programming

Goal 6: Enhance Youth Development - Increase youth enrichment programming

3. Evaluation of past performance

The City of Newport News has been very successful in meeting many of the goals established in the prior year's plan. Cited below is a list of major accomplishments during the 2011-2014 Five-Year Plan.

Evaluation of Past Performance (Five Year Plan 2011-2015) (Information available as of 6/30/14)		Proposed	Actual *Does not include 2014-2015	
Housing Preservation and Neighborhood Revitalization		CDBG/HOME	CDBG	HOME
	Property acquisition	20	118	0
	Relocation	20	2	0
	Codes Demolition	20	32	0
	Residential Rehabilitation	250	189	5
Economic Development				
	New jobs creation	50	31	N/A
Homeless Intervention and Special Population Housing				
	Homeless intervention programs administered by service providers	6200	4106	N/A
	Battered and Abused Spouses	560	1016	N/A
Affordable Housing				
	New Homeownership Opportunities	50	8	87
	Community Housing Development Organizations (CHDO's)	25	N/A	
	Rental Housing		0	136
	Fair Housing/Housing Counseling	1,210	402	N/A
Non-Housing Community Development				
	Public Services	9,900	7923	N/A
	Senior Services	80	144	N/A
	Youth Services	10,225	10,112	N/A

Table 1 – Evaluation of Past Performance

4. Summary of citizen participation process and consultation process

One of the most critical components of the consolidated planning process is citizen and stakeholder involvement. Discussions and input from various stakeholder groups assist the City in determining community needs in order to provide decent housing, establish and maintain a suitable living environment and expand economic opportunities; particularly for low-and very low income persons.

The City sponsored two identical public meetings on December 11, 2014. The first was held at the Denbigh Community Center located at 15198 Warwick Boulevard at 1:00 pm, and the second was held the Pearl Bailey Library located at 2510 Wickham Avenue, Newport News, VA. The City also conducted Needs Assessment Survey to reach citizens and community stakeholders.

The City consulted with various departments and agencies such as the Department of Planning, Codes Enforcement, Newport News Redevelopment and Housing and with the lead agency for the continuum of Care, the Newport New Hampton Community Services Board.

5. Summary of public comments

Summary of public comments and concerns can be found on page 14 of this document.

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

The City of Newport News responds to all comments received throughout the consolidated planning process.

7. Summary

The 2016-2020 Consolidated Plan contains two parts:

1. The Strategic Plan - The five (5) year Strategic Plan portion of the Consolidated Plan details the community development priority needs of the City and the strategies that will be undertaken to serve the priority needs based on the market conditions and funding availability. The period covered is FFY 2016 through FFY 2020.
2. The 2015-2016 Annual Action Plan - The Annual Action Plan portion outlines the proposed specific Strategic Plan activities to will take place during the program year to address the priority of needs for the period beginning July 1, 2015 and ending June 30, 2016.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 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
Lead Agency	City of Newport News	Development Department
Information Contributions	City of Newport News	Department of Planning
Joint Lead Agency & Administration	Newport News Redevelopment and Housing Authority	Community Development Department

Table 2 – Responsible Agencies

Consolidated Plan Public Contact Information

Questions regarding information contained in this document may be directed to:

The City of Newport News
 Department of Development
 2400 Washington Avenue, 3rd Floor
 Newport News, Virginia 23607
 (757) 926-8428
www.nnva.gov

or

Newport News Redevelopment and
 Housing Authority
 227 27th Street, P.O. Box 797
 Newport News, Virginia 23607
 (757) 928-2644
www.nnrha.com

PR-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

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

The City of Newport News attempted to utilize a comprehensive consultation and coordination process for development of the Consolidated Plan. Significant aspects considered in the plan development process included:

- Development of a timeline projection for activities to occur.
- Identification of community stakeholders and key service providers.
- Identification of data sources that could be utilized.
- Identification of service providers and matching them with the appropriate section(s) of the plan to review and update.
- Assigning action items to personnel in their area of expertise.

Regarding coordination of public and private entities, the City, during not only the Consolidated Plan update process, but on a regular basis is in communication with Newport News Redevelopment and Housing Authority (NNRHA) who is the public and assisted housing provider for Newport News. The Executive Director of NNRHA is included in City Manager and department director's meetings and retreats. This allows for the City to reinforce its policy and position on public and assisted housing issues. Additionally, NNRHA staff and City staff have regular communication with the Executive Director of the Community Services Board (CSB), which is the primary agency that stays aware of issues regarding mental health issues and is one of the service agencies that provide intervention for persons with mental and physical disabilities.

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 Continuum of Care (CoC) entity on the Peninsula that serves the City of Newport News is called the Greater Virginia Peninsula Homelessness Consortium (GVPHC). It serves as a regional CoC and a resource for the cities and counties of Newport News, Hampton, Poquoson, Williamsburg, James City County and York County. Newport News has always been very active in participating and keeping abreast of the activities and matters considered through the

(GVPHC) via staff of the City and staff of NNRHA. One of the City's Assistant City Managers plays an integral part in the effort to address homelessness by serving as an officer for the Virginia Peninsula Mayors and Chairs Commission on Homelessness group. This is the group that in 2009 developed and adopted a 10-year plan to end homelessness in the region by way of regional commitment and efforts. In fact Newport News has recently set up a work group to facilitate the development of a homeless day center.

The City works with agencies in the (GVPHC) to determine some of the primary issues of the homeless population and some of the challenges they face. Local City and CDBG funds financially support a winter sheltering program, a showering and clean clothes pickup facility and several centers for homeless females and children and persons fleeing domestic violence. The City's involvement with the (GVPHC) allows it to stay in tune with the various at risk groups that may suffer from homelessness and allows it to assign staff to various task groups to investigate potential solutions. Currently, CoC funding and actions are focused on the following:

- Expansion of permanent supportive housing for the chronically homeless, veterans and persons with mental illnesses;
- Full implementation and continuation of the Central Intake Project that encompasses the Call Center;
- Further expansion of the regional SOAR (SSI/SSDI Outreach, Access, Recovery) Team;
- Continuation and expansion of efforts with the newly established Virginia Correctional Re-entry Councils to address discharge policies and housing options for those released from correctional facilities;
- Continued refinement of the responsibilities of the Housing Broker Team to align with the CoC's and the Services Coordination and Assessment Network's identified needs and gaps.

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 City does not currently receive ESG funding but it has made provisions for administration of an HMIS. The City has contributed funds to an agency, the Planning Council to participate in the CoC and work with all the involved regional agencies and input data from various agencies and provide oversight of the local HMIS. The Planning Council staff participates on the project monitoring task force and provides technical assistance to the CoC agencies as needed. The Planning Council also prints reports when it is appropriate and this allows the locality a better chance to obtain statistical data or general information when it is needed.

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

The development of the current Con Plan revision a collaborative effort between the City and NNRHA and was discussed with the following agencies and organizations during a regularly scheduled meeting of CoC and the Hampton Roads Community Housing Resource Board (HRCHRB).

On November 18, 2014 NNRHA staff attended a meeting of the GVPHC and on December 12, 2014 City and NNRHA staff attended a meeting of the HRCHRB. At both meetings, attendees were informed that Newport News was in the process of developing its Five-Year Consolidated Plan and welcomed any input. The organizations represented for both are listed below:

GVPHC

- ACCESS AIDS
- United Way of Williamsburg
- Hampton-Newport News Community Services Board
- Health Care for the Homeless
- LINK of Hampton Roads, Inc.
- Menchville House Ministries, Inc.
- Newport News Social Services Department
- Salvation Army of Hampton Roads
- Transitions Family Violence Center, Inc.
- Newport News Redevelopment and Housing Authority
- Housing Development Corporation of Hampton Roads
- Volunteer/Outreach
- HELP, Inc.
- Virginia Wounded Warrior Program
- Hampton Redevelopment and Housing Authority
- The Planning Council
- Avalon: A Center for Women and Children
- York – Poquoson Social Services
- Community of Faith Mission – Emergency Shelter
- York County Housing
- Volunteers of America Lighthouse Center

HRCHRB

- Chesapeake Redevelopment and Housing Authority
- City of Hampton
- City of Portsmouth
- City of Suffolk
- City of Norfolk
- City of Newport News
- Newport News Redevelopment and Housing Authority
- Peninsula Center for Independent Living
- Endependence Center, Inc.

On December 11, 2014 City and NNRHA staff hosted a Housing and Community Development Public Meeting at Denbigh Community Center and the Pearl Bailey Library for all interested persons. The meetings were held on the same day with one held midday in the northern part of the City and the other meeting later in the day in the southern part of the City. A combined meeting total of 26 persons including residents and representatives of interested organizations attended the meeting.

Attendees and those completing the survey recommended and discussed the following housing and community development issues. A copy of the results from the survey is included in Appendix D.

The listing of issues presented at the meeting is provided below.

Affordable Housing

- More multi-family and single housing
- More rental housing for ex-offenders (local and federal) with no place to go
- Transitional housing for city ex-offenders, work with sheriff's office and Department of Human Services with local ex-offenders
- Concern on East End property valued less than in Denbigh; Hampton doesn't seem to differ in areas
- Need to have Section 8 rents more equitable
- Assure rental properties have proper Codes inspections
- More Low-Income housing for senior citizens
- Feel ex-offenders are discriminated against
- Renovate Whitaker Hospital and utilize the space
- Citizens in other cities purchase abandoned homes; This should also be done in Newport News
- Homeownership Counseling

- Acquisition of historic housing
- Tenant Based Rental Assistance for Veterans

Homeless / Special Needs

- Transitional housing (General)
- Emergency Shelter for homeless
- Permanent supportive housing
- Regional effort to build shelter, or city effort
- Need shelters for women with no children

Non-Housing / Community Development Needs

- Pot holes in areas – similar to what they did on Roanoke Avenue
- Concern over excessive fees on Codes or solid waste disposal
- Safety of City parks (vagrants, lack of cleanliness)
- Community gardens
- More parks and recreation in downtown area
- Grocery store in the Southeast community
- Transportation issues, Hampton Roads Transit schedules are not conducive to low-income persons.
- More jobs for East End
- Public communication effort – similar to pay phones
- Asked what will be done with Harbor Homes and Dickerson Courts properties; Feel warehouse or grocery may fit there
- Youth programs targeting teens; Need teen facility with indoor sports or family center like Virginia Beach
- Do we do sports complexes/teams services or facilities
- Affordable childcare
- Acquisition of historic housing for public
- Accessible access to bus lines
- Try to spend more CDBG on small local non-profits and not the national non-profits
- Look at lowering fees to non-profits to utilize City community facilities
- Need City officials to be more open minded

Table 3 – Agencies, groups, organizations who participated

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

The majority of agencies that deal with the City of Newport News and its community development programs were consulted either directly or indirectly.

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?
Framework for the Future	Newport News Planning Department	The Framework is the overall City’s comprehensive plan and also looks at the City’s priorities and available resources to address.
Continuum of Care	Greater Virginia Peninsula Homelessness Consortium	The Continuum looks at overall needs in the region and available services and tries to obtain and maintain resources to address any gaps.
Analysis of Impediments to Fair Housing Choice	Hampton Roads Community Housing Resource Board	The Analysis looks at potential fair housing issues for the region and for individual cities and tries to address issues via education and information dissemination.
Public Housing Agency Plan	Newport News Redevelopment & Housing Authority	A comprehensive guide to public housing agency (PHA) policies, programs, operations and strategies for meeting local housing needs and goals.

Table 1 – 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))

Narrative (optional): *PR-15 Citizen Participation*

As previously mentioned, the HRCHRB, provided a chance for consultation with other units of local government. The survey also allowed public and nonprofit entities to provide input.

PR-15 Citizen Participation Outreach

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

Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons
Public Meetings Held -2, Locations Date: 12-11-2014 1:00 PM, Denbigh Community Center, 15198 Warwick Boulevard, 5:30 PM, Pearl Bailey Library, 2510 Wickham Ave, NN, VA.	To encourage all citizens, particularly low income persons and residents of economically impacted neighborhoods to submit their views and proposals regarding the Consolidated Plan.	26 Citizens attended the meetings	Summary of comments are listed on page 12 of this section.	We accept and respond to all comments received
Continuum of Care Meeting	Organizations that serve special needs population	33 Continuum of Care members were in attendance	No comments were received	We accept and respond to all comments received
HRCHRB Regional Meeting	This agency is comprised of municipal community development professionals, public housing authority representatives and a variety of private and non-profit entities with an interest in fair housing. This is a coordinating agency for fair housing issues.	8 Persons were in attendance	No Comments were received	We accept and respond to all comments received
Needs Assessment Survey	Needs assessment surveys were distributed to each attendant at all meetings and also placed on the Website for the City of NN	39 surveys were returned either by fax, e-mail or mail.	This survey addressed high and low priority needs to best address how the anticipated resources will be utilized in the City of Newport News. These surveys will be included in the 5 Year Plan.	We accept and respond to all comments received

Table 2 – Citizen Participation Outreach

The City's Five Year Consolidated Plan and Annual Action Plan were completed in agreement with 24 CFR 91.115(e). One of the objectives of the process is to conduct at least two public meetings to obtain citizen views and respond to proposals and comments at all stages of the consolidated planning process, to include identifying housing and community development needs, reviewing proposed uses of funds, and reviewing program performance. Such meetings shall be held after adequate notice, at times and locations convenient to potential or actual beneficiaries, and with accommodation for persons with mobility, visual or hearing impairments and when applicable, non-English speaking persons. During the Consolidated Plan process, the City of Newport News met with organizations that serve special populations that include low income persons, homeless persons, elderly persons, disabled persons, domestic violence persons, AIDS and other special needs populations. Surveys were provided to each citizen who attended the meetings requesting their feedback regarding the City of Newport News' affordable housing needs, homeless/special housing needs and non-housing community development needs. Once completed it was requested that the surveys be mailed or faxed to the City.

The City of Newport News provides a Citizen Participation Plan that outlines the mechanism used for soliciting participation for the consolidated planning process. An essential aspect of this process is the distribution of information which makes citizens aware of such planning and to solicit the input of the general public, especially residents of economically disadvantaged neighborhoods and lower income citizens. Such input is critical to the planning, implementation, monitoring, and evaluation of the consolidated planning submission process.

The primary objectives of the City of Newport News Citizen Participation Plan are to address the following citizen needs:

- a. To conduct all aspects of citizen participation in an open manner, with freedom of access for all interested persons;
- b. To encourage all citizens, particularly low income persons and residents of economically impacted neighborhoods to submit their views and proposals regarding the Consolidated Plan;
- c. To provide for and encourage citizen participation, with particular emphasis on participation by persons of low, very low, and extremely low income who are residents of economically fragile areas and/or areas in which community development funds are proposed to be used as well as other low, very low, and extremely low income neighborhoods;

- d. To provide citizens with reasonable and timely access to local meetings, information, and records relating to the proposed use of funds, as required by regulations, and relating to the actual use of funds under this process;
- e. To provide for technical assistance to groups representative of persons of low, very low and extremely low income that request such assistance in developing proposals with the level and type of assistance to be determined by the grantee;
- f. To provide for a timely written answer to written complaints and grievances, within fifteen (15) working days where practicable.

Needs Assessment

NA-05 Overview

Needs Assessment Overview

As part of the strategic planning process, HUD requires communities to assign priorities for addressing their housing, homeless and community development needs. The priority needs are based on input from many sources: Citizen input, information from focus groups and surveys, census data and the city's own consideration of the Strategic Plan elements. The Summary of Needs included in this portion of the Plan was provided by HUD and based on the American Community Survey (ACS) and Comprehensive Housing Affordability Strategy (CHAS) data. Overall, this information data, along with other sources, is used to assist the City of Newport News in identifying high priority needs in the community. This information is then used in prioritizing the types of housing and community development programs that will be funded.

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

The Housing Needs Assessment section identifies the social, demographic and economic characteristics of the City of Newport News.

For the 2016-2020 Consolidated Plan, the City of Newport News released a survey to the residents, service providers and other community members to assist the City in identifying the needs in the community. The survey was open for public input from December 11, 2014 through January 16, 2015.

The population of Newport News grew almost 6% from the 170,045 in 1990 to 180,150 in 2000. There was a slight increase in the population in 2011 to 181,009. A major change has occurred in the racial composition of Newport News's resident. Since 1990, White residents have decreased almost 15%. Concurrently, Blacks, Asians, Hispanics and residents of some other race have increased in significant numbers.

There are 69,977 households in the City of Newport News. Forty-four (44%) of those households (30,885) are low income with household incomes at or below 80% of the Area Median Family Income.

Demographics	Base Year: 2000	Most Recent Year: 2011	% Change
Population	180,150	181,009	0%
Households	69,750	69,977	0%
Median Income	\$36,597.00	\$50,942.00	39%

Table 3 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	9,385	8,105	13,395	8,110	30,990
Small Family Households *	3,710	2,870	5,740	4,055	17,000
Large Family Households *	565	515	870	530	2,050
Household contains at least one person 62-74 years of age	1,305	1,365	1,945	1,105	4,965
Household contains at least one person age 75 or older	1,040	1,040	1,705	625	2,020
Households with one or more children 6 years old or younger *	2,530	1,465	2,635	1,525	3,075

* the highest income category for these family types is >80% HAMFI

Table 4 - Total Households

Data Source: 2007-2011 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	120	20	35	20	195	10	10	0	0	20
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	200	20	90	0	310	0	0	45	10	55
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	245	85	190	4	524	10	10	45	80	145
Housing cost burden greater than 50% of income (and none of the above problems)	4,340	1,955	465	75	6,835	1,260	995	755	165	3,175
Housing cost burden greater than 30% of income (and none of the above problems)	665	2,405	4,045	785	7,900	415	820	1,835	1,715	4,785
Zero/negative Income (and none of the above problems)	315	0	0	0	315	190	0	0	0	190

Table 5 – Housing Problems

Data Source: 2007-2011 CHAS

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	4,910	2,075	780	100	7,865	1,280	1,020	840	255	3,395
Having none of four housing problems	2,095	3,365	7,165	3,845	16,470	595	1,640	4,605	3,905	10,745
Household has negative income, but none of the other housing problems	315	0	0	0	315	190	0	0	0	190

Table 6 – Housing Problems 2

Data Source: 2007-2011 CHAS

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	2,530	1,555	2,050	6,135	450	710	1,390	2,550
Large Related	355	300	340	995	105	80	135	320
Elderly	655	610	520	1,785	700	750	715	2,165
Other	1,865	1,940	1,695	5,500	445	300	355	1,100
Total need by income	5,405	4,405	4,605	14,415	1,700	1,840	2,595	6,135

Table 7 – Cost Burden > 30%

Data Source: 2007-2011 CHAS

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	2,250	515	255	3,020	355	340	395	1,090
Large Related	330	125	0	455	95	60	25	180
Elderly	555	285	90	930	470	375	245	1,090
Other	1,575	1,050	125	2,750	350	235	90	675
Total need by income	4,710	1,975	470	7,155	1,270	1,010	755	3,035

Table 8 – Cost Burden > 50%

Data Source: 2007-2011 CHAS

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	385	105	235	4	729	10	10	65	50	135
Multiple, unrelated family households	60	0	35	0	95	0	0	20	40	60
Other, non-family households	0	0	10	0	10	0	0	0	0	0
Total need by income	445	105	280	4	834	10	10	85	90	195

Table 9 – Crowding Information – 1/2

Data Source: 2007-2011 CHAS

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present*								

Table 10 – Crowding Information – 2/2

Describe the number and type of single person households in need of housing assistance.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

What are the most common housing problems?

The single largest housing problem in the City of Newport News is housing affordability. There are approximately 69,977 households in the City of Newport News. According to the 2007-2011 CHAS data, 20,550 low-income households paid more than 30% of their income for housing. Of these households, 14,415 or 70% were renters and 6,135 or 30% were homeowners. Of the 14,415 renter households, over 37% were extremely low income households.

Severe cost burden exist when a household pay more than 50% of their income towards housing. There are 10,190 household that are severely cost burdened and of that number 54% are extremely low income households.

In addition, approximately 39,816 of Newport News' housing units, 57.5% were built before 1970. Many of those homes are located in the Southeast section of Newport News which has a high number of households that are extremely and low income households.

Are any populations/household types more affected than others by these problems?

The CHAS data indicates that renters face more challenges with housing problems than homeowners. Historically, minorities tend to have lower homeownership rates than Whites. Among all Newport News households in 2000, 52.3% were homeowners while 47.7% were renters. Homeownership among Whites was 64.9% but only 34.9% among Blacks and 31.7% among Hispanics. The rate among Asians was 53.9%.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates: N/A

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

Discussion

Based on data from the U.S. Census Bureau, female-headed household in the City of Newport News have increased steadily from 14.9% to 19.7% of all households since 1990. Also, female-headed households with children have increased from 9.7% to 12.3%. Female-headed household have more difficulty finding housing, mainly because of their lower incomes and the unwillingness of landlords to rent their units to families with children. Female-headed households with children accounted for 70% of all families living in poverty compared to 13% of married couples with children in the City of Newport News.

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

This section evaluates whether any racial or ethnic group is experiencing disproportionately greater needs with housing issues compared to all households in the City of Newport News with similar household income. During the planning process for the preparation of the City of Newport News Five Year Consolidated Plan, an evaluation and comparison was made to determine the needs of any racial/ethnic groups in comparison to the overall need in the City. Disproportionate need is defined as a group having at least 10 percentage points higher than the percentage of persons as a whole.

A household is identified as having a “housing problem” if the household has any one or more of the four (4) listed below housing problems:

1. Lacks complete kitchen facilities
2. Lacks complete plumbing facilities
3. More than one person per room
4. Cost Burden greater than 30%

The households are categorized into the four groups listed below:

1. Households earning between 0-30% of the Area Median Income (AMI)
2. Households earning between 30-50% of the AMI
3. Households earning between 50-80% of the AMI
4. Households earning between 80-100% of the AMI

0%-30% of Area Median Income

Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,935	2,000	510
White	2,500	640	160
Black / African American	5,020	1,240	290
Asian	150	10	30
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	220	85	15

Table 11 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

30%-50% of Area Median Income*

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,065	2,130	0
White	2,510	955	0
Black / African American	4,090	1,050	0
Asian	185	35	0
American Indian, Alaska Native	30	0	0
Pacific Islander	0	0	0
Hispanic	150	59	0

Table 12 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,320	6,995	0
White	3,045	3,325	0
Black / African American	3,600	3,160	0
Asian	125	75	0
American Indian, Alaska Native	20	15	0
Pacific Islander	45	0	0
Hispanic	315	275	0

Table 13 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	2,370	6,775	0
White	1,225	3,440	0
Black / African American	825	2,860	0
Asian	105	115	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	109	235	0

Table 14 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2007-2011 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Discussion

Based on the 2012 American Community Survey, The City's population was 180,831 ranking it as Virginia's fifth largest incorporated city by population. The White population was 83,369 or 46.1% of the population; Black/African American population was 71,497 or 39.5% of the population; the Asian Population was 4,973 or 2.8% of the population; Hispanic Population was 13,440 or 7.4% of the population and 7,552 are classified as Other which accounts for 4.2% of the City's population.

According to the 2007-2011 CHAS data, 24,690 households or 32% of the City's household who are 100% and below the HAMFI have housing problems. Of this population, Blacks/African Americans make up 55% (13,535) of these households as opposed to Whites who make up 38% (9,280) and Hispanics who make up 3% (794) of those populations have housing problems. In that regards, Blacks/African Americans are identified as having a greater disproportionate need with housing problems in the City of Newport News.

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

This section evaluates whether any racial or ethnic group is experiencing disproportionately greater needs with severe housing issues compared to all households in the City of Newport News with similar household income. During the planning process for the preparation of the City of Newport News Five Year Consolidated Plan, an evaluation and comparison was made to determine the needs of any racial/ethnic groups in comparison to the overall need in the City. Disproportionate need is defined as a group having at least 10 percentage points higher than the percentage of persons as a whole.

A household is identified as having a “housing problem” if the household has any one or more of the four listed below housing problems:

1. Lacks complete kitchen facilities
2. Lacks complete plumbing facilities
3. More than 1.5 persons per room
4. Cost Burden greater than 50%

The households are categorized into the four groups listed below:

1. Households earning between 0-30% of the Area Median Income (AMI)
2. Households earning between 30-50% of the AMI
3. Households earning between 50-80% of the AMI
4. Households earning between 80-100% of the AMI

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	6,590	3,345	510
White	2,060	1,075	160
Black / African American	4,190	2,070	290
Asian	135	25	30
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	155	150	15

Table 15 – Severe Housing Problems 0 - 30% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,000	6,195	0
White	1,405	2,065	0
Black / African American	1,340	3,805	0
Asian	100	125	0
American Indian, Alaska Native	30	0	0
Pacific Islander	0	0	0
Hispanic	80	125	0

Table 16 – Severe Housing Problems 30 - 50% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,455	12,860	0
White	620	5,750	0
Black / African American	640	6,125	0
Asian	10	190	0
American Indian, Alaska Native	0	35	0
Pacific Islander	45	0	0
Hispanic	65	520	0

Table 17 – Severe Housing Problems 50 - 80% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	240	8,900	0
White	180	4,485	0
Black / African American	30	3,655	0
Asian	0	220	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	19	330	0

Table 18 – Severe Housing Problems 80 - 100% AMI

Data Source: 2007-2011 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

Discussion

According to the 2007-2011 CHAS data, 11,285 households or 16% of the City's household who are 100% and below the HAMFI have severe housing problems. Of this population, Blacks/African Americans make up 55% (6,200) of these households as opposed to Whites who make up 38% (4,265) and Hispanics who make up 3% (319) of those populations have housing problems. In that regards, Blacks/African Americans are identified as having a greater disproportionate need with severe housing problems in the City of Newport News.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

This section evaluates if any racial or ethnic group is experiencing a disproportionately greater need in regards to housing cost burden in comparison to all households in the jurisdiction.

Below are the three categories in which housing cost burdens are categorize:

1. No Cost Burdened- Households that pay less than 30% of their income on housing costs
2. Cost Burdened- Households that pay between 30% and 50% of their income on housing related costs
3. Severely Cost Burdened- Households that pay more than 50% of their income on housing costs

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	46,795	16,200	10,710	535
White	26,815	6,780	4,245	170
Black / African American	16,490	8,195	5,755	310
Asian	885	360	235	30
American Indian, Alaska Native	75	20	30	0
Pacific Islander	0	0	45	0
Hispanic	1,835	570	260	15

Table 19 – Greater Need: Housing Cost Burdens AMI

Data Source: 2007-2011 CHAS

Discussion:

Based on the 2007-2011 CHAS data, Twenty-six thousand and nine hundred and ten (26,910) households are either cost burdened or severely cost burdened in the City of Newport News. Of that number, 52% (13,950) are Black/African America, 41% (11,025) are White and 3% (830) are Hispanic. Blacks/African Americans shows a disproportionately greater need in regards to housing cost burden in comparison to all households in the City of Newport News.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

For households earning between 0 and 30% AMI, 4,190 Black households experience a disproportionately greater need with households having one or more severe housing problems

For households earning between 30 and 50% AMI, 1340 Black households and 1,405 White households experiences a disproportionately greater need with households having one or more severe housing problems

For households earning between 50 and 80% AMI, 640 Black households and 620 White households experience a disproportionately greater need with households having one or more severe housing problems

For households earning between 80 and 100% AMI, 180 White households experience a disproportionately greater need with households having one or more severe housing problems

If they have needs not identified above, what are those needs?

Not applicable

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

Not applicable

NA-35 Public Housing – 91.205(b)

Introduction

The mission of NNRHA is to maintain and create affordable housing, viable neighborhoods, and opportunities for self-sufficiency that enhance the quality of life of all citizens of Newport News.

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled NED*
# of units vouchers in use	0	88	1565	2256	60	2132	14	0	50

Table 20 - Public Housing by Program Type

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source Comments: Data Source: PIC (PIH Information Center) and updated by NNRHA.

Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	NED
Average Annual Income	0	6162	11705	12440	9943	13788	0	13589
Average length of stay	0	5	7	8	2	8	4	3
Average Household size	0	1	2	2	1	2	1	2
# Homeless at admission	0	88	101	152	2	136	14	0
# of Elderly Program Participants (>62)	0	14	269	332	1	319	5	7
# of Disabled Families	0	49	320	775	48	667	10	50
# of Families requesting accessibility features	0	*0	57	*22	*0	*21	*1	*0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	3	1	0	1	0	0

Table 21 – Characteristics of Public Housing Residents by Program Type

Note: For Mod-Rehab and the Voucher programs, we are not the landlord and are not given requests for accessibility features of leased units that are privately owned. Reasonable accommodation requests are made by HCV clients to assist a disabled family.

Data Source: PIC (PIH Information Center)

Race of Residents

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project-based	Tenant-based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	20	78	127	8	114	3	0	2
Black/African American	0	67	1,335	2,049	49	1,942	11	0	47
Asian	0	1	5	13	0	13	0	0	0
American Indian/Alaska Native	0	0	1	8	0	7	0	0	1
Pacific Islander	0	0	9	15	0	15	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 22 – Race of Public Housing Residents by Program Type

Alternate Data Source Name:

maplebrook

Data Source Comments: Data Source: PIC (PIH Information Center) and verified by NNRHA.

Ethnicity of Residents

Ethnicity	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project-based	Tenant-based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	4	12	50	0	48	2	0	0
Not Hispanic	0	84	1,416	2,159	58	2,039	12	0	50
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 23 – Ethnicity of Public Housing Residents by Program Type

Alternate Data Source Name:

maplebrook

Data Source: PIC (PIH Information Center) and verified by NNRHA.

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

Public housing tenants and applicants on the waiting list in need of accessible units are individuals that require a unit on one floor or a fully accessible unit that accommodates a wheelchair. The accessible units are those with widened doorways, lower cabinets, grab bars, roll in showers, and other features such as doorbell light signalers, audio visual smoke alarms or a service animal.

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

The immediate need of residents of public housing are grab bars in the bathroom, hand rails outside the unit to accommodate them when entering the unit, a ramp when entering the unit for a wheelchair client, raised toilet seats, and a assigned parking space.

How do these needs compare to the housing needs of the population at large

The needs of the public housing residents are mostly the same needs as those in the general population. Other needs may include doorbell light signalers, audio visual smoke alarms or a service animal.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

Population	Number persons experiencing homelessness on a given night	Number experiencing homelessness each year	Number becoming homeless each year	Number exiting homelessness each year	Number days persons experience homelessness
Persons in Households with Adult(s) and Child(ren)	40	714	143	78	
Persons in Households with Only Children	0	0	0	0	0
Persons in Households with Only Adults	141	750	458	352	
Chronically Homeless Individuals	44	302	200	126	
Chronically Homeless Families with Child	1	1	19	4	
Veterans	32	150	81	63	
Unaccompanied Child	0	0	0	0	
Persons with HIV	1	1	121	82	
Severely Mentally Ill	27	436	269	185	
Chronic Substance Abuse	31	833	458	313	
Victims of Domestic Violence	12	90	51	35	

Table 26 – Homeless Needs Assessment

Data Source: 2014 Point in Time Count Report, the Homeless Management Information System, and The Planning Council

Nature and Extent of Homelessness: (Optional)

Race	Sheltered	Unsheltered
White	32	4
Black or African American	126	6
Asian	2	0
American Indian or Alaska Native	3	0
Pacific Islander	0	0
Other Multi-racial	8	0
Ethnicity	Sheltered	Unsheltered
Hispanic	15	0
Not Hispanic	156	10

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

The need for housing assistance for families with children has increased in Newport News in the past ten years since the Continuum of Care has adequately addressed the need for chronic homeless individuals with available funds from HUD. In the current housing inventory, beds designated for families with children met the need of those counted during the 2014 Point in Time Count. However, the capacity falls short when compared to the 714 persons in families with children that entered the homeless system throughout the year.

For veterans, 32 were identified during the 2014 Point in Time Count and, as demonstrated below in the housing chart, 34 beds are available through the various emergency, transitional and permanent supportive programs. In addition, the Veterans Affairs Medical Center (VAMC) located in Hampton provides beds for veterans in medical recovery. The 2014-15 100 Day Veterans Challenge conducted by providers on the Greater Virginia Peninsula successfully housed 135 veterans. Therefore, the need for veterans housing does not need to be increased.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

Black or African Americans make up 73% of the total of homeless counted during the 2014 Point in Time Count, while 20% are White and other races make up only 7%. Since only 10 individuals were Unsheltered, the count is too low to draw any substantive conclusions about race within shelters.

Only 8% of all individuals counted identified as Hispanic. Culturally, Hispanic populations tend to share housing and are less apt to become homeless and seek shelter services or live in places not meant for human habitation.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Only 5% of those counted during the 2014 Point-in-Time Count were identified in the Unsheltered count. This count was lower than previous years since a weather snow storm had hit and many who normally live outside found other forms of shelter.

The other 95% of persons identified as homeless were Sheltered during the count. It is important to note that approximately 100 beds provided for the homeless population are through an emergency winter shelter that is only available from November through March. Only 10 beds are provided for Transitional Housing and the remaining are through Permanent Supportive Housing designed to house those with disabilities and who are chronic.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b, d)

Introduction:

Special Populations Strategy

The network of nonprofits serving special needs populations (i.e. Transitions Family Violence Services, Hampton-Newport News Community Services Board (H-NNCSB), ACCESS – AIDS Care, Veterans Administration Hospital, VersAbility Resources, Inc. (formerly The ARC) and others will be utilized and supported, when possible to provide the necessary services to their client populations. The CDBG program provides financial support to groups providing services to many special needs populations identified by the medium need designation.

Freedom Outreach Center, a nonprofit which serves former inmates and those with substance abuse problems, will be provided operational assistance. OHA (Office of Human Affairs), a community action agency will be assisted to continue the provision of tenant/landlord counseling and fair housing.

Nonprofit groups serving persons with special needs will be encouraged and supported by the City of Newport News. Applications to Federal, State and private resources will be reviewed and supported when the City's review process establishes that the project activity is consistent with the Consolidated Plan, the project size is appropriate to the identified need to be met, and the applicant entity has the capacity to carry out the activities.

Describe the characteristics of special needs populations in your community:

Persons with Disabilities

(HNNCSB) is responsible for planning and providing community-based, public behavioral health treatment, education, and prevention services for citizens of Newport News and Hampton with mental illness, mental retardation, and substance abuse disorders. Services provided by the HNNCSB include: advocacy, program development, program funding and evaluation, preventive and educational services, pre-admission screening, pre-discharge planning, monitoring and follow up, community alternatives to institutionalization, and coordination of existing services. The essential elements of this service system are: outreach, case management, treatment, medication management, crisis intervention, residential supports, psycho-social rehabilitation, vocational, and training services.

HNNCSB has a crisis/emergency intervention team known as Projects for Assistance in Transition from Homelessness (PATH) whose responsibility is to be out on the streets. The purpose is to try assessing or engaging unsheltered homeless individuals. Since the last

Consolidated Plan was developed, the PATH team was awarded HUD Supportive Housing Program funds and developed a regional Safe Haven model facility.

VersAbility Resources, Inc. is a non-profit agency which provides for the needs of persons with mental retardation through supportive housing and employment placement. VersAbility Resources, Inc. offers a variety of housing opportunities for individuals with mental retardation depending on the person's particular abilities and preferences. The Residential Services Program is committed to provide the client with the opportunity to grow physically, intellectually, emotionally, socially and spiritually. Through ongoing interaction with VersAbility Resources, Inc. staff and the community, choices are provided enabling clients to realize his or her potential and personal expectations in life.

VersAbility Resources, Inc. currently operates multiple homes located in community neighborhoods of Hampton and Newport News serving 4 to 6 individuals each. Residents in the homes are assisted with daily living tasks such as doing laundry and preparing nutritious meals, transportation to work, medical appointments and recreation activities, assistance with taking medication, acquiring and maintaining routine living skills (such as deciding what clothes to wear on a cold day). Staff helps the community get to know these citizens and their abilities by making sure the residents are taking an active part in community life - shopping at the mall and walking the dog. Additional services provided within the program may include physical and occupational therapy, speech therapy, psychological and dietician services. The residential program also operates services for the day time hours. At these programs, individuals work or receive training as appropriate for their abilities. To the greatest extent possible, these day-time hours are spent in community situations or jobs to again be as normal as possible.

Domestic Violence

Transitions Family Violence Services a nonprofit 501(c)3 organization founded in 1977 and serves as target population of family domestic violence victims. This organization is the sole provider of appropriate combinations of shelter and supportive housing for persons in crisis. The agency provides a unique and comprehensive four-stage spectrum of services including:

- Stage1 24-hour HOTLINE support groups, legal advocacy and community education
- Stage 2 Emergency shelters
- Stage 3 Transitional housing
- Stage 4 Re-assimilation into the community

This continuum-of-care model created a seamless and comprehensive service delivery system for all community members in crisis. Transitions operate three facilities; a 29-bed emergency

shelter and a 9-apartment/39 bed transitional facility, and a 7,300 square-foot multi-service building. Shelter and outreach programs address the issues which eliminate the need for victims to remain in unhealthy living environments and prevent homelessness.

Clients receive case management, counseling, life skills education, tutoring, job readiness training, legal advocacy, parenting education, child care, food, clothing, supplies, medical care, transportation, accompaniment, and self-sufficiency programs. Other initiatives include specialized services for older battered women, and Protect Our Kids, an interagency collaboration for child witnesses of home, school, and community violence. Transitions operate three facilities: a 29-bed emergency shelter, a 9-apartment / 39 bed transitional facility, and a 7,300 square-foot multi-service building.

New this year is the HOME-DV (Housing Options Minimize the Effects of Domestic Violence), which allows Transitions to provide financial assistance that places eligible clients directly into permanent housing in the community.

The Elderly

Peninsula Agency on Aging (PAA) is the local Agency on Aging serving the needs of community based senior citizens and frailelderly. The agency mission is to support independence and quality of life of Peninsula residents primarily 60 and over by advocating, arranging or providing vital human services. PAA's supportive services include: long term care, nutrition, and transportation. Long term care has six components: information and assistance, care coordination, in-home care (contracted), emergency assistance, adult day care (contracted), and caregiver support. A very important agency component is the "Meals on Wheels" program.

What are the housing and supportive service needs of these populations and how are these needs determined?

The NNCSB operates and manages apartments for adults with mental illnesses and provides mental health residential supported living services to living in their own homes or in apartments.

The H-NNCSB provides 16 beds in a comprehensive day and residential substance abuse treatment program for pregnant and parenting women and their children under the age of three. In addition, H-NNCSB works with Serenity House for residential based crisis and transitional treatment services for individuals in substance abuse recovery.

H-NNCSB owns and operates 12 licensed group homes for adults with mental retardation, providing about 90 beds in Newport News and Hampton. Additional residential support services are provided to approximately 40 additional clients living in their own or their family's home. Small, licensed group homes are needed within the region to fill current and future waiting lists

for residential services for adults with mental retardation, especially as their parent's age and can no longer provide for their family member with mental retardation. In December 2009, Dresden Drive Apartments opened providing 31 efficiency apartments for CSB clients. These existing units were renovated with a combination of funds from CSB, NNRHA CHDO funds, LIHTC and private loans.

However, the housing options available to the target population are limited to the relatively small numbers of supervised and supported units under HNNCSB operation or through private adult homes, rooming houses, board and care homes, and public housing. Although additional housing options are needed, deeply subsidized housing such as through public housing, the Housing Choice Vouchers, Shelter Plus Care or Medicaid supported programs remains the critical housing need since so many people served by the CSB have incomes considerably below the poverty level. The current SSI/SSDI rates equal only 14% of area poverty level income. Because of their low incomes, many people with mental disabilities have limited housing choice in either the public or private market. Except for a few cases, the HNNCSB does not typically receive federal, state, or local funds to provide rent or housing support payments for individuals.

One of the only other existing providers addressing this population is the Veterans Administration through its HCMI (Homeless Chronically Mentally Ill) programs, but only homeless veterans are eligible for assistance. The special Veterans Administration (VA) Health Care for the Homeless program and initiatives provided by the Hampton VA Center are comprehensive, but limited, and include hospital and domicile care, facility-based and mobile medical and psychiatric care, and rehabilitation and vocational services. These programs are unique in the State, and rare in the nation, thus attracting indigent veterans from other areas. The programs are unable to serve the demand, and many of these veterans fall to the care of the H-NNCSB and area shelters.

For individuals experiencing homelessness, who have mental illnesses, mental retardation and/or substance abuse, the H-NNCSB has specialized staff providing outreach and assessment services at homeless shelters, community feeding programs, faith-based centers, streets, and camp-sites. The Homeless Services staff provides various types of assistance, transportation, mental health assessments, referrals to community and agency programs, assistance with benefit applications, and street and shelter-based mental health care. The H-NNCSB Homeless Services staff also provides homeless individuals with mental disabilities access to H-NNCSB-operated emergency, transitional and permanent supported housing options.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

AIDS and Related Diseases

The Children's AIDS Network Designed for Interfaith Involvement (CANDII) now ACCESS, is a full service AIDS Service Organization offering Case Management and supportive services to persons affected by HIV/AIDS. With an active caseload of 300 persons, the organization is the single largest provider of HIV/AIDS service on the Virginia Peninsula. ACCESS provides family centered HIV/AIDS support services, including case management, short-term rental assistance, transitional housing and permanent supportive housing for persons with disabilities. During year 2014 ACCESS provided permanent supportive housing for 70 singles and families. The agency also provides food assistance, support groups, HIV/AIDS prevention education; HIV/AIDS outreach services, referrals to medical and dental care, medication assistance and utility assistance. ACCESS is an active participant in the Continuum. For more than 20 years, ACCESS-AIDS have been bringing HIV/AIDS awareness and support services to the Hampton Roads community.

Homelessness is particularly challenging to the individual who also has HIV/AIDS. Shelter placement is difficult for people who must adhere to medical treatment regimens that can have very significant side effects (diarrhea, vomiting, fatigue, etc.). The majority of shelters require disclosure of current medications. By disclosing medications, the HIV status of the homeless individual is effectively disclosed. Therefore, such persons are reluctant to enter shelters. During the last year, ACCESS has served individuals who were homeless on the Peninsula. The organization also served individuals who are at risk of becoming homeless, based on their current living situation and income.

CHAP Peninsula is an ACCESS project that provides permanent housing for households with at least one person who is living with HIV/AIDS. Permanent supportive housing is provided through a scattered-site model. This project has a capacity of 21 units with a mixture of individuals and families. Participants placed in CHAP Peninsula remain as long as they comply with their lease agreement and program guidelines.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Over the next 5 years, it is proposed that the City continue to direct its resources, both Federal and locally appropriated funds, to certain non-housing community development needs which generally fall into the categories of public facilities, public improvements or infrastructure improvements and public services. There continue to be other categories that are also an important part of community development such as economic development. The priorities generally coincide with City Council approved objectives in the Framework for the Future and council approved development initiatives. The items discussed or presented to the public were considered to be either a high or low priority, dependent on specific programs already underway, newly funded efforts, as well as areas that are targeted to be addressed over a long term basis in the City's Capital Improvements Program (CIP) Budget.

Describe the jurisdiction's need for Public Facilities:

Adequate public facilities are a vital part of any city and should be assessed on a regular basis to assure that facilities that are available are what is desired by the citizens of a locality. The primary types of facilities desired or noted as high priorities were: youth centers, healthcare facilities, parks and recreation/community centers and then senior centers. Areas of lesser importance were libraries and fire stations/equipment.

How were these needs determined?

Needs were determined by data received from a public survey distributed to various groups and individuals at public meetings and available online.

Describe the jurisdiction's need for Public Improvements:

Infrastructure or public improvements needed were identified as better street lighting, drainage improvements and general street/alley improvements. Items that did not seem as important or that did not need to be addressed now were sidewalk improvements or water/sewer improvements.

Per the City's Capital Improvement Plan (CIP) it appears that public improvements/infrastructure is a high priority as that is where the greatest amount of funding is directed. Streets and bridges are targeted to get the most funding per the CIP.

How were these needs determined?

Needs were determined by data received from a public survey distributed to various groups and individuals at public meetings and available online and the City's CIP.

Describe the jurisdiction's need for Public Services:

Areas identified as public service needs were youth services, legal services, health services, anti-crime programs, childcare services, mental health services and transportation services. An area that did not seem as important was senior activities. Additional services for special needs populations were also identified. The most important services identified were services for homeless individuals and families, the elderly, victims of domestic violence, persons with severe mental illness and persons with addictions.

How were these needs determined?

Needs were determined by data received from a public survey distributed to various groups and individuals at public meetings and available online.

Other areas that were important to people surveyed were cleanup and redevelopment of abandoned buildings. Additionally, affordable housing, both rental and single family housing, with down payment assistance; energy efficiency in new construction and rehabilitation; more housing targeted to disabled and senior citizens were important issues. Education and employment services/economic development were also areas of need. It was shared that more GED, adult training, apprenticeships and internships should be made available. The need for employment services, entry level training, more encouragement for micro-enterprise and technical assistance in the area of economic development were also recognized.

2016 – 2020 COMMUNITY DEVELOPMENT NEEDS

CATEGORIES	Priority Need Level	
	High	Low
1. COMMUNITY FACILITIES		
CHILD CARE CENTERS	H	
COMMUNITY CENTERS	H	
FIRE STATIONS & EQUIPMENT	L	
HEALTH CARE	L	
LIBRARIES	H	
PARKS & RECREATION CENTERS	H	
SENIOR CENTERS	H	
YOUTH CENTERS	H	
2. COMMUNITY SERVICES		
ANTI-CRIME PROGRAMS	H	
CHILD CARE SERVICES	H	
HEALTH SERVICES	H	
LEGAL SERVICES	H	
MENTAL HEALTH SERVICES	H	
SENIOR ACTIVITIES	L	
TRANSPORTATION SERVICES	H	
YOUTH SERVICES	H	
3. INFRASTRUCTURE		
DRAINAGE IMPROVEMENTS	L	
STREET/ALLEY IMPROVEMENTS	H	
STREET LIGHTING	H	
SIDEWALK IMPROVEMENTS	L	
WATER/SEWER	L	
4. NEIGHBORHOOD SERVICES		
CLEAN-UP OF ABANDONED LOTS	H	
REDEVELOPMENT OF ABANDONED BUILDINGS	H	
CODE ENFORCEMENT	H	
GRAFFITI REMOVAL	L	
PARKING FACILITIES	L	
TRASH & DEBRIS REMOVAL	L	
TREE PLANTING	L	
5. SPECIAL NEEDS SERVICES		
VICTIMS OF DOMESTIC VIOLENCE	H	
DEVELOPMENTALLY DISABLED	H	
PERSONS WITH SEVERE MENTAL ILLNESS	H	
ILLITERACY	H	
PERSONS WITH ADDICTIONS	H	

CATEGORIES	Priority Need Level	
	High	Low
PHYSICALLY DISABLED		H
PERSONS WITH AIDS/HIV		H
HOMELESS FAMILIES		H
HOMELESS INDIVIDUALS		H
ELDERLY		H
6. HOUSING SERVICES		
OWNER OCCUPIED REHABILITATION		L
HOME OWNERSHIP ASSISTANCE		H
HOUSING FOR THE DISABLED		H
SENIOR HOUSING		H
AFFORDABLE SINGLE FAMILY HOUSING		H
AFFORDABLE RENTAL HOUSING		H
FAIR HOUSING		H
LEAD-BASED TESTING		L
HISTORIC PRESERVATION		L
ENERGY EFFICIENCY IMPROVEMENTS		H
FAÇADE IMPROVEMENTS		L
EMERGENCY HOME REPAIRS		H
7. EDUCATION		
GED TRAINING		H
ADULT EDUCATION		H
APPRENTICESHIPS		H
INTERNSHIPS		H
SKILL TRADE TRAINING		H
EARLY CHILDHOOD DEVELOPMENT		H
8. EMPLOYMENT SERVICES/ ECONOMIC DEVELOPMENT		
ENTRY LEVEL		H
*OTHER LEVELS _____		H
REHABILITATION OF COMMERCIAL PROPERTY		H
MICRO-ENTERPRISE/ENTREPRENEURSHIP ASSISTANCE		H
ECONOMIC DEVELOPMENT TECHNICAL ASSISTANCE		H
OTHER ECONOMIC DEVELOPMENT ASSISTANCE		H
**_(enter below)		H

Many of the areas that were deemed to be higher priority areas during the development of this Consolidated Plan have been considered high priorities for years and are already being funded with local, state and/or federal dollars. One of the many challenges for the locality is maintaining support to various worthwhile initiatives and agencies in the midst of shrinking funding so as not to create “gaps” in the offering of facilities or services.

Support of new services and facilities to the Jefferson Avenue Corridor and Southeast Commerce Center Project, as well as other older commercial corridors are of great importance. There is also a continued importance to attract additional homeowners in the Southeast Area. Therefore, community development funding will continue to facilitate new single-family homes constructed on available parcels of land in targeted revitalization areas to be purchased by low- and middle-income families and individuals. The demolition of deteriorated structures and the re-use of such properties for the construction of single-family homes for the aforementioned purchasers remain a high community development priority. This can be accomplished but it should be emphasized that actual funding and results could fluctuate substantially on an annual basis subject to the level of community development funding allocated by HUD to our locality.

Areas that are being supported now with limited federal and local funding are infrastructure improvements and public facility improvements along the major commercial corridors of the City, to include the Jefferson Avenue Streetscape in the Southeast and the new Denbigh Community Center in the northern part of the locality. Youth services and services to address some of the issues of special needs citizens are aided by funding to private nonprofit agencies such as the Boys and Girls Club, the office of Human Affairs, Transitions Family Violence Services, Freedom Outreach and LINK.

Economic development and employment initiatives are still supported through local and federal funding of the Office of Human Affairs, the City’s Industrial/Economic Development Authority and multiple local small business/entrepreneur loan programs. Partnerships and local monetary support to the regional workforce development center and Chamber of Commerce also continue.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

This section of the Consolidated Plan provides a general description of the community and demographic characteristics of the City of Newport News, Virginia, including location and population, household characteristics, age, income, employment, economy, and racial/ethnic composition.

Community Profile

The City of Newport News is the 5th most populous city in Virginia. It is located at the southeastern end of the Virginia Peninsula on the northern shore of the James River. It shares borders with James City County, York County, Hampton and the James River. The city is approximately 70 square miles with over 40 square miles of shoreline.

The American Community Survey (ACS), conducted by the U.S. Census Bureau, estimated the population in Newport News at 181,025 in 2013. Newport News' population grew by just 0.5 % between 2000 and 2013. This is in part the result of a largely built-out city, but is also attributed to minimal net gain between births, deaths, immigration and out-migration. Forecasts show a continued low growth rate between 2014 and 2040, resulting in a net gain of just over 13,000 persons in the out year.

In 2013, more than 53% of the population was under the age of 35. And close to 11% were 65 years and older. The largest cohort continued to be those aged 25-34. Newport News is slowly seeing the effects of the aging of the Baby Boomer generation, as two of the largest rates of growth between 2000 and 2013 were in the 55-59 and 60-64 age groups.

As shown in Table A, the city is racially and ethnically diverse. The 2010 U. S. Census showed that 54% of the residents in Newport News were members of a racial or ethnic minority group. By 2013, the percentage slightly increased to 54.4%.

Table A Comparison of Race/Ethnic Composition				
Population	2010 Census	%	2013 ACS	%
White (non-Hispanic)	83,153	46.0	82,833	45.8
Black (non-Hispanic)	71,727	39.7	71,433	39.5
Hispanic	13,590	7.5	14,045	7.8
Asian	4,858	2.7	4,988	2.8
Other	7,391	4.1	7,726	4.3
Total	180,719	100%	181,025	100%

Data Source: 2007-2011 ACS

The Hampton Roads economy continues its slow recovery from the Great Recession that resulted in significant employment loss and falling home prices across the region. Civilian employment is increasing, and the unemployment rate continues to drop. Housing values are slowly increasing in most localities in the region, and residential building permit and construction activity is on the rise since bottoming out in 2011. Residential new construction in Hampton Roads is on an upswing, albeit at a slower than expected pace. Average sales prices are increasing due to the return of the move-up buyer market and a supply shortage. Inventory levels remain low for many price ranges. Demand for rental housing has surged over the past five years, with demand in the Newport News submarket being among the strongest in the region. Demand is forecast to remain strong for the foreseeable future provided that the job market continues to rebound.

The unemployment rate in Newport News continues to drop—after more than doubling between 2008 and 2010 as major employers expand and the city draws new business and investment. The city, however, faces the challenge of being more than 93% built out. Once the few remaining large tracts are developed, growth primarily will be achieved through redevelopment and increased density. Population growth is, however, projected to continue at a rate of less than 1% each year over the next 10 years.

The cost of living in Hampton Roads remains just above the national average, as the economy continues to recover. Median Household Income in Newport News is below that of both Virginia and the United States, and remains much lower than the average for the region. In Newport News, the number of people living below the poverty line continues to increase. And, the city continues to be among three in Hampton Roads with the highest number of families living in poverty. The Point-in-Time (PIT) Count conducted in 2014 showed that the number of

homeless individuals in Newport News dropped just over 11% in one year. However, PIT data appears to undercount the number of homeless children and youth. A Project HOPE–Virginia study showed that in the 2012/2013 school year, Newport News Schools enrolled close to 900 students who were identified as homeless. Newport News continues to have one of the largest numbers of homeless individuals on the Virginia Peninsula.

In 2012, Newport News issued the lowest number of residential building permits in the past decade, all for single-family units. Single-family construction is slowly rebounding, but is nowhere near the 10-year high of 2006. The median housing value in Newport News dropped between 2012 and 2013 by almost 3%, keeping the market subarea in the lowest tier of Hampton Roads. In 2013, the number of multifamily building permits rebounded to an all-time high since 2007. Newport News continues to have one of the highest concentrations of multifamily units in Hampton Roads, with average rents lower than the regional average. The percentage of owner-occupied versus renter-occupied units continues to fluctuate, while the overall vacancy rate has remained steady over the past few years.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

Newport News has 76,637 housing units. Of the total occupied housing units in Newport News, 51% is owner-occupied and 49% is renter-occupied. Over half (62%) of the units are single family, with 52% of this total being detached single family structures. Thirty-five percent (35%) of residential properties are multifamily structures, with housing units in structures holding 5 – 19 units being the most common (19% of the total housing stock).

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	39,565	52%
1-unit, attached structure	7,587	10%
2-4 units	6,300	8%
5-19 units	14,669	19%
20 or more units	6,290	8%
Mobile Home, boat, RV, van, etc.	2,226	3%
Total	76,637	100%

Table 28 – Residential Properties by Unit Number

Data Source: 2009-2013 ACS

Unit Size by Tenure

Sixty percent (60%) of the housing units in Newport News have three or more bedrooms, 29% have two bedrooms, 9% have one bedroom, and 2% are efficiencies or studios. Over three-quarters of owned units (87%) have three or more bedrooms while 32% of rented units are that size. As shown in Table 2, the number of rental units with three or more bedrooms is approximately 35% of the ownership units. This highlights the lack of rental opportunities for larger families. The most common size of rental units is two bedrooms.

	Owners		Renters	
	Number	%	Number	%
No bedroom	47	0%	1,127	3%
1 bedroom	228	0%	6,315	19%
2 bedrooms	4,499	13%	15,318	46%
3 or more bedrooms	30,827	87%	10,850	32%
Total	35,601	100%	33,610	100%

Table 29 – Unit Size by Tenure

Data Source: 2009-2013 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The Housing Virginia Source Book provides an inventory of federally assisted rental units compiled by the Virginia Housing and Development Authority from information received from HUD, USDA Rural Development and local Public Housing Authorities.

The federal programs featured are Public Housing Operating Subsidies; Housing Choice Voucher/Section 8 and similar subsidies; and Section 202 Project Rental Assistance Contract (PRAC). As of 2010, these programs provided 3,801 low income project based units serving households with income between 30 and 60% of area median income. There were 4,232 project-based units and 2,338 housing choice vouchers (totaling 6,570) serving extremely-low income households with incomes at or below 30% of area median income.

The Newport News Redevelopment and Housing Authority (NNRHA) recently received an award of funding under HUD's Veterans Affairs Supportive Housing program (VASH). The VASH program combines Housing Choice Voucher rental assistance for homeless veterans along with case management and clinical services which are provided by the Department of Veterans Affairs (VA).

The Authority also sponsors the Hampton-Newport News Community Services Board Shelter Plus Care Program which provides long-term transitional assisted housing for 16 chronic homeless clients and is funded by HUD Continuum of Care Program (CoC).

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

Newport News Redevelopment and Housing Authority does not expect to lose any units due to expiring Section 8 contracts.

Does the availability of housing units meet the needs of the population?

In 2013, the vacancy rate for housing units in Newport News was 9.7% (or 7,426 units), while the vacancy rate for just apartment units was 8.06% (2,150 units). In 2014, the City conducted a citywide apartment survey and assisted housing study that showed that the apartment vacancy rate increased to 8.76%. The survey further showed that the vacancy rate for market-rate units was 9.79% and 2.45% for income-based apartment units.

A healthy vacancy rate is generally considered to be around 5%. The high vacancy rate for market-rate rental units indicates stock exceeds demand, whereas the low vacancy rate for income-based apartments signifies high rental demand with low supply. In 2014, 13.27% of the total apartment units in Newport News were income-based. In 2013, Newport News conducted

a community survey to assess citizen satisfaction with the quality of services in the city. Citizens identified single-family housing (less than \$150,000) and senior housing as the top two types of housing needed in the city.

Describe the need for specific types of housing:

The existing housing types in the city range from urban to less dense suburban areas. Like most metropolitan areas in the U.S., the housing stock in Newport News is dominated by single-family detached dwelling units, at roughly 52% of all housing units. In the past, most homebuyers preferred this housing type however; pressures of affordability, demographic shifts toward smaller households, and a concurrent preference for compact neighborhoods and direct access to services are all impacting the housing choices residents of the area are seeking. Trends suggest that smaller and attached units, whether ownership or rental, are becoming the preferred choice. However, households that are very low income or that have special needs often cannot be served by any housing options that would be viable on the open market.

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction

Although Newport News experienced a 112% increase in median home value between 2000 and 2013, there was a significant drop after the housing bust. Median home value is slowly rebounding as the local economy recovers from the recession. Median contract rent increased between 2000 and 2013 by 71%. The City's apartment survey and assisted housing study showed that rents continued to increase between 2013 and 2014.

Cost of Housing

	Base Year: 2000	Most Recent Year: 2011	% Change
Median Home Value	94,200	200,100	112%
Median Contract Rent	470	805	71%

Table 30 – Cost of Housing

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

As shown in Table 31, the majority of rental units (58.4%) in Newport News have a contract rent ranging from \$500 – \$999. Just over a quarter (25.2%) of rental units have a contract rent of more than \$1,000. The remaining 16% have a contract rent less than \$500. More than half of all rental units in the city fall below the median contract rent of \$805.

Rent Paid	Number	%
Less than \$500	5,517	16.4%
\$500-999	19,645	58.4%
\$1,000-1,499	6,622	19.7%
\$1,500-1,999	1,530	4.6%
\$2,000 or more	296	0.9%
Total	33,610	100.0%

Table 31 - Rent Paid

Data Source: 2009-2013 ACS

Housing Affordability

Rental units are considered affordable if gross rent including utilities does not exceed 30% of household income. According to the 2007-2011 Comprehensive Housing Affordability Strategy (CHAS), there are 31,025 rental units in Newport News. Of the total, 9% are affordable to households earning 30% AMI, 23% are affordable to households earning 50% AMI, and 68% are affordable to households earning 80% AMI.

Owned housing units are considered affordable if monthly housing costs, including principle

and interest, taxes, and insurance are no more than 30% of the household's income. According to the CHAS data, the total number of owned housing units is 22,300. Of these housing units, 8% are affordable to households earning 50% AMI, 35% are affordable to households earning 80% AMI and 57% are affordable to households earning 100% AMI.

% Units affordable to Households earning	Renter	Owner
30% HAMFI	2,735	No Data
50% HAMFI	7,125	1,770
80% HAMFI	21,165	7,780
100% HAMFI	No Data	12,750
Total	31,025	22,300

Table 32 – Housing Affordability

Data Source: 2007-2011 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	913	944	1,136	1,570	1,976
High HOME Rent	815	874	1,051	1,205	1,325
Low HOME Rent	642	688	825	953	1,063

Table 33 – Monthly Rent

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

There still remains to be a shortage of affordable housing for rental and ownership. The median home price is simply out of the realm of possibility for limited-income, working families. Yet studies show that homeownership plays a significant role in the social and financial stability of our communities.

Due to the cost of land and other increased expenses it is now very difficult for low to moderate income families with even two wage earners - to become homeowners. Based on the U.S. Census, the median home cost is over \$205,000 and the median rent is \$960.00

This disparity between income and housing costs has resulted in many local families having to make the difficult choice between crowding into inadequate housing or paying too much of their income for housing.

How is affordability of housing likely to change considering changes to home values and/or rents?

As the median home value continues to increase – even at a slow rate – homes become less affordable for lower income households who may find it difficult to qualify for mortgages. It is expected that the demand in the rental market may increase in the coming years.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

In Newport News, the FMR for a two-bedroom apartment is \$1,130 and the High HOME rent is \$1,051 and the Low HOME rent is \$825. The fair market rent rates are slightly higher than the HUD’s published HOME rents. Landlord participation in subsidized housing programs is vital in preserving affordable housing. The City of Newport News will continue its homebuyer assistance and rehabilitation programs to provide ownership opportunities and preserve existing affordable housing.

MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

Deteriorated housing conditions remain a challenge in Newport News. The aging housing stock and increasing poverty levels present added pressures on the housing stock. Approximately 60% of the owner-occupied units and 56% of renter-occupied units were constructed before 1980.

Definitions

Newport News does not have a definition for “substandard condition” and “substandard condition but suitable for rehabilitation”. The City uses the Virginia Uniform Statewide Building Code (USBC), a state regulation promulgated by the Virginia Board of Housing and Community Development. Part III of the USBC contains the regulations for the maintenance of existing structures, also known as the Virginia Maintenance Code, which is enforced by the Department of Codes Compliance. The USBC defines “Structure Unfit for Human Occupancy” and “Unsafe Structure” as follows.

Structure Unfit For Human Occupancy - An existing structure determined by the Code Official to be dangerous to the health, safety, and welfare of the occupants of the structure or the public because (i) of the degree to which the structure is in disrepairs or lacks maintenance, ventilation, illumination, or sanitary or heating facilities or other essential equipment, or (ii) the required plumbing and sanitary facilities are inoperable.

Unsafe Structure - An existing structure (i) determined by the Code Official to be dangerous to the health, safety, and welfare of the occupants of the structure or the public, (ii) that contains unsafe equipment, or (iii) that is so damaged, decayed, dilapidated, structurally unsafe or of such faulty construction or unstable foundation that partial or complete collapse is likely. A vacant existing structure unsecured or open shall be deemed to be an unsafe structure.

Condition of Units

Table 34 shows the number of housing units in Newport News by tenure based upon the number of characteristics of the unit. Selected conditions is defined as having at least one of the following conditions: 1) lacking complete plumbing facilities; 2) lacking complete kitchen facilities; 3) more than 1 occupant per room; and 4) cost burden is greater than 30%. As shown, renter-occupied units have a higher percentage (48%) of units with at least one selected condition than owner-occupied units.

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	10,549	30%	16,210	48%
With two selected Conditions	50	0%	745	2%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	25,002	70%	16,655	50%
Total	35,601	100%	33,610	100%

Table 34 - Condition of Units

Data Source: 2009-2013 ACS

Year Unit Built

The city's housing stock is aging as shown in Table 35, with more than half of all units (57.5%) constructed prior to 1980. While older homes and their historic architecture add charm and character to the city, older housing stock can cause challenges for both owners and the City. Older homes tend to require more upkeep, and depending upon a home's construction date, can be a safety hazard. There are several neighborhoods in Newport News where older homes (constructed prior to 1950) have been abandoned when they became too expensive to rehabilitate.

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	2,561	7%	4,240	13%
1980-1999	11,779	33%	10,815	32%
1950-1979	17,586	49%	15,014	45%
Before 1950	3,675	10%	3,541	11%
Total	35,601	99%	33,610	101%

Table 35 – Year Unit Built

Data Source: 2009-2013 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	21,261	60%	18,555	55%
Housing Units build before 1980 with children present	2,125	6%	3,085	9%

Table 36 – Risk of Lead-Based Paint

Data Source: 2009-2013 ACS (Total Units) 2007-2011 CHAS (Units with Children present)

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units			
Abandoned Vacant Units			
REO Properties			
Abandoned REO Properties			

Table 37 - Vacant Units

Need for Owner and Rental Rehabilitation

With more than half of the housing stock constructed prior to 1980, there is a need for investment in rehabilitation for both owner- and renter-occupied units throughout Newport News. As shown in the 2013 ACS, 30% owner-occupied and 48% of renter-occupied housing units have at least one condition that warrants attention.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Lead exposure is especially harmful to children and can cause lifelong health problems. Reducing the lead-based paint hazard is critical for every locality, but even more so for a city like Newport News, where more than half of all units were constructed before 1980. With the majority of these units being constructed prior to 1978, the possibility of lead-based paint being present in and outside of many units is real. It is estimated that approximately 9% of housing units occupied by low or moderate income families contain lead-based paint.

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled NED*
# of units vouchers available	0	88	1565	2401	60	2277	14	0	50
# of accessible units	0	0	4	0	0	0	0	0	0

***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**

Table 38 – Total Number of Units by Program Type

Alternate Data Source Name:

maplebrook

Data Source: PIC (PIH Information Center) and updated by NNRHA.

Describe the supply of public housing developments:

**NEWPORT NEWS REDEVELOPMENT AND HOUSING AUTHORITY
PROPERTIES**

PINECROFT APARTMENTS

Pinecroft Apartments, 75 Wellesley Drive, located in the Hidenwood section of Newport News, is a high rise building with six floors of one bedroom units for the elderly. Some of the units are designed for disabled persons. All **140** apartments are equipped with emergency medical cords, which are monitored twenty-four hours a day. The apartment complex is convenient to shopping and commercial districts on Warwick Boulevard and Jefferson Avenue.



Features:

- Lounge Area
- Picnic Area
- Resident Council
- Ample Parking
- Laundry Facilities
- Electric Ranges
- Field Trips for Residents
- Air Conditioning
- On Site Activities
- Accessible Units
- Recreational Activities
- Flat Rents

MARSHALL COURTS APARTMENTS

Marshall Courts Apartments, at 741 34th Street, are located in the Southeast community of Newport News. Marshall Courts has **349** units and is only minutes from the Newport News Shipyard and I-64. It has one, two, three and four bedrooms units, and handicap accessible units. The complex is on the city bus line for the convenience of schools, shopping, churches and banks.



Features:

- Floors
- Gas Ranges
- Newly renovated Bathrooms & Kitchens
- Storm Windows
- Recreation Center
- Playgrounds
- Utility Allowance
- Youth Recreation Program
- Resident Council Activities
- Cable T.V. Hook-Up
- Air Conditioning
- Flat Rents

ORCUTT VILLAGE TOWNHOMES I

Orcutt Village Townhome Apartments, at 900 36th Street, are located in the Southeast community of Newport News. The complex has **40** units. This newly constructed complex has three bedroom townhouses including handicap accessible units. It is convenient to I-64 and I-664, the Newport News Shipyard, shopping and schools.

Features:

- Private Front and Back Entrances
- Private Driveways
- Storm Windows
- Tile Floors
- Washer/Dryer Hook-ups
- Gas Heat
- Cable TV Hook-up
- Patios
- Utility Allowance
- Elevator Lifts in Handicap Units



CYPRESS TERRACE APARTMENTS

Cypress Terrace Apartments, at 85 Cypress Terrace, are located in the Denbigh section of Newport News. The complex consists of 85 apartments. Cypress Terrace has one, two, three, and four bedroom units including handicap accessible units. It is within easy access to I-64, Williamsburg, Fort Eustis, Newport News City Park, Newport News/Williamsburg Airport, shopping centers and Patrick Henry Mall.

Features:

- Townhouse Units
(except handicap accessible units)
- Gas Heat
- Cable T.V. Hook-up
- Recreation Center
- Washer Hook-up
- Coin Operated Laundry on the Premises
- Private Front and Back Entrances
- Patios
- Utility Allowance
- Youth Recreation Program
- Located adjacent to the Boys and Girls Club of the Virginia Peninsula.



ORCUTT VILLAGE TOWNHOMES III

Orcutt Village Townhome III Apartments, at 900 36th Street, are located in the Southeast community of Newport News. The complex has 30 units. This newly constructed, complex has two and three bedroom townhouses including handicap accessible units. It is convenient to HRT, I-64 and I-664, the Huntington Ingalls Shipyard, shopping and schools.



Features:

- Private Front and Back Entrances
- Private Driveways
- Storm Windows
- Wood Floors
- Washer/Dryer Hook-ups
- Gas Heat
- Cable TV Hook-up
- Patios
- Utility Allowances
- Dishwasher
- Ceiling Fans
- Accessible Units with Roll in Showers

BRIGHTON APARTMENTS

Brighton Apartments, at 810 Brighton Lane, are conveniently located off of I-64 and Rt. 17, near J. Clyde Morris Blvd., Newport News. The complex has 100 apartments. Brighton has one, two and three bedroom units including handicap accessible units. It is close to NASA, Langley AFB, Fort Eustis and the Newport News Shipyard. It is minutes away from shopping centers and banks.

Features:

- Central Heat and Air
- Frost Free Refrigerators
- Playground Area
- Modern Recreation Center
- Cable T.V. Hook-up
- Utility Allowance
- Ample Closet Space
- Laundry Room on Premises
- Youth Recreation Program
- Resident Council Activities
- Electric Self-Cleaning Ranges
- On Site Boys and Girls Club
- Flat Rents



AQUEDUCT APARTMENTS

Aqueduct Apartments, at 13244 Aqueduct Drive, are situated on fourteen acres in the Denbigh section of Newport News. The complex consists of **262** apartments including modern one, two, three and four bedroom units. Aqueduct has 12 renovated handicap units for disabled persons. The location affords easy access to HRT transportation and shopping facilities.

Features:

- Cable T.V. Hook-up
- Coin Operated Laundry within walking distance
- Central Air
- Recreation Center
- Utility Allowance
- Electric Ranges
- Resident Council Activities
- Youth Recreation Program
- On Site Boys and Girls Club
- Flat Rents



OYSTER POINT APARTMENTS

Oyster Point Apartments, at 550 Blue Point Terrace, are conveniently located in the Oyster Point area of Newport News. Oyster Point consists of 100 apartments. The complex has one, two, three and four bedroom units including handicap accessible units. The apartments are close to I-64, Newport News-Williamsburg Airport, Patrick Henry Shopping Mall, banks, and the city bus route.

Features:

- Electric Heat
- Central Air
- Private Front and Back Entrances
- Utility Allowance
- Washer Hook-up
- Coin Operated Laundry on the premises
- Patios
- Youth Recreation Program
- Resident Council Activities
- Townhouse Units
- (except handicap accessible units)
- On Site Boys and Girls Club
- Flat Rents



JOHN H. RIDLEY PLACE APARTMENTS

John H. Ridley Place Apartments, at 811 – C Taylor Avenue, are located in the Southeast community of Newport News. The complex has modern one, two, three and four bedroom townhouse units. Ridley Place has **259** units and is located on the city bus line, which makes it convenient for shopping, schools, churches, and banks. It is close to a waterfront park and I-664. This complex is also located within walking distance of the Boys and Girls Club of the Greater Hampton Roads Area.

Features:

- Private Front and Back Entrances
- Washer Hook-up
- Playgrounds
- Cable T.V. Hook-up
- Well Lighted Parking Lots
- Recreation Center
- Utility Allowance
- Resident Council Activities
- Air Conditioning
- Flat Rents



LASSITER COURTS APARTMENTS

The Lassiter Courts Apartments, at 811 – C Taylor Avenue, are located in the Southeast community of Newport News. This rebuilt complex has **100** modern one, two, three and four bedroom townhouse units, and handicap accessible units. It is convenient to shopping, schools, churches, and banks. It is close to a waterfront park and I-664.

Features:

- Private Front and Back Entrances
- Tile Floors
- Storm Windows
- Gas Heat
- Cable T.V. Hook-up
- Washer Hook-up
- Patios
- Resident Council Activities
- Ample Parking
- Utility Allowance
- Air Conditioning
- On Site Boys and Girls Club
- Flat Rents
- Playground



SPRATLEY HOUSE APARTMENTS

Spratley House Apartments, at 651 25th Street, are located in the in the Southeast community of Newport News. The complex has **50** units. Spratley House is a mid-rise building with five floors of one and two bedroom apartments for the elderly. The units are designed for persons requiring reasonable accommodations and accessibility. All 50 apartments are equipped with emergency medical cords, which are monitored twenty-four hours a day. The complex is convenient to shopping, churches, I-64, I-664, and commercial districts along Jefferson Avenue.

Features:

- Lounge Area
- Electric Ranges
- Laundry Facilities
- Accessible Units
- Patio Area
- Ample Parking
- On Site Recreational Activities
- Field Trips for Residents
- Resident Council Activities
- Air Conditioning
- Picnic Area
- Flat Rents



WILBERT & EFFIE ASHE MANOR APARTMENTS

Wilbert & Effie Ashe Manor Apartments, at 900 36th Street, are located in the in the Southeast community of Newport News. The complex has 50 units; Ashe Manor is a mid-rise building with four floors of one and two bedroom apartments for the elderly. The units are designed for persons requiring reasonable accommodations and accessibility. All 50 apartments are equipped with emergency medical cords, which are monitored twenty-four hours a day.

Features:

- Lounge Area
- Electric Ranges
- Laundry Facilities
- Accessible Units
- Patio Area
- Ample Parking
- Gated Community
- On Site Recreational
- Activities
- Field Trips for Residents
- Resident Council Activities
- Air Conditioning
- Picnic Area
- Flat Rents



Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

Southeast Communities

- Marshall Courts (349)
- John H. Ridley Place (259)
- Lassiter Courts (100)
- Ashe Manor (50)
- Spratley House (50)
- Orcutt Townhomes (40)
- Orcutt Townhomes III (30)

North End Communities

- Brighton, Oyster Point, Cypress Terrace (285)
- Aqueduct (262)
- Pinecroft (140)

One of the missions of NNRHA is to maintain and create affordable housing. There are 12 public housing complexes and a total of 1565 units. Efforts are underway by Authority to revitalize and replace units to better meet the growing need for affordable housing. Several apartment communities require extensive renovations, while new developments are in excellent condition.

Many of renovations of the Authority's aging housing stock include Marshall Courts, Aqueduct, Ridley Circle, Lassiter Courts, Cypress Terrace, Brighton, Oyster Point and Pinecroft have all been identified in the Public Housing Authority's Five Year Plan for major upgrades in the areas of plumbing, electrical, HVAC replacement, interior renovations and landscaping.

Public Housing Condition

Development Name/Address	Units				Bedrooms			
	Total	Elderly	Family/General	Accessible	1	2	3	4+
PUBLIC HOUSING								
Aqueduct 13224 Aqueduct Drive	262	0	262	12	24	204	24	10
Ashe Manor 900 36 th Street	50	50	0	10	42	8	0	0
Brighton 810 Brighton Lane	100	0	100	6	12	76	12	0
Cypress Terrace 25 Teardrop Lane	85	0	85	4	18	46	17	4
Orcutt III 900 36 th Street	30	0	30	4	0	20	10	0
Lassiter Courts 811-C Taylor Ave	100	0	100	6	0	44	50	6
Marshall Courts 741 34 Street	349	0	349	18	104	171	56	18
Orcutt Village 900 36 th Street	40	0	40	6	0	0	40	0
Ridley Circle 811-C Taylor Ave	259	0	259	0	29	146	66	18
Oyster Point 550 Blue Point Terr	100	0	100	10	30	40	20	10
Pinecroft 75 Wellesly Drive	140	140	0	14	140	0	0	0
Spratley House 651 25 th Street	50	50	0	6	42	8	0	0
Total	1565	240	1325	96	441	763	295	66
PROJECT BASED SECTION 8								
Great Oak 1 Great Oak Circle	143	143	0	14	141	2	0	0

Table 39 – Public Housing Condition

Public Housing Development	Average Inspection Score
Aqueduct	83
Ashe Manor	98
Brighton	82
Cypress Terrace	82
Lassiter Courts	74
Marshall Courts	53
Orcutt Townhomes	99
Ridley Circle	57
Oyster Point	82
Pinecroft	93
Spratley House	98

Table 39 - Public Housing Condition

Data Source: PIC (PIH Information Center) and verified by NNRA

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

The Authority receives Capital Improvement funds from the U.S. Department of Urban Development (HUD) annually for the development, financing, and modernization of public housing. Many of renovations of the Authority’s aging housing stock are included in the Public Housing Authority’s Five Year Plan. As with many Housing Authorities, these funds are inadequate in addressing the backlog of deferred maintenance.

In 2009, the Authority began phased renovation of the Marshall Courts Apartments. These renovations include the removal of mansard roofing and exterior renovations, new windows, new lighting, the construction of new porches, replacement of plumbing fixtures and water heaters, replacement of HVAC equipment, renovations to the kitchens including new cabinets and appliances, new flooring throughout the units. The renovation timeline for this project has been extended due to HUD’s reduction in capital funding.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

The Authority’s strategy for improving the living environment of low-and moderate-income families residing in public housing is to enable families to achieve economic independence and self-sufficiency through (1) establishing family goals such as seeking and ultimately attaining employment; (2) having a desire to become self-sufficient; and (3) families having the desires and willingness necessary to improve their living environment in order to become self-

sufficient. These objectives are attained through the establishment of escrow savings accounts. The escrow account increases when:

1. Families begin receiving earned income from employment or when the families earned income increases.
2. The more a family earned income increases, the higher their monthly escrow contributions.
3. The amount of money in your FSS account is paid to you when the Contract of Participation has been successfully completed.

In addition, the Authority provides resources to families to help them improve their living environment by providing resources such as:

1. Obtaining a G.E.D.
2. Obtaining an associates or bachelor's degree
3. Becoming an entrepreneur
4. Becoming financially stable
5. Receiving appropriate human resources services
6. Exploring homeownership opportunities
7. Planning long-term goals
8. Benefitting from family counseling services
9. Re-establishing self-esteem and motivation
10. Homeownership through the Family Self Sufficiency Program

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	46	105	10	115	0
Households with Only Adults	84	0	0	118	0
Chronically Homeless Households	0	0	0	50	0
Veterans	12	0	10	14	0
Unaccompanied Youth	0	0	0	0	0

Table 40 - Facilities and Housing Targeted to Homeless Households

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons

The City of Newport News uses a coordinated approach to addressing the needs and providing services to the homeless. The Community Service Board, LINK, Veterans Administration, OHA and Transitions Family Violence Center are some of the organizations that assist the City in this multi-jurisdictional and multi-agency effort of providing services to the homeless.

The local Community Services Board provides extensive counseling and outreach to persons with disabilities in an effort to stabilize their condition and housing situations. The organization provides transitional and permanent housing programs to persons with mental disabilities, and persons in substance abuse recovery. These programs are provided in buildings built and financed by the NNRHA, properties assisted with HOME funds and other private residences throughout the City.

The GVPHC developed a centralized intake system that incorporates the 6 regional localities in a coordinated intake and assessment system using the HUD HMIS system to capture data and to assist in assessing housing barriers to target housing and service referrals and outcomes.

The Housing Broker Team works with families and individuals who are homeless or facing eviction. Relationships were developed with landlords to either keep the families in place or to facilitate leases for new accommodations. Such efforts involve substantial dialogue and counseling such as budget management and securing available public assistance with the client before and after occupancy assuring continued occupancy.

Staff members from most of the CDBG and HOME funded organizations, the City, and staff members of the Housing Broker Team and NNRHA are active participants, along with numerous other organizations in a the Service Coordination and Assessment Network known as (SCAAN). This forum serves as a clearinghouse for issues, including homelessness, and the evaluation of problematic cases from families requesting assistance for housing in many cases. In this regard, comprised of CoC members, meet every two weeks to triage such cases, in order to expedite the provision of needed help.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

Hampton-Newport News Community Service Board–Safe Harbors

The Safe Harbors Project provides permanent supportive housing project. This program consists of 22 beds located in scattered site apartments throughout the cities of Hampton and Newport News. The purpose of the project is to provide permanent supportive housing for disabled chronically homeless individuals. All of the clients served are those with any combination of mental illness, mental retardation, and substance abuse.

LINK of Hampton Roads, Inc. – CANLINK IV

CANLINK IV provides permanent supportive housing project serving chronically homeless veterans. Clients have one or more disabilities including chronic substance abuse, HIV/AIDS, mental or physical disability in any combination which will preclude the client from obtaining stable affordable housing and on-going supportive services to ensure successful transition out of homelessness.

AIDS Care Center for Education and Support Services (ACCESS) -CHAP Peninsula

CHAP Peninsula provides permanent housing for households with at least one person who is living with HIV/AIDS. Permanent supportive housing is provided through a scattered-site model. The project has a capacity of 21 units with a mixture of individuals and families. Participants placed in CHAP Peninsula remain as long as they comply with their lease agreement and program guidelines.

LINK of Hampton Roads, Inc. CANLINK I

LINK provides permanent housing to homeless persons unable to afford adequate housing due to their inability to work full time as a direct result of deteriorating health, substance abuse or insufficient employment skills. Seventy-five percent (75%) of the units are designated to house chronically homeless individuals.

Transitions Family Violence Services, NEXT STEP

This program assist victims of domestic violence and their children through transitional housing with extensive support services.

Avalon Center for Women and Children (AVALON) Transitional Housing

This program provides transitional housing and support services to women and children who are homeless as a result of domestic violence.

Hampton-Newport News Community Services Board-Peninsula Shelter Plus Care

The Peninsula Shelter Plus Care (S+C) project is a joint endeavor between HNNCSB and NNRHA. This program serves homeless individuals afflicted with any combination of mental

illness, mental retardation, and substance abuse, who are engaged in services and have obtained the majority of their benefits, but still need continuous daily support to live independently. The sixteen (16) participants reside in an HNNCSB owned complex and remain in the project as long as they engage; only vacating the unit if they wish to leave or they feel the program can no longer meet their needs.

Hampton-Newport News Community Services Board-Onward

Provides permanent supportive housing, serving approximately 6 chronically homeless persons with mental illness and/or substance abuse problems, using scattered site housing.

Hampton-Newport News Community Services Board – Onward 2

This program expanded the current Onward Program by 4 units and 8 beds. This program works with the severely mentally ill chronic homeless population.

A key element under the Veterans Administration, through the local VA Hospital, in the housing of homeless veterans is the provision of continuous counseling to these families including housing counseling which is one of the mandated components of this housing program. This service to previously homeless veterans and their families is an essential ingredient in the success of this program and helping families and individuals remain in their homes.

MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

This section gives a brief outline of the facilities and services available to the special needs population in the City of Newport News.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

The network of nonprofits serving special needs populations (i.e. Transitions Family Violence Services, Hampton-Newport News Community Services Board (H-NNCSB), Children's AIDS Network Designed for Interfaith Involvement (CANDII), Veterans Administration Hospital, Peninsula Association for Retarded Citizens (ARC-P) and others) will be utilized and supported, when possible to provide the necessary services to their client populations. The Office of Human Affairs (OHA) is a community action agency that continues to provide assistance on the provision of tenant/landlord counseling and fair housing.

Nonprofit groups serving persons with special needs will be encouraged and supported by the City of Newport News. Applications to Federal, State and private resources will be reviewed and supported when the City's review process establishes that the project activity is consistent with the Consolidated Plan, the project size is appropriate to the identified need to be met, and the applicant entity has the capacity to carry out the activities.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

Due to the state's coordinated discharge policies for persons with mental illnesses, the community currently has a cohesive Discharge Coordination Policy for this targeted population. Discharge planning is the requirement of the 40 state Community Services Boards, such as the Hampton-Newport News Community Services Board, and begins prior to admission to the state institution or crisis stabilization bed. The HNNCSB has two staff members who work directly in the state mental health institutions to coordinate discharge plans and ensure that housing and housing resources are in place prior to discharge. The HNNCSB is also in the process of expanding its housing for additional beds for people being discharged who require more intensive supervision than can be provided in existing community based housing.

During the past year, the state of Virginia, through direction of the Governor's Office, has created local and regional Re-Entry Councils for persons being discharged from state correctional facilities, one of which is in Newport News. Members of these Re-Entry Councils are participating in the Continuum of Care Homelessness Consortium. The Re-Entry Councils and Continuum of Care are identifying current discharge policies, establishing coordinated communications mechanisms, working with non-profit housing providers, and discussing changes to procedures that will discourage discharge of inmates into homelessness through the correctional entities. The Homelessness Consortium works in concert with the Mayors and Chairs Commission on Homelessness, which the City of Newport News chairs. City of Newport News staff members sit on Re-Entry Councils. It is anticipated that these discussions will aim at developing a coordinated discharge plan similar to the success of the discharge coordination from Virginia's mental health institutions.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

There exists a sub-category of persons and families at-risk of being homeless or requiring supportive services to avoid becoming homeless. This group includes people who are doubling up with relatives or friends, the very low income unassisted, those employed in low paying jobs, those at risk of losing jobs, those awaiting release from institutional facilities and those living from one paycheck to another. This group needs supportive services so that the downward spiral of homelessness does not begin. It is estimated that for every homeless person, another two to seven people are in danger of becoming homeless, according to the National Alliance to End Homelessness, Inc. Once individuals and families become homeless, it is difficult and expensive to return them to independent living. These groups need financial counseling assistance and other support services including food stamps, affordable medical services, employment referrals, and counseling.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

There are many elements that create barriers to affordable housing including negative effects of public policy and local housing market conditions. The City of Newport News continues to re-evaluate policies to ensure they minimize the impacts of creating affordable housing. The City's Analysis of Impediments to Fair Housing also includes a complete evaluation of administrative and zoning policies they may hinder the furtherance of affordable housing. Some of the more prevailing factors contributing to affordable housing are identified below:

Cost - Increased land, development and construction costs drive up the cost of homes creating a barrier of affordable housing.

Public Opinion - Citizens perceive it is not desirable. Builders feel it is not profitable and/or worth the trouble (i.e. regulations, lengthy review process, ordinance changes, fees etc.)

New Housing Supply - Limited land availability due to Level-of-Services (LOS) criteria and zoning limitations such as minimum lot sizes and parking requirements.

Funding - Lack of a dedicated source of local funding for the development of affordable housing.

Poor Quality of Older Housing - Many older houses on the market are not acceptable to those who could afford them due to small size and the condition of the unit.

The current Analysis of Impediments to Fair Housing for the City of Newport News identified additional local barriers that may impact housing which include:

a) Lack of an over-arching fair housing policy that establishes the foundation for a comprehensive integration policy; b) Lack of housing units available to accommodate larger families; c) Low homeownership rate among minorities; d) Inadequate supply of housing accessible to person with disabilities; e) Person with limited English proficiency may not be able to fully access federally funded services; f) City's Zoning Ordinance definition of family limits the number of unrelated persons who can live together as a cohesive household.

The 2016-2020 Consolidated Plan goals and projects will attempt to address these barriers.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

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	65	17	0	0	0
Arts, Entertainment, Accommodations	9,944	7,386	16	9	-7
Construction	2,875	3,330	5	4	-1
Education and Health Care Services	10,025	12,801	16	15	-1
Finance, Insurance, and Real Estate	2,887	3,553	5	4	0
Information	1,074	628	2	1	-1
Manufacturing	9,726	27,591	16	33	17
Other Services	2,138	2,398	3	3	-1
Professional, Scientific, Management Services	5,470	6,607	9	8	-1
Public Administration	0	0	0	0	0
Retail Trade	9,285	9,738	15	12	-3
Transportation and Warehousing	1,394	998	2	1	-1
Wholesale Trade	1,851	2,098	3	3	0
Total	56,734	77,145	--	--	--

Table 41 - Business Activity

Data Source: 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	91,415
Civilian Employed Population 16 years and over	83,374
Unemployment Rate	8.80
Unemployment Rate for Ages 16-24	24.81
Unemployment Rate for Ages 25-65	5.39

Table 42 - Labor Force

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	16,519
Farming, fisheries and forestry occupations	3,636
Service	9,519
Sales and office	20,742
Construction, extraction, maintenance and repair	8,537
Production, transportation and material moving	6,493

Table 43 – Occupations by Sector

Data Source: 2007-2011 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	63,772	73%
30-59 Minutes	18,896	22%
60 or More Minutes	4,289	5%
Total	86,957	100%

Table 44 - Travel Time

Data Source: 2007-2011 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	4,586	564	3,037
High school graduate (includes equivalency)	18,241	1,885	5,260
Some college or Associate's degree	25,522	1,879	5,804
Bachelor's degree or higher	18,030	698	2,735

Table 45 - Educational Attainment by Employment Status

Data Source: 2007-2011 ACS

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	188	470	546	976	1,610
9th to 12th grade, no diploma	2,435	1,486	1,528	3,181	2,318
High school graduate, GED, or alternative	7,808	7,158	6,599	12,548	6,359
Some college, no degree	10,967	9,444	5,773	11,324	4,104
Associate's degree	933	2,895	2,850	3,856	812
Bachelor's degree	1,750	4,749	3,608	7,028	2,001
Graduate or professional degree	170	1,591	1,825	3,850	1,706

Table 46 - Educational Attainment by Age

Data Source: 2007-2011 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	18,944
High school graduate (includes equivalency)	27,165
Some college or Associate's degree	32,187
Bachelor's degree	41,413
Graduate or professional degree	63,399

Table 47 – Median Earnings in the Past 12 Months

Data Source: 2007-2011 ACS

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

The City of Newport News has always taken great pride in expanding and attracting new businesses and by assisting existing businesses with their growth. While the City's economy is very connected to the military, many advanced manufacturing and technology-oriented companies are establishing businesses in Newport News. These firms are increasingly attracted to the city because of a combination of highly skilled workforce, exceptional quality of life, and all the benefits of a major metropolitan area at a very modest cost.

Describe the workforce and infrastructure needs of the business community:

The City's largest employers include Huntington Ingalls Shipbuilding, formally Newport News Shipbuilding; Canon Virginia, Inc.; Ferguson Enterprises, Inc.; Riverside Health System; and the U.S. Department of Defense.

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.

Newport News is very proud of its Industrial/Economic Development Authority (IDA/EDA) which serves as the economic development arm for the City. They continually put forth the effort to attract new business enterprises, both large and small into the City. Currently they are working with a developer to bring a new grocery store into the southern part of the City. Additionally, they have been working for several years to bring a mixed use development into the Southeast community. The development site encompasses 29 acres, 22 of which are developable and the initial phases of development have begun on a 19,000 square foot police precinct. Other business enterprises proposed are: a limited medical facility, a drug store, general retail/service enterprises and potentially a residential component.

The IDA/EDA was also instrumental in causing Canon to increase its manufacturing facility and stay within the City and cause several other large manufacturers like Liebherr and Continental to expand facilities and increase jobs. All these accomplishments will cause the City to continue to support our workforce development center in their efforts to work with area high schools and young unemployed adults to obtain and increase skill levels in order to be competitive and ready for new job markets.

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

Newport News offers an array of higher learning and continuing education facilities where citizens can learn a skill or trade or earn an advanced degree.

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.

The City has a very close relationship with the local workforce development center. And, a workforce development center branch is housed inside of a local community college. Some of the programs offered are initial training programs for youth but also re-training programs are

offered to more mature persons in the workforce that are out of work or substantially under employed. Newport News geographically sits in a very good location when it comes to education options. There are six colleges/universities within a 25 mile radius of the jurisdiction's boundaries. Those institutions are: Christopher Newport University, Thomas Nelson Community College, Hampton University, College of William and Mary, Old Dominion University and Norfolk State University. Both the City and workforce development center try to partner with those institutions whenever possible. And have on occasions caused special training programs to be offered when a new employer came to the City.

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

Yes, Newport News is one of the jurisdictions that participates and operates under the regional CEDS.

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.

The regional CEDS is known as Vision Hampton Roads. The goals of the strategy is to enhance regional citizenship and partnerships, developing regional economic strategies, building on the region's existing assets (waterfront), raising human capital through education and physical infrastructure. These goals mesh with the Consolidated Plan goals mainly in the areas of improving human capital and infrastructure.

Discussion

The region looks at certain initiatives globally like housing and economic development and over labor force skill level. Within the City we also look at the overall housing market, what the need is and what availability there is. We know that affordable housing is always in demand and Newport News supports that via its Housing Authority and through support of private developments applying for federal Low-Income Housing Tax Credits. And affordable housing is strongly supported with our community development dollars. Those dollars also support and facilitate economic development through a commercial loan program that will hire lower and moderate income persons.

MA-50 Needs and Market Analysis Discussion

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

Yes, there are. Concentration for this section, per HUD definition, is a geographical area where the housing issues, racial or ethnic or minority group is 10% higher than in the City overall.

Although Newport News has many positive assets the geography of the City causes some challenges, as the City is 22 miles long and only 6 miles wide at its widest point. Thus due to the age of some areas, economic factors and transportation many concentrations have been a reality for many years with no significant improvement.

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

Currently there are 44 different census tracts within the City. This number increased after the 2010 census was done. Of those 44 there are 15 that reflect areas of minority concentrations. The total population of the City per the 2012 American Community Survey is 180,831. Per a 2014 Statistical Profile Report prepared by the City's Planning Department, the racial breakout for the population is as follows: Whites 46.1 %, Blacks 39.5%, Asian 2.8%, Hispanic 7.4% and other 4.2%. Black is by far the leader in minority concentrations within the City. There are twelve census tracts within the City that reflect a concentration of Black minority concentrations and they are tracts: 301, 303, 304, 305, 306, 308, 309, 312, 313, 320.06, 322.12 and 322.25. There were only three other areas reflecting minority concentrations and they were tracts 321.26, 321.28 and 323 and it was for the Hispanic population.

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

This largest area of concentration is known as the Southeast Community or the Southeast Redevelopment Area and has our largest minority and lower income population comprised mainly of Blacks. This area generally has the lower homeownership rate and the majority of public housing is located in this area. The Southeast area of the City is roughly a five mile square generally bounded by Mercury Boulevard, the James River, the Chesapeake Bay/Atlantic Ocean and the city line adjacent to the City of Hampton. This area has the most aged housing stock and is the oldest part of the City. Also, a lack or scarcities of essential services are located in the area.

Are there any community assets in these areas/neighborhoods?

There are community assets in the area to include several public parks, the largest employer in the City, employing over 20,000 persons, the seat of the City government and courthouses. Additionally, there are historic landmarks, but the most significant asset is waterfront property surrounding three sides of the community. A few parks are located on the waterfront but the majority of the waterfront property in the area is underutilized.

Are there other strategic opportunities in any of these areas?

Some of the opportunities are being tapped. Numerous years ago the City and the NNRHA made a commitment to revitalize the area and this has been done and continues via elimination of slum and blighting conditions and rehabilitation and construction of existing and new affordable homes in the area. Also, the City has partnered with a private developer to provide new retail and commercial services in the area. Additionally, a waterfront study was done a few years ago to look at the Southeast area and the waterfront and presented some suggestions to the City for development.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The priorities set forth in the Strategic Plan are based on a survey/need assessment, market analysis and CDBG and HOME eligibility requirements. The City of Newport News will target the resources that meet program eligibility requirements, have long term impacts on low to moderate income residents and help address other federal, state and local priorities.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Table 48 - Geographic Priority Areas

General Allocation Priorities

Most of the priorities for investment for the City of Newport News are focused on meeting the needs of low-income individuals, who may be located throughout the City. Other priority for investment is meeting the comprehensive physical, social, and economic needs of the Neighborhood Revitalization Strategy Area Plan (NRSA). Adopted in 2000 and subsequently updated in 2005, this plan was developed in accordance with HUD requirements and in consultation with community stakeholders to identify a contiguous area consisting primarily of low-income residential developments. The NRSA plan encompasses the Southeast Community Redevelopment area and targeted adjacent blocks.

This Plan continues to provide certain direct benefits to revitalization efforts in the targeted area including the facilitation of mixed-income housing incorporating housing opportunities for middle income families as well as more flexible economic development assistance through the local CDBG-assisted commercial loan program.

In addition to these development opportunities facilitated by the NRSA approach, this plan continues the vision for the selected area which encompasses the many positive project initiatives, both ongoing and planned.

No revisions have been made to this plan in conjunction with the 2016-2020 Consolidated Plan. A copy of the Neighborhood Revitalization Strategy Area Plan is included in Appendix E.

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

Table 49 – Priority Needs Summary

1	Priority Need Name	Preserve Existing Housing
	Priority Level	High
	Population	Extremely Low; Low Moderate; Large Families; Families with Children; Elderly; Elderly Frail; Elderly Persons with Physical Disabilities
	Geographic Areas Affected	Citywide
	Associated Goals	Housing Preservation and Neighborhood Revitalization
	Description	
	Basis for Relative Priority	Citizen Participation, City Housing data
2	Priority Need Name	Expand Economic Development
	Priority Level	High
	Population	Extremely Low; Low Moderate; Large Families; Families with Children; Elderly; Elderly Frail; Elderly Persons with Physical Disabilities
	Geographic Areas Affected	Citywide
	Associated Goals	Preserve Existing Housing
	Description	Economic development activities consisting of loans and grants, to establish and strengthen businesses in the City thereby generating jobs
	Basis for Relative Priority	Community Survey

3	Priority Need Name	Special Needs Services
	Priority Level	High
	Population	Extremely Low; Low Moderate; Large Families; Families with Children; Elderly; Elderly Frail; Elderly Persons with Physical Disabilities
	Geographic Areas Affected	Citywide
	Associated Goals	Homeless Intervention and Special Populations Housing
	Description	Continue the support of homeless intervention programs over the next five years identified as high priorities in the Consolidated Plan
	Basis for Relative Priority	Citizen Participation, Stakeholder meetings
4	Priority Need Name	Affordable Housing
	Priority Level	High
	Population	Extremely Low; Low Moderate; Large Families; Families with Children; Elderly; Elderly Frail; Elderly Persons with Physical Disabilities
	Geographic Areas Affected	High
	Associated Goals	Increase Affordable Housing Units
	Description	Promote homeownership opportunities and the retention of owner-occupied housing units; Development of Affordable Rental Units
	Basis for Relative Priority	Citizen Participation, Stakeholder meetings

5	Priority Need Name	Homelessness
	Priority Level	High
	Population	Extremely Low; Low Moderate; Large Families; Families with Children; Elderly; Elderly Frail; Elderly Persons with Physical Disabilities
	Geographic Areas Affected	Citywide
	Associated Goals	To Reduce Homelessness
	Description	Increase community services programming
	Basis for Relative Priority	Citizen Participation, Stakeholder meetings
6	Priority Need Name	Youth Development
	Priority Level	High
	Population	Extremely Low; Low Moderate; Large Families; Families with Children; Elderly; Elderly Frail; Elderly Persons with Physical Disabilities
	Geographic Areas Affected	Citywide
	Associated Goals	Enhance Youth Development
	Description	
	Basis for Relative Priority	

Narrative (Optional)

HOME Program

Increase Access and Preserve Affordable Housing

Activities will be funded that:

- Expand the supply and improve the condition of housing to low-income households.
- Extend the useful life of existing affordable housing through rehabilitation programs.
- Leverage other public and private resources such as Low Income Tax Credit Projects.

Increase Affordable Housing

Activities will be funded that:

Expand homeownership opportunities to low to moderate first time homebuyers.

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	The high number of cost-burdened low-income households
TBRA for Non-Homeless Special Needs	The number of cost-burdened low-income non-homeless special needs households
New Unit Production	Lack of decent, safe and sanitary affordable housing
Rehabilitation	Lack of decent, safe and sanitary affordable housing
Acquisition, including preservation	Age of housing stock; Availability of properties in revitalization areas

Table 50 – Influence of Market Conditions

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

Introduction

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: \$		
HOME	Public/Federal	Acquisition, Homebuyer Assistance, Homeowner Rehab, Single-Family New Construction, Single & Multifamily rental rehab, Multifamily new construction, TBRA	\$552,866	\$190,000	\$639,323	\$1,382,189	\$2,764,378	HOME funds will be used to address affordable housing needs in the City of Newport News
CDBG	Federal, Program Income	Demolition Administration & Planning Public Service Residential Rehabilitation Economic Development Public Facilities and Improvements	\$1,122,004	\$240,000	\$72,455.77	\$1,434,459.77	\$4,488,016	These funds support the overall goals presented in the Consolidated Plan by facilitating programs including housing rehabilitation loans & grants, business loans, homeless assistance program, and other community development activities.

Table 50 - 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 City of Newport News will make reasonable efforts to leverage financial funds from private, state and local entities to address affordable housing goals. The HOME programs requires at 25% local match for any HOME funds drawn down. The City will meet its HOME match requirement through eligible non-federal sources as identified in 24CFR 92.220. These sources include but are not limited to: cash contributions from non-federal sources, forbearance of fees, donated real property, on-site and off-site infrastructure, value of donated or voluntary labor or professional services, value of sweat equity, direct cost of supportive services provided to families residing in HOME assisted units, and direct cost of homebuyer counseling services provided to families that acquire properties with HOME funds.

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

Discussion

The Newport News Redevelopment and Housing Authority (NNRHA) is participating in the Department of Housing and Urban Development's (HUD) Rental Assistance Demonstration (RAD) Program. The RAD program is a demonstration of the effectiveness of changes to long-standing regulations in the public housing program proposed in order to hopefully preserve existing public housing projects which continue to deteriorate after years of declining operating and capital subsidies.

A variety of funding sources (including local and state HOME monies, FHA financing, Federal Home Loan Bank monies, NNRHA resources and public housing funds) will be needed to undertake RAD program planning and the very costly renovations on these projects. The utilization of HOME Program monies will be used to facilitate the renovations of the public housing complexes in the City of Newport News. This work would be undertaken in connection with HUD's Rental Assistance Demonstration Program (RAD) as a prerequisite to the subsequent conversion of these properties from the public housing program to the more stable funding platform of the Section 8 Program.

SP-40 Institutional Delivery Structure – 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
Development Department	City Government	Administration	City-wide
Planning Department	City Government	Planning	City-wide
Newport News Redevelopment and Housing Authority	Public Housing Authority	Administration Subrecipient Developer	City-wide
Codes Compliance Department	City Government	Elimination of Slum & Blight - Demolition Community Revitalization Code Enforcement	Designated areas such as Southeast Redevelopment Area
Department of Engineering	City Government	Assists Codes with Demolition Efforts	Southeast Redevelopment Area
Department of Human Services	City Government	Coordination of Homeless Services, etc.	City-wide
Department of Public Works	City Government	Coordinate any Public Infrastructure	City-wide
Department of Parks, Recreation and Tourism	City Government	Coordinate some Public Facilities	City-wide
Department of Libraries	City Government	Facilitation and Coordination of Public Meetings and Dissemination of information	City-wide
Multiple Nonprofit Organizations	Private Nonprofits	Public Services, to include homelessness issues	City-wide
Multiple Nonprofit Housing Organizations	CHDOs	Provision of Affordable Homeownership	City-wide
Private Banks and Mortgage Companies	Financial Institutions	Provision of Capital to Facilitate Affordable Housing	City-wide
Local Companies	Private Industry	Facilitates Data Collection on Homeless with partial Funding of HMIS	City-wide
Local Churches	Faith Community	Assists Nonprofits in Facilitating Homeless Services	City-wide

Table 51 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The City has continues to add to its institutional delivery system over the years and made significant strides within the last 5-7 years. The Mayors and Chairs Commission has focused on homeless issues and several cities and private companies have and continue to commit financial resources. It has allowed multi-jurisdictional collaboration.

Some of the gaps that still exist are a lack of affordable housing, a lack of transitional housing for persons leaving institutions and shelters and long waiting lists for public and assisted housing eligible persons.

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	X
Legal Assistance	X		
Mortgage Assistance	X		
Rental Assistance	X	X	X
Utilities Assistance	X	X	X
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X	X	X
Other Street Outreach Services	X	X	X
Supportive Services			
Alcohol & Drug Abuse	X	X	X
Child Care	X		
Education	X		
Employment and Employment Training	X	X	
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Transportation	X	X	X
Other			

Other			
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Table 52 - 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)

The list above takes into consideration the efforts of LINK, which is the primary nonprofit service provider that deals with homeless. They offer a winter sheltering program that uses area churches to house the homeless overnight for approximately 5 months during the coldest part of the year. LINK provides client intake and is equipped to make referrals to other services that are needed if the client is willing to do what is necessary to receive assistance. LINK also coordinates with local police and Human Services personnel and the VA to deal with the specialized homeless to include veterans, families with children and unaccompanied youth.

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

In spite of positive strides that the local Community Services Board and the local Independent Living Center try to meet the needs of the mentally and physically disabled, there are still some that “fall through the cracks”. More intermediate services are needed, along with more transitional housing with onsite case managers.

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

The City will continue to look for new opportunities to form new partnerships in the community and the region. They will also continue to work with present and past supporters of the special needs population to try and assure no existing programs are dropped which would create new gaps. The City’s top management will continue the commitment to the mission of the Mayors and Chairs Regional Task Force and continue to implement those things reflected in the 10 year plan to end homelessness. The City currently has a task force working on the establishment of a Day Center for Homeless somewhere within the locality.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information (CDBG Program)

Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
Codes Clearance Demolition	2016	2020	Mon-Housing Community Development	CT's 301, 303, 304, 305, 306, 308, 309	Neighborhood Revitalization	\$900,000	Elimination of 115 dilapidated unsafe buildings in the City of Newport News. Benefits: 22,000
Economic Development	2016	2020	Non-Housing Community Development	City Wide	Economic Development	\$950,000	Jobs created/retained 25
Affordable Housing	2016	2020	Affordable Housing	City Wide, CT's 301, 303, 304, 306, 308, 310	Affordable Housing (owner)	\$1,958,195	Homeowner Housing – Rehabilitate: 100 Housing Units
Public Service	2016	2020	Non-Housing Community Development	City Wide	Homeless Intervention	\$280,000	Public Service Activities other than Low/Moderate Housing Benefit: 4,730 persons assisted
Public Service	2016	2020	Non-Housing Community Development	City Wide, CT 301	Public Service	\$171,600	Public Service Activities other than Low/Moderate Housing Benefit: 4,885 persons assisted
Public Service	2016	2020	Non-Housing Community Development	CT's 301, 304, 314, 316.01, 319.02, 320.06, 322,24, 322.26	Public Service	\$488,220	Public Service: Youth Service Benefit: 13,005 youth served
Public Service	2016	2020	Non-Housing Community Development	CT's 321.7 & 321.15	Public Service	\$75,000	Public Service: Senior Service Benefit: 100 seniors assisted

Table 53 – Goals Summary

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information (HOME Program)

Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
Preserve Affordable Housing Stock	2016	2020	Affordable Housing	City -Wide	Preserve Existing Housing	\$2,823,250	Rental Units Rehabilitated-540
						\$125,000	Owner Occupied Units Rehabilitated-5
Increase Affordable Housing Units	2016	2020	Affordable Housing	City Wide	Increase Affordable Housing	\$200,000	Downpayment/Closing Cost Assitance-25
						\$414,650	Affordable Housing Units developed by CHDO's-10

Table 54 – Goals Summary

Goal Descriptions

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):

See Table 54 (SP-45) above

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement) N/A

Activities to Increase Resident Involvements

1. Annual Scholarship Drive

2. The Authority, through its Family Investment Center (FIC) partners with the Peninsula Worklink and the Virginia Share Network to provide job readiness opportunities to public housing and voucher residents in need of resume writing, employment workshops, interviewing skills, job lead assistance and homeownership

3. The Authority's Volunteer Tax Assistance (VITA) program assists low-and moderate-income families residing in public housing with income tax assistance

4. The Authority sponsors an annual Career Expo through its Family Investment Center

5. The Family Investment Center is a designated worksite participant of the Summer Training and Enrichment Program sponsored by the City of Newport News. The purpose of the program is to provide employer-based, subsidized work experience training for youth who are currently enrolled in school, as well as out-of-school youth who may lack the necessary job skills and experience to obtain employment

6. The Family Self Sufficiency (FSS) programs provide enrollees with referrals to the Virginia Housing Development Authority (VHDA) Homeownership Educational Counseling programs

7. Annually, the Authority sponsors family workshops as it pertains to Health and Human Services, Social Services, and Educational issues such as domestic violence, health awareness agendas, and computer/technology training

Is the public housing agency designated as troubled under 24 CFR part 902?

No

Plan to remove the 'troubled' designation

N/A

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

Various factors can create barriers to affordable housing. The City of Newport News will continue to address the barriers of affordable housing. The City has taken several steps over the past several years to eradicate some of these barriers. The City developed a citizen driven comprehensive plan entitled, “Framework for the Future”. The strategies and objectives identified throughout this plan are designed to increase the availability of affordable housing Citywide.

Also, the City and NNRHA will continue its efforts to affirmatively further fair housing by continued participation in the Hampton Roads Community Housing Resource Board (HRCHRB). The seven entitlement cities in Hampton Roads have worked collectively and individually, over the past several years, to eliminate potential impediments to fair housing choice and this will continue in the upcoming fiscal year.

The City will continue its efforts to develop specific actions to eliminate barriers to affordable housing. These include amendments to long standing zoning ordinances that will allow for development of 25 foot lots in Neighborhood Conservation Districts, reduction in minimum requirements for Planned Residential Development and revisions to setback requirements that have a direct impact in encouraging land use and redevelopment efforts geared towards affordable homeownership.

Financial barriers to purchasing affordable housing remain as a result of the inability to obtain financing and to meet the down payment required by mortgage lenders. Many low-income families have excessive debt, deficient credit history, a housing cost burden, and insufficient savings for a down payment. The City will address this barrier by continuing to provide down payment assistance to eligible purchaser in the City of Newport News.

Financial barriers continue to exist for homeowners who cannot afford to rehabilitate their homes when they are not safe or livable environments. Often when these deficiencies are not addressed, the issues compound and the household cannot maintain ownership of their homes. The city will provide housing repair financing to homeowners who earn below 80% of the AMI. This assistance is provided through a combination of grants, deferred payment loans, and low interest loans.

NNRHA will continue development of additional new single-family homeownership units in a style that is consistent with the historic context of the Southeast Community and that are developed in a way that increases the affordability and sustainability of the unit. New house designs mirror the character of existing neighborhood houses while providing more modern interior features and energy efficient construction and appliances for sustainability.

SP-60 Homelessness Strategy – 91.215(d)

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Designated outreach workers (PATH program at the Community Services Board and from Veterans Affairs) conduct daily outreach to establish relationships, assess the various health and housing needs of the homeless clients, and link them to the necessary assistance programs. The most common sites for outreach are through meal programs, winter or day shelter programs, and scouting wooded areas and other areas known to the workers where homeless persons sleep.

Addressing the emergency and transitional housing needs of homeless persons

Upon intake into a housing program, provider agencies utilize comprehensive screening tools to identify all needs of each homeless person/household to develop a housing stabilization plan. The staff of these agencies conducts these full assessments within two weeks of entering shelter in order to allow time to establish trust with each person. Meetings to provide case management, life skills, employment training are held at least on a weekly basis and more often when needed.

The needs of all homeless clients are entered into HMIS and discussed at the various committee meetings in order to coordinate services with other providers within the Continuum of Care.

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

Staff members from most of the CDBG and HOME funded organizations, the City, and staff members of the Housing Broker Team and NNRHA are active participants, along with numerous other organizations, in the Continuum of Care (CoC). This forum serves as a clearinghouse for issues, including homelessness, and the evaluation of problematic cases from families requesting assistance for housing in many cases. In this regard, the Service Coordination and Assessment Network (SCAAN) comprised of CoC members, meet every two weeks to triage such cases, in order to expedite the provision of needed help.

The Veterans Administration, through the local VA Hospital, in the housing of homeless veterans is the provision of continuous counseling to these families including housing counseling which is one of the mandated components of this housing program. This service to previously homeless veterans and their families is an essential ingredient in the success of this program and helping families and individuals remain in their homes. Also, an additional 9 case manager positions were funded at the VA for working with homeless veterans to assess needs, connect them to services, and assist them in maintaining their VASH supported housing.

The Hampton-Newport News Community Services Board, under contract to the City of Newport News, provide regular outreach to persons with mental disabilities to assess needs and establish the need for permanent housing. Such efforts included recurring visits to temporary shelters, abandoned buildings, campsites and other sites where homeless individuals regularly congregated. Upon identification, CSB assists such persons into various forms of assisted housing. Inclusion into CSB sponsored case management and oversight insures a stable housing environment.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

As previously indicated, there remain a group of persons and families at-risk of being homeless or requiring supportive services to avoid becoming homeless. This group includes people who are doubling up with relatives or friends, the very low income unassisted, those employed in low paying jobs, those at risk of losing jobs, those awaiting release from institutional facilities and those living from one paycheck to another. This group needs supportive services so that the downward spiral of homelessness does not begin. It is estimated that for every homeless person, another two to seven people are in danger of becoming homeless, according to the National Alliance to End Homelessness, Inc. Once individuals and families become homeless, it is difficult and expensive to return them to independent living. These groups will need to be provided with financial counseling assistance and other support services including food stamps, affordable medical services employment referrals, and counseling.

The Hampton-Newport News Community Services Board (HNNCSB) is responsible for planning and providing community-based, public behavioral health treatment, education, and prevention services for citizens of Newport News and Hampton with mental illness, mental retardation, and substance abuse disorders. Services provided by the HNNCSB include: advocacy, program development, program funding and evaluation, preventive and educational

services, pre-admission screening, pre-discharge planning, monitoring and follow up, community alternatives to institutionalization, and coordination of existing services.

In addition, the Housing Broker Team worked with families and individuals who were homeless or facing eviction. Relationships were developed with landlords to either keep the families in place or to facilitate leases for new accommodations. Such efforts involved substantial dialogue and counseling such as budget management and securing available public assistance with the client before and after occupancy assuring continued occupancy.

SP-65 Lead based paint Hazards – 91.215(i)

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

Consistent with HUD's lead-based paint regulation 24 CFR 35, NNRHA has protective measures in place to support its policies and procedures for housing rehabilitation programs. This requires the use of lead safe practices and other actions aimed at preventing lead poisoning and applies to contractors performing renovation, repair and painting projects that disturb lead based paint in homes, child care facilities, and schools built prior to 1978. Such companies must be certified and must follow specific work practices to prevent lead contamination.

Properties purchased and rehabilitated under the Neighborhood Stabilization Program, HOME and CDBG programs (administered by NNRHA) are screened and inspected for lead-based paint. Lead-based paint hazards are mitigated through paint stabilization and abatement measures following Environmental Protection Agency (EPA) guidelines and lead safe repair work practices.

Lead-based paint hazards are mitigated through paint stabilization and abatement measures following Environmental Protection Agency's guidelines and lead safe repair work practices.

How are the actions listed above related to the extent of lead poisoning and hazards?

Lead-safe work practices will be carried out in accordance with HUD regulations. For all structures constructed prior to 1978, all work performed on areas that potentially contain lead-based paint shall be tested for lead-based paint. If lead-based paint is positively identified, treating or removing the lead-based paint in disturbed areas, including interim/and or abatement of lead-based paint and lead-safe work practices, will be incorporated into the project. Clearance testing is also conducted after the rehabilitation process to ensure a safe environment for programs participants and therefore, reduce lead paint hazards within the community.

NNRHA's lead certified staff conduct inspections during rehabilitation of properties and Housing Quality Standard inspections. Each tenant/homeowner is provided information pertaining to the recognition of lead hazards in their homes as well as the EPA's pamphlet "Protect Your Family from Lead in Your Home".

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

NNRHA strictly enforces the application of the EPA rule dated April 22, 2010. In keeping with this rule NNRHA requires its staff to attend related EPA training and that all new and existing contractors provide documentation that they have been duly certified by EPA to undertake lead

abatement work.

NNRHA requires the use of lead-safe practices and other actions aimed at preventing lead poisoning and applies to contractors performing renovation, repair and painting projects that disturb lead-based paint in homes, child care facilities, and schools built prior to 1978. Such companies must be certified and must follow specific work practices to prevent lead contamination. In keeping with this rule, NNRHA requires its staff to attend related EPA training and that all new and existing contractors provide documentation that they have been duly certified by EPA to undertake lead abatement work.

SP-70 Anti-Poverty Strategy – 91.215(j)

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

In order to reduce the number of poverty level families in Newport News, the City and NNRHA continually review alternatives and assistance, such initiatives include small business loans, commercial infrastructure development, community safety initiatives, and programs to economically empower public housing residents.

The NNUDAG commercial loan program will continue to assist businesses with low interest loans for existing businesses and new start-ups. Through this program, jobs will continue to be provided for low-income individuals and minorities. The City will also continue to actively market the Micro-loan Program that was created to fund struggling smaller businesses to generate and stabilize job opportunities while contributing to the elimination of poverty in the Southeast Community. It is anticipated most Micro-Loan recipients will be lower income.

The Enterprise Zone program incentives in the southern part of the City continues to spur growth by assisting existing businesses to more easily expand under the economic incentives of the Enterprise Zone. This ongoing program will allow the City to assist new and existing businesses in the area, and create additional jobs for low- and moderate-income people. The City continues to inform businesses about the other Enterprise Zones in the mid-part and North End of the City. The benefits available to businesses in the mid-city zone are to encourage job creation and improvements of existing properties. The benefits in the North zone are targeted mainly to new firms, so as to urge them to relocate to Newport News. The common objective in all the zones is job creation for low- and moderate-income people.

The NNRHA operates the Family Investment Center (FIC) to serve the educational and vocational needs of public housing residents. This facility includes a modern computer training facility to provide employment skills for public housing residents. Also, the Authority's Family Self-Sufficiency (FSS) program has actively promoted independence for Housing Choice Voucher clients. Participants in the FSS Program receive escrowed funds in lieu of rent increases, which can ultimately be used to purchase a home, or toward further education.

Additionally, the OHA continues to have an employment assistance program along with other nonprofit organizations in the majority low income area of the City. Many of these nonprofits work with the Virginia Employment Commission and are designated Supplemental Nutrition Assistance Program (SNAP) sites.

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

All efforts mentioned above are considered a part of this plan.

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

Community Housing Development Organization (CHDO) & HOME Monitoring

The City of Newport News has a well-developed program administration capability and a grant monitoring mechanism has been in place for many years for monitoring of the CDBG and HOME programs. The overall monitoring of these program falls under the responsibility of the Business Development Specialist with input and assistance from the Administrative Services Manager, Financial Services Administrator and the Senior Administrative Assistant, all of whom are in the City's Department of Development. The procedures and guidelines followed in monitoring mirrors those developed by HUD.

Since the programs' inception, the City has entered into an annual administrative contract with the Newport News Redevelopment and Housing Authority for the administration, management, implementation, monitoring and compliance for the CDBG and HOME programs.

NNRHA staff are responsible for the oversight, management and monitoring of the subrecipient contracts that fall under their purview. Program requirements for the City's affordable housing programs are incorporated into contracts, deed restrictions and loan documents to ensure compliance. Program requirements include those established by federal regulations for both the CDBG and HOME programs.

Each year CDBG funds are allocated to non-profit agencies on a competitive basis. Contracts are executed between the Authority and the subrecipient agency indicating the type of service(s) to be provided, contract amount and time frame. The contract begins July 1 and ends June 30 unless the Authority grants an extension. Extensions are granted only if the agency shows that substantial progress is being achieved. If funds are not extended during the fiscal year time frame and no extension has been granted, the funds are recaptured to be utilized for other pressing CDBG initiatives. Program and fiscal staff from the Authority monitor each agency on a yearly basis to determine if they are in compliance with HUD's regulations and guidelines.

HOME assisted projects are also monitored onsite by housing staff members. This monitoring includes:

- Entrance interview with key staff involved in conducting the activity;
- Review all pertinent subrecipient files, including any third party contractor files, for necessary documentation;
- Interview appropriate staff and/or employees of the subrecipient organization, third party contractor staff, program clientele, and interested citizens to discuss the sub-recipients performance;
- Visit the project site(s) or a sampling of the projects being conducted;
- Discuss with the subrecipient any discrepancies resulting from the review of files, interviews, and site visits;
- Exit interview with the appropriate staff and staff of the sub-recipient organization to discuss the findings of the monitoring visit.

City staff meets with NNRHA on a bi-weekly basis to review program progress. Actual program accomplishments compared to projections included in the Action Plan are also reviewed quarterly.

Monitoring Results

An official report summarizing the results of the monitoring visit will be sent to the authorized agency official (Executive Director, Supervisor, etc.) within 30-60 days of the initial monitoring visit. Copies of supporting documentation that corrective action has taken place will be required. Additional time for corrective action may be allowed on a case-by-case basis. Failure by subrecipients to correct deficiencies may result in funds being withheld and possible restrictions and/or future denial of request for proposal/appropriations.

In addition to the subrecipient agreements, the City enters into a developer agreement when NNRHA is the direct recipient of HOME funds. Under these agreements, the City conducts on-site review of tenant files to ensure compliance with HUD income and rent limit requirements, a review of property management practices and procedures including marketing and outreach services and the physical inspection of a properties being assisted.

Expected Resources

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

Introduction

The following financial resources are identified in the Five (5) Year Consolidated Plan and are anticipated to be received to address the priority needs and specific objectives identified in the City of Newport News FY 2016-2020 Consolidated and Action Plan.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	Public/Federal	Acquisition, Homebuyer Assistance, Homeowner Rehab, Single Family New Construction, Single & Multifamily rental rehab, Multifamily new construction, TBRA	\$552,866	\$190,000	\$639,323.00	1,382,189	2,764.378	HOME funds will be used to address affordable housing needs in the City of Newport News
CDBG	Federal, Program Income	Demolition Administration & Planning Public Service Residential Rehabilitation Economic Development Public Facilities and Improvements	\$1,122,004	\$240,000	\$72,455.77	\$1,434,454.77	\$4,488,016	These funds support the overall goals presented in the consolidated plan by facilitating programs including housing rehabilitation loans & grants, business loans, homeless assistance program, and other community development activities.

Table 55 - Expected 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

As mentioned in the Strategic portion of this plan, the City of Newport News will make reasonable efforts to leverage financial funds from private, state and local entities to address affordable housing goals. The HOME programs requires at 25% local match for any HOME funds drawn down. The City will meet its HOME match requirement through eligible non-federal sources as identified in 24CFR 92.220. These sources include but are not limited to: cash contributions from non-federal sources, forbearance of fees, donated real property, on-site and off-site infrastructure, value of donated or voluntary labor or professional services, value of sweat equity, direct cost of supportive services provided to families residing in HOME assisted units, and direct cost of homebuyer counseling services provided to families that acquire properties with HOME funds.

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

Discussion

As indicated in the Strategic Plan portion, The Newport News Redevelopment and Housing Authority (NNRHA) is participating in the Department of Housing and Urban Development's (HUD) Rental Assistance Demonstration (RAD) Program along with the state's Low-Income Housing Tax Credit Program. The RAD program is a demonstration of the effectiveness of changes to longstanding regulations in the public housing program proposed in order to hopefully preserve existing public housing projects which continue to deteriorate after years of declining operating and capital subsidies.

A variety of funding sources (including local and state HOME monies, FHA financing, Low-Income Housing Tax Credits, Federal Home Loan Bank monies, NNRHA resources and public housing funds) will be needed to undertake RAD program planning and the very costly renovations on these projects. The utilization of HOME Program monies will be used to facilitate the renovations of the Brighton and Cypress Terrace public housing complexes in the City of Newport News. This work would be undertaken in connection with HUD's Rental Assistance Demonstration Program (RAD) as a prerequisite to the subsequent conversion of these properties from the public housing program to the more stable funding platform of the Section 8 Program.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives Goals Summary Information

Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
Administration	2015	2016	N/A	N/A	N/A	CDBG \$272,401	N/A
						HOME \$55,287	N/A
Codes Clearance Demolition	2015	2016	Non-Housing Community Development	CT's 301, 303, 304, 305, 306, 308 & 309	Neighborhood Revitalization	CDBG \$180,000	Elimination of 23 dilapidated, unsafe buildings in the City of Newport News Benefits : 22,000 People
Public Facilities & Improvements	2015	2016	Non-Housing Community Development	CT 304	Neighborhood Revitalization	CDBG 125,000	Renovations of Community Center
Economic Development	2015	2016	Non-Housing Community Development	City Wide	Economic Development	CDBG \$190,000	Jobs created/retained : 5 jobs
Preserve Affordable Housing	2015	2016	Affordable Housing	City Wide , CT's 301,303, 304, 306, 308, 310	Affordable Housing (owner)	CDBG \$391,639	Homeowner Housing: Rehabilitate : 20 Housing Units
						HOME \$564,650	108 Rental Units
Public Service	2015	2016	Non-Housing Community Development	City Wide	Homeless Intervention	CDBG \$56,000	Public Service Activity other than Low/Moderate Housing Benefit: 946 Persons Assisted
Public Service	2015	2016	Non-Housing Community Development	City Wide. CT 301	Public Service	CDBG \$34,320	Public Service Activity: Other Benefit: 977 persons assisted
Public Service	2015	2016	Non-Housing Community Development	CT's 301, 304, 314, 316.01,319.02, 320.06, 322.24, 322.26	Public Service	CDBG \$97,644	Public Service: Youth Services Benefit: 2,601 persons assisted
Public Service	2015	2016	Non-Housing Community Development	CT 321.7 & 321.15	Public Service	CDBG \$15,000	Public Service: Senior Service Benefit: 20 persons assisted
Increase Affordable Housing Units	2015	2016	Affordable Housing	City-Wide	Create decent affordable Housing	HOME \$122,930	5 Households assisted with direct financial assistance; 2 CHDO single family homes developed and sold to low income buyers

Table 56 – Goals Summary

Projects

AP-35 Projects – 91.220(d)

Introduction

During Funding Years 2016-2020, the City of Newport News will undertake the following projects to implement priorities identified in the Five Year Consolidated Plan. AP-38 of this Annual Action Plan gives a summary of the specific activities that will be funded during the Funding Year 2015-16.

Projects

Project Name	Target Area	Goal Supported	Needs Addressed	Description
HOMEbuilder	Southeast	Affordable Housing (Owners)	Affordable Housing	New Single Family Homes available to low income first time homebuyers
HOMEdpa	City-wide	Affordable Housing (Owners)	Affordable Housing	Downpayment & closing cost assistance provided to first time homebuyers
HOMEplace	City-wide	Affordable Housing (Owners/Renters)	Affordable Housing	Rehabilitated properties available to low income first time homebuyers
HOMEcare	City-wide	Affordable Housing (Owners)	Affordable Housing	Low-interest loan program for owner occupied rehabilitation
Homevestor I	City-wide	Affordable Housing (Renters)	Affordable Housing	Provide grants and loans to owners of rental properties for the rehabilitation of single family affordable rental units
HOMEvestor II	City-wide	Affordable Housing (Renters)	Affordable Housing	Provide grants and loans to owners of rental properties for the acquisition or rehabilitation of multi-family affordable rental units
CHDO	City-wide	Affordable Housing (Owners/Renters)	Affordable Housing	Provide assistance to qualified CHDO's with the acquisition, development or sponsorship of affordable housing units
HOME-TBRA	City-wide	Affordable Housing (Renters)	Affordable Housing	Provide low income households with tenant based rental assistance
Administration & Planning	N/A	Administration	Affordable Housing	Provides for HOME program's planning, marketing and monitoring costs.

Table 57 - Projects

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

In identifying priorities in the City of Newport News, the City uses a ranking system to determine needs as low or high. In ranking needs, the City will take into consideration information from the Needs Assessment, Statistical data, citizen participation process and agency consultation. The City takes in account the funding available, the target areas with the most need for assistance and the type of activities that will best address those needs to determine geographical allocations.

The priority ranking system is as follow:

- High Priority - Severe level of need: Should be addressed immediately with current & anticipated resources
- Low Priority - Low level of need: Should be addressed if/when or additional or future resources become available

The City utilizes its HOME and CDBG funds to the fullest extent to assist in meeting the needs of low moderate income families in the City of Newport News. Private and public funds are leveraged to increase the resources available to address the most pressing needs in the City.

AP-38 Project Summary

Project Summary Information - HOME

Priority	Project	Accomplishment	HOME (\$)
Affordable Housing (owners)	Down payment and closing cost assistance to buyers under 80% AMI	Assist up to 5 homebuyers	\$40,000
	Provide owner occupied rehabilitation	Assist 1 homebuyer	\$25,000
	Assist qualified CHDO's with the acquisition, development or sponsorship for affordable housing	Develop 2 units for low income homebuyers	\$82,930
	Acquisition, development, rehabilitation or preservation of multi-family rental housing	Develop 108 rental units	\$539,650
Total Affordable Housing			\$687,580
Administration and Planning			
AD – Administration and Planning			\$55,287
Total Administration and Planning			\$55,287
FY 2015 Total Entitlement Funds			\$742,867

Table 58 – HOME Project Summary

AP-38 Project Summary

Project Summary Information – CDBG

Priority	Project	Accomplishment	CDBG (\$)
Affordable Housing (owners)	<u>Emergency Home Repair</u> - Assistance to low/income homeowners up to \$8,000.	Approximately 14 homeowners will receive emergency repairs funds this period.	\$96,000
	<u>Open House Program</u> - Assistance to low/income individuals having severe or permanent disabilities up to \$8,000.	Approximately 4 individuals will be assisted under this program.	\$32,000
	<u>CDBG Single Family Rehabilitation Program</u> – Program will address the need, especially in the Southeast area to undertake more extensive renovations of structures occupied by or to be occupied by income eligible families or individuals.	Approximately 2 homes will be rehabbed under this program.	\$69,639
	<u>Program Delivery</u> - Funds to administer the rehab programs		\$194,000
Total Affordable Housing			\$391,639
Public Services			
PS – Public Services – Homeless Intervention	<u>Clean Comfort</u> - Funds to provide supportive services for the homeless population (showering facilities, clean clothing and referral services.	Provide services to approximately 229 persons	\$16,500
	<u>PORT</u> - People Offering Resources Together – Funds to provide operating expenses (salaries) to assist LINK (a non-profit organization) to provide shelter and food to homeless people from November 2014 to March 2015.	Provide services to approximately 539 people	\$13,000

Priority	Project	Accomplishment	CDBG (\$)
PS – Public Services – Homeless Intervention	<u>Domestic Violence</u> – Funds will be provided for operation support (salaries) for a 29 bed emergency shelter for domestic violence victims	Provide services to approximately 168 people	\$21,500
	<u>Menchville House Ministries</u> - Funds to assist this non-profit organization with operating funds (salary) for a facility to be utilized as a shelter providing housing to clients in crisis situations.	Provide services to approximately 179 people	\$5,000
PS-Public Service	<u>Housing Counseling</u> - To provide housing counseling services to homeowners and prospective homeowners.	Provide services to approximately 132 people	\$12,160
	<u>Boys & Girls Clubs of the VA Peninsula</u> - To assist this non-profit agency with operating funds for administration of the safe children and life enhancement programs.	Provide services to approximately 2,555 youth.	\$78,000
	<u>In-Agape Family Life & Educational Center</u> - Operational expenses (salaries) for educational services assisting youth ineligible to attend public school for various behavior reasons which allows the youth to remain current with school assignments and gain assistance/tutoring during program hours.	Provide services to approximately 46 youth	\$19,644
	<u>Freedom Outreach Center</u> -Provide operational costs for services provided by a neighborhood volunteer outreach center providing services to former inmates and young adults exhibiting the potential for entry and/or re-entry into the criminal justice system.	Provide services to approximately 539 people	\$11,000

Priority	Project	Accomplishment	CDBG (\$)
PS-Public Service	<u>Good Seed Good Ground</u> - Funds (salaries) will be provided to administer employment programs for adults and at-risk youth.	Provide services to approximately 306 people	\$11,160
	<u>Peninsula Agency on Aging</u> –Meals on wheels for approximately 20 frail homebound seniors in 5 Newport News income based facilities.	Provide services to approximately 20 seniors	\$15,000
Total Public Services			\$202,964
Public Facilities Improvements			
PF – Public Facilities Improvements	Renovations at the Marshall Courts Community Center.	Provide services to approximately 200 people	\$125,000
Total Public Facilities Improvements			\$125,000
Clearance			
Demolition	Demolition and removal of unsafe vacant structures in the Southeast Area of the City of Newport News.	Provide services to remove approximately 23 unsafe houses	\$180,000
Total Clearance Activities			\$180,000

Priority	Project	Accomplishment	CDBG (\$)
ECD - Economic Development	Promote job creation within the community as well as entrepreneurial initiatives, small business expansion, and training for jobs that offer upward mobility.	To create/retain 5 jobs	\$142,500
	Program Delivery		\$47,500
Total Economic Development			\$190,000
Administration and Planning			
AD – Administration and Planning	NNRHA-Oversight, management, monitoring & coordination of the Community Development Block Grant Program to include program planning.	N/A	\$241,689
AD - Administration	City of Newport News-Administrative budget for the City’s Department of Development for monitoring, and oversight responsibilities for the Community Development Block Grant Program.	N/A	\$22,712
	Fair Housing-Services to ensure fair housing practices are being implemented in the City of Newport News.	N/A	\$8,000
Total Administration and Planning			\$272,401
FY 2015 Total Entitlement Funds & Estimated Program Income			\$1,362,004

Table 59 – CDBG Project Summary

AP-50 Geographic Distribution – 91.220(f)

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

Geographic Distribution

Target Area	Percentage of Funds

Table 60 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Discussion

As notes in the SP-10 of this document, most of the priorities for investment for the City of Newport News are focused on meeting the needs of low-income individuals, who may be located throughout the City. Other priority for investment is meeting the comprehensive physical, social, and economic needs of the Neighborhood Revitalization Strategy Area Plan (NRSA). Adopted in 2000, this plan was developed in accordance with HUD requirements and in consultation with community stakeholders to identify a contiguous area consisting primarily of low-income residential developments. The NRSA plan encompasses the Southeast Community Redevelopment area and targeted adjacent blocks.

A copy of the Neighborhood Revitalization Strategy Area Plan is included in Appendix E.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

One Year Goals for the Number of Households to be Supported	CDBG	HOME
Homeless	0	0
Non-Homeless	20	116
Special-Needs	0	0
Total	20	116

Table 61 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	CDBG	HOME
Rental Assistance	0	0
The Production of New Units	2	7
Rehab of Existing Units	18	109
Acquisition of Existing Units	0	0
Total	20	116

Table 62 - One Year Goals for Affordable Housing by Support Type

Discussion

AP-60 Public Housing – 91.220(h)

Introduction

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

Each year NNRHA is required to submit a Public Housing Agency (PHA) Plan to HUD. The PHA Plan is a comprehensive guide to public housing agency policies, programs, operations, and strategies for meeting local housing needs and goals. Physical needs assessments for the properties are performed and used to enable the Authority to better assess the capital needs of its portfolio and assist in the capital planning of public housing renovations. As earlier noted, because of reduced capital funding by HUD, these funds are inadequate in addressing the backlog of deferred maintenance. Assuming level capital improvement funding, planned housing rehabilitation and development activities for NNRHA public housing communities over the next five years include:

- | | |
|--|--|
| Marshall Courts: | Continue the phased renovations for the removal of mansard roofing and exterior renovations, new windows, new lighting, the construction of new porches, replacement of plumbing fixtures and water heaters, replacement of HVAC equipment, renovations to the kitchens including new cabinets and appliances, new flooring throughout the units |
| Aqueduct: | HVAC replacement and exterior door replacement |
| Ridley Circle: | HVAC replacement |
| Lassiter Courts: | HVAC replacement |
| Cypress Terrace, Brighton, Oyster Point: | Conversion of existing public housing property to private ownership using HUD's new Rental Assistance Demonstration (RAD) program using Low Income Housing Tax Credit (LIHTC) in order to comprehensively renovate the properties |
| Pinecroft: | Interior renovations |

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

The Authority encourages public housing residents to become more involved in management and participate in homeownership by sponsoring workshops with concentrations on money management/financial literacy, improvement of personal financial planning to build productive assets and self-sufficiency. Also, through community partnerships, the Authority works with state and local homeownership agencies to provide public housing residents with resources needed in understanding the homeownership process such as mortgage lending and preparing for the responsibilities of homeownership.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance N/A

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

Introduction

The amelioration of homelessness continues to be an important priority in the City of Newport News, which is particularly critical in this current economy. The primary areas of need are additional affordable housing units, shelter assistance for homeless victims of domestic violence and for those with special needs. The City will continue to support these needs through the CDBG and HOME funds during the current program year.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

The City of Newport News is committed to the action items within the Ten Year Plan to End Homelessness. Through its continued leadership of the six regional jurisdictions participating in the Mayors and Chairs Commission on Homelessness, and its participation in the regional Greater Virginia Peninsula Homelessness Consortium, the City of Newport News will focus during the next Action Year on the following Ten Year Plan Action items:

- Expansion of permanent supported housing units for chronically homeless individuals and families through applications to the new Virginia’s Permanent Supportive Housing (PSH) fund and Housing Trust Fund available through DHCD.
- Establishment of a regional Coordinated Prevention Resource Team – bringing together entities and organizations with existing prevention funds, to develop a more coordinated strategy for homeless prevention while using the lessons learned from the \$1.3 million in regional HPRP resources and partners.
- Expansion of the regional SSI/SSDI Outreach, Access, and Recovery (SOAR) Team.
- Expansion of efforts with the newly established Virginia Correctional Re-Entry Councils to address the coordination of discharge policies and practices from correctional facilities and expand housing options for those discharged.
- Funding support for a regional Central Intake Process and implementation of system-wide Housing Barrier Screening.
- Refinement of the responsibilities of the Housing Broker Team to align with needs and gaps identified by the Continuum of Care and Services Coordination and Assessment Network.
- Completion of organizational changes made to align the regional Continuum of Care Council – now the Greater Virginia Peninsula Homelessness Consortium to meet the requirements of the Hearth Act. The GVPHC is in the process of developing the entity to become the Unified Funding Agency.

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Three churches in downtown Newport News provide assistance to the unsheltered homeless. St. Vincent's Catholic Church provides lunch each Monday through Friday and supplies a "takeout" bag lunch on Friday to be eaten on Saturday. St. Paul's Episcopal Church operates a soup kitchen on Saturdays and Sundays. Calvary Revival Church Peninsula serves breakfast each Saturday. The Salvation Army operates a "soup van" Monday through Friday at 7:15 PM, which serves supper at Jefferson Avenue and 28th Street in the Southeast Community.

The Foodbank of the Virginia Peninsula distributes foods effectively through collaborative efforts that minimizes hunger, promotes nutrition and self-reliance through education. The Foodbank service area consists of cities of Newport News, Hampton, Williamsburg, Poquoson and the counties of Gloucester, Matthews, James City, York and Surry.

Living Interfaith Network of Hampton Roads, Inc. (LINK) is a faith-based, non-profit, volunteer supported organization which provides direct service and advocacy to the homeless and underserved individuals and families including: 1) the terminally ill, 2) physically and mentally disabled, 3) HIV/AIDS infected/affected, 4) elderly and 5) persons living in poverty. The organization's volunteers include interfaith congregations, volunteers from local universities, colleges, civic organizations, government agencies, businesses and community members from the greater Hampton Roads region. LINK's philosophy is to partner with local jurisdictions to be an advocate for all persons of low income and/or those who live in poverty.

Addressing the emergency shelter and transitional housing needs of homeless persons

Targeted Housing and Community Development funds are used primarily to address the emergency needs of the homeless in Newport News as identified in the Continuum Plan. CDBG funds are used to maintain the existing level of emergency homeless services for families. Initiatives include the Clean Comfort Program, Transitions Family Violence Services Shelter, LINK's PORT Program and the Menchville House Group Home. Such assistance is provided in order to maintain current levels and to avoid the creation of new service gaps. When possible, the network of nonprofits serving special needs populations will be supported and utilized to provide the necessary services to the targeted groups. These nonprofit organizations include Transitions Family Violence Services, Hampton-Newport News Community Services Board (H-NNCBS) and CANDII.

CDBG funds will be utilized by the Transitions Family Violence Services shelter, a facility for homeless families and children who are victims of domestic violence. The location of the Transitions shelter for victims of domestic violence cannot be disclosed. The Living Interfaith Network (LINK) also provides extension eviction prevention funding using faith community

donations. CDBG funds will assist a volunteer temporary sheltering program, called PORT (People Offering Resources Together), which is supported by area churches and administered by LINK. These various programs provide the initial service components to homeless families and individuals.

CDBG funds will again be provided to Menchville House, a non-profit homeless provider, to assist with their Menchville House Group Home. Menchville House provides transitional housing to women and children in crisis/homeless situations.

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

The numbers of chronic homeless individuals identified during the Point in Time count decreased between 2013 and 2014 but increased by 28 in 2012. However, 13 of these were from one family. The overall numbers of chronically homeless individuals and families have steadily decreased over the past decade as the GVPHC focused new project funding on permanent supported housing for people who are chronically homeless. All new HUD resources have been allocated to projects serving this difficult to serve population.

The region participated in the 100,000 Homes Campaign and identified medically vulnerable individuals, most of whom were also chronically homeless. This campaign has added another tool to use in focusing rapid rehousing funds to move these individuals into permanent housing. This list will continue to be used to reduce the number of chronically homeless individuals who also rank high on the Vulnerability Index.

A new project began providing scattered site apartments for the chronically homeless. This project serves 8 people. In addition, a new project is proposed in the current HUD CoC funding round to serve another 8 chronically homeless persons.

At least one project for 3 new apartment units was applied for the new Virginia Permanent Supported Housing fund administered by DHCD. The units will target chronically homeless individuals and families.

In addition, an increase of over 10% in the Shelter Plus Care grant, which the NNRHA and Hampton-Newport News Community Services Board partner in administering, offers the opportunity to expand the current number of households served through that funding source in the next Action Year.

At least two projects are in the development stage for the new Virginia Housing Trust Fund round of funding. One will propose a new regional prevention and rapid rehousing fund and the other an expansion of an existing multifamily apartment complex that prioritizes homeless individuals and families.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

The Community Service Board, LINK, Veterans Administration, OHA and Transitions Family Violence Center are just some of the numerous organizations that help coordinate a multi-jurisdictional and multi-agency effort to develop and update a regional Continuum Plan. The plan addresses the full spectrum of services available to the homeless and the gaps in an effort to move them into the mainstream of community life. The City and NNRHA have taken an active role in the Continuum Council and Task Force.

The local Community Services Board provides extensive counseling and outreach to persons with disabilities in an effort to stabilize their condition and housing situations. The organization provides transitional and permanent housing programs to persons with mental disabilities, and persons in substance abuse recovery. These programs are provided in buildings built and financed by the NNRHA, properties assisted with HOME funds and other private residences throughout the City.

Due to the state's coordinated discharge policies for persons with mental illnesses, the community currently has a cohesive Discharge Coordination Policy for this targeted population. Discharge planning is the requirement of the 40 state Community Services Boards, such as the Hampton-Newport News Community Services Board, and begins prior to admission to the state institution or crisis stabilization bed. The H-NNCSB has two staff members who work directly in the state mental health institutions to coordinate discharge plans and ensure that housing and housing resources are in place prior to discharge. The H-NNCSB is also in the process of expanding its housing for additional beds for people being discharged who require more intensive supervision than can be provided in existing community-based housing.

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

Introduction:

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

Discussion:

The City of Newport News will resume efforts to address the barriers of affordable housing in Funding Year 2015 - 2016.

The City and NNRHA will continue its efforts to affirmatively further fair-housing by continued participation in the Hampton Roads Community Housing Resource Board (HRCHRB). The seven entitlement cities in Hampton Roads have worked collectively and individually over the past several years to eliminate potential impediments to fair-housing choice and this will continue in the upcoming fiscal year.

The City will continue its efforts to develop specific actions to eliminate barriers to affordable housing. These include amendments to long standing zoning ordinances that will allow for development of 25 foot lots in Neighborhood Conservation Districts, reduction in minimum requirements for Planned Residential Development and revisions to setback requirements that have a direct impact in encouraging land use and redevelopment efforts geared towards affordable homeownership.

Financial barriers to purchasing affordable housing remain as a result of the inability to obtain financing and to meet the down payment required by mortgage lenders. Many low-income families have excessive debt, deficient credit history, a housing cost burden, and insufficient savings for a down payment. The City will address this barrier by continuing to provide down payment assistance to eligible purchaser in the City of Newport News.

Financial barriers exist for homeowners who cannot afford to rehabilitate their homes when they are not safe or livable environments. Often when these deficiencies are not addressed, the issues compound and the household cannot maintain ownership of their homes. The city will provide housing repair financing to homeowners who earn below 80% of the AMI. This assistance is provided through a combination of grants, deferred payment loans, and low interest loans.

NNRHA will continue in the upcoming funding year with the development of additional new single-family homeownership units in a style that is consistent with the historic context of the Southeast community and that are developed in a way that increases the affordability and sustainability of the unit. New house designs mirror the character of existing neighborhood houses while providing more modern interior features and energy efficient construction and appliances for sustainability.

AP-85 Other Actions – 91.220(k)

Introduction:

Actions planned to address obstacles to meeting underserved needs

Actions planned to foster and maintain affordable housing

Actions planned to reduce lead-based paint hazards

Actions planned to reduce the number of poverty-level families

Actions planned to develop institutional structure

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

Discussion:

The housing and community development needs assessment that is a part of the Consolidated Plan provides a basis for identifying obstacles to meeting underserved needs in the community. Many of these obstacles were also identified in the stakeholder meetings that were part of the consolidated planning process. The following are challenges for the City of Newport News in underserved needs identified in the Plan.

Affordable Housing:

- Downturn in housing market
- More demand for rental housing
- Lower-income households with less owner and rental housing options
- Housing conditions, especially for rental stock, needing improvement

Economy:

- Economic downturn
- Poverty rising even before downturn
- Affordable housing and transportation access to job growth

Services:

- Neighborhood property conditions and crime/safety issues
- Demand for housing and services from growing senior population
- Multiple obstacles and barriers facing people in poverty

Resources:

- Decline in resources from US Department of Housing and Urban Development as well as local and state funding
- The objectives included in the City Strategic Plan are intended to help overcome these obstacles to the extent possible with available resources.

Program Specific Requirements

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

Introduction:

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

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table 57. 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	\$72,455.77
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	\$72,455.77

Other CDBG Requirements

1. The amount of urgent need activities	0
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**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(I)(2)**

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

- A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254 is as follows: The City of Newport News uses Recapture Provisions in all HOME mortgages and liens. Assistance is provided as

a grant, soft second, deferred payment and zero interest loans.

The Recapture Guidelines are located in Appendix G. ** These guidelines are subject to review and approval by HUD**

- A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows: The City has applied affordability periods consistent with HUD Regulations 24 CFR 92.254(a)(4):

Amount of HOME Assistance	Affordability Period
\$1,000-\$14,999	5 years
\$15,000-\$40,000	10 years
Amounts over \$40,000	15 years

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

Discussion:

There are no plans during the upcoming year to refinance existing debt secured by multifamily housing.

Appendix - Alternate/Local Data Sources

1	Data Source Name Maplebrook
	List the name of the organization or individual who originated the data set. NNRHA
	Provide a brief summary of the data set. Analysis of existing housing and land use and a survey of residents regarding priority needs.
	What was the purpose for developing this data set? Neighborhood needs study
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population? One certain population
	What time period (provide the year, and optionally month, or month and day) is covered by this data set? 2005 - 2009
	What is the status of the data set (complete, in progress, or planned)? Complete

APPENDIX A

FORMS & CERTIFICATIONS

APPENDIX B

PUBLIC REVIEW & COMMENTS



COMMONWEALTH OF VIRGINIA

2859739

CITY OF NEWPORT NEWS

This day, personally appeared before me, George Hunt, and made oath as follows:

1. He/ She is employed in the Office Services Department of the Daily Press, LLC, a newspaper publishing company in the City of Newport News, Virginia.
2. The attached advertisement was published for 1 insertion(s) in the Daily Press on the following dates:

Nov 23, 2014

George Hunt
Signature of Affiant

11/24/2014
Date

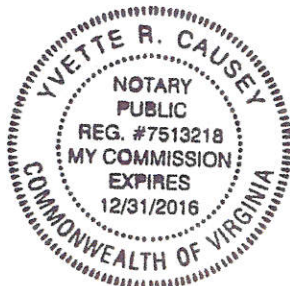
Subscribed and sworn to before me:

This 24th day of November 2014

My commission expires: December 31, 2016

Yvette R. Causey
Signature of Notary Public

Registration Number: 7513218



PUBLIC MEETING/CITIZEN COMMENT NOTICE
CITY OF NEWPORT NEWS
2016-2020 FIVE YEAR CONSOLIDATED HOUSING & COMMUNITY DEVELOPMENT PLAN
2015-2016 ANNUAL ACTION PLAN & CITIZEN PARTICIPATION PLAN

The City of Newport News Consolidated Plan for Housing and Community Development and Annual Action Plan is a planning requirement of the Department of Housing & Urban Development (HUD) for receipt and use of Community Development Block Grant (CDBG) and HOME Investment Partnerships Program funds.

The Consolidated Planning process allows the City to determine community needs in order to provide decent housing; establish and maintain a suitable living environment and expand economic opportunities, particularly for low- and very low-income persons.

The City is seeking citizen input to identify housing, economic, and community development priorities. The City will sponsor two public meetings to be held on:

- Thursday, December 11, 2014 at 1:00 pm. at Denbigh Community Center, 15198 Warwick Blvd., Newport News, VA 23608
- Thursday, December 11, 2014 at 5:30 pm., at Pearl Bailey Library, 2510 Wickham Ave., Newport News, VA 23607

CDBG funds must be used in accordance with the following HUD Broad National Objectives:

1. Activities that will benefit low and moderate income persons;
2. Activities that aid in the prevention or elimination of slums or blight; and
3. Activities that meet needs having a particular urgency.

HOME Funds must be used in accordance with the following major program objectives:

1. Expansion of the supply of decent, safe, sanitary and affordable housing;
2. Strengthening of the ability of state and local governments to provide housing; and
3. Expansion of the capacity of non-profit, community-based housing development organizations.

Applications to request funding will be available at the Newport News Department of Development, 2400 Washington Avenue, 3rd floor or Newport News Redevelopment and Housing Authority office located at 227 27th Street, Newport News, Virginia or by emailing tclark@nnva.gov. Applications must be received on or before Friday, January 16, 2015 at 5:00 p.m.

If you cannot attend one of the above public meetings, you can provide input by completing a community needs assessment survey by contacting Tammie Clark at (757) 926-3790 or tclark@nnva.gov. For more information or to provide written comments, please contact Ms. Tammie Clark at (757) 926-3790 or tclark@nnva.gov.

The City will make reasonable accommodations for persons with disabilities. Persons requiring special accommodations should contact (757) 926-3790 or send an email to tclark@nnva.gov at least three (3) days prior to the meetings.

APPENDIX C

CITIZEN PARTICIPATION PLAN



CITIZEN PARTICIPATION PLAN

**CONSOLIDATED HOUSING AND COMMUNITY
DEVELOPMENT PLAN**

FY 2014-2019

Newport News 
Where Great Things Are Happening





CITIZEN PARTICIPATION PLAN

OVERVIEW

The City of Newport News is a participating entitlement jurisdiction with the U.S. Department of Housing and Urban Development (HUD). As this entity, the City receives grants appropriated annually from the United States Congress. Newport News has received monetary assistance from HUD under the Community Development Block Grant (CDBG) Program, the Home Investment Partnership (HOME) Program and the Neighborhood Stabilization Program (NSP).

The Consolidated Plan for Housing and Community Development (“Consolidated Plan”) is a comprehensive strategic document that creates a unified vision to facilitate the following goals of federal housing and community development programs:

- *Provide decent housing*
- *Improve economic opportunities*
- *Provide activities, programs, and opportunities that will benefit low- and moderate-income persons.*
- *Aid in activities that prevent slum or blight.*

The Citizen Participation Plan (CPP) is the framework by which the City will provide all citizens, including local and regional institutions and especially low- and moderate-income citizens where grants have been utilized, the opportunity to participate in the planning, implementation and assessment of programs and projects. The CPP includes provisions that are intended to facilitate meaningful citizen participation.

INTRODUCTION

The CPP is prepared in accordance with the requirements of HUD, under regulation of 24 CFR 91.105 and sets forth the policies and procedures for citizen participation under the Five-Year Consolidated Plan and subsequent Substantial Amendments. The following CPP applies to the 2014/15 – 2019/2020 Five-Year Consolidated Housing & Community Development Plan, the Annual Action Plans, and Consolidated Annual Performance Evaluation and Reports, which are a coordinated effort between the City of Newport News and the Newport News Redevelopment and Housing Authority. The CPP will address the following elements: meaningful citizen participation, access to meetings, access to information, access to records, publication of the plan, public hearings, notice of hearings, citizen comments, amendments, performance report, technical assistance, and the complaint procedure.

The CPP will apply to City departments and other subrecipients who receive funding or are involved in the Consolidated Plan development, selection and administration processes.

ENCOURAGEMENT OF PARTICIPATION

The City of Newport News and other implementing agencies have the following community involvement and participation objectives:

1. *To obtain citizen views, input and questions regarding housing and community development needs, especially where CDBG, HOME and NSP funds are spent.*
2. *Determine what resources, services and other needs are necessary in the future*
3. *Help develop priorities*
4. *Increase the awareness of issues to determine possible solutions and assess the public's support on solutions*
5. *Generate new ideas and processes as well as explore compromises*
6. *Receive comments from the public on program performance*

The City will encourage participation and provide reasonable opportunity to comment in the initial development of the Consolidated Plan, any amendments to the Plan, and the Consolidated Annual Performance and Evaluation Report (CAPER). Every effort will be made to minimize displacement and provide assistance to those displaced because of Consolidated Plan activities, especially low- and moderate-income residents of public or assisted housing and/or residents of existing or future community development target areas.

Other public agency representatives and interested planning partners will be contacted each year regarding developments of the Consolidated Plan in order to ensure citizen participation throughout the planning process. The City will notify participants and request for input through appropriate communication means.

NOTICE OF HEARINGS, PUBLIC HEARINGS, & PUBLIC COMMENT

The following identifies the specific procedures the City will follow to assure opportunities for public comment on housing and community development programs. The City will encourage the participation of minorities, non-English speaking residents, and persons with mobility, visual or hearing impairments during all stages of the citizen participation process. The City will provide reasonable accommodation and access of services for sensory-impaired and disabled persons with notice of at least three (3) working days in advance of the meeting date. This policy will help ensure that all citizens have input into the Consolidated Plan planning and monitoring processes.

Public Notice

There will be advanced public notices once a federally required document is available throughout the community development cycle such as:

-
1. *Proposed Annual Action Plan (Needs Assessment, Draft Statement of Objectives, and Final Statement of Objectives);*
 2. *Three to Five-Year Strategic Plan;*
 3. *Proposed Substantial Amendment to the Action Plan;*
 4. *Consolidated Annual Performance and Evaluation Report (CAPER) and*
 5. *Other Reports which HUD may require.*

Notice of opportunity for the public to comment will, at minimum be published in local newspapers of general circulation (the Daily Press) **at least ten (10) calendar days** prior to the citizen input meetings and will be dependent on availability and publication deadlines. The content of the notice will include the date, time, location and purpose of the meeting or hearing or a summary of the content of the newly available document. Citizen input notices will also be made available on the City's cable television access Channel 47 and the City's website homepage (www.nngov.com) or the NNRHA's web site (www.nnrha.com) when appropriate.

Persons desiring to provide input into the annual planning process for the subsequent year's planning process will be kept in a file and notified of future meetings at the appropriate times. Persons who cannot attend the meetings will be given the opportunity to meet with a City representative during working hours and/or requested to send a letter outlining their comments. The City will continue its open door policy for citizens to visit City offices during working hours to inquire about present and/or past Consolidated Plan program activities.

The proposed Consolidated Plan will be published and made available in public locations for citizen review and comment. Complete copies of the proposed Consolidated Plan and Annual Action plans will be placed in all branch libraries of the Newport News Public Libraries and the Newport News Redevelopment and Housing Authority. Citizens will have a period of **not less than thirty (30) calendar days** to comment on the proposed Plan prior to submission to HUD. The City will consider all comments received, and a summary of citizen comments accepted and those not accepted with the reason for non-acceptance will be attached to the final plan submission to HUD. Consolidated Plan program records will be available for public review for a period of three years after the end of a Consolidated Plan program year.

The City will provide citizens with reasonable and timely access to local meetings, information and records relating to the City's proposed use of HUD funds. Meeting dates, times and locations will be announced **a minimum of ten (10) calendar days** in advance of the meeting through the communication methods described above. Complete copies of the proposed Consolidated Plan will be made available to the public for onsite review.

Upon request, the City will provide technical assistance to all persons developing Consolidated Plan funding proposals or seeking to provide input on Consolidated Plan activities, particularly extremely low-, very low- and low- to moderate-income citizens who request or need assistance.

Public Hearings

The City will conduct at least two public hearings or as determined by HUD during the plan needs assessment and proposed activities of each program year cycle before the final Annual Action Plan is published for notice. The hearing seeks to:

- obtain citizen views and/or answer citizen questions on housing and community development needs;
- respond to questions about the proposed activities. Citizens will be encouraged to provide input on the housing and community development needs statement and proposed activities during each stage; to review the current and prior years' performance; to review the amount of assistance the City expects to receive (including grant funds and program income) and the range of activities that may be undertaken, including the estimated amount that will benefit persons particularly citizens who are extremely low-, very low-, low-, to moderate-income residents of public and assisted housing and/or residents of existing or future community development target areas.

Public hearing notices will be published **at least ten (10) calendar days** or as determined by HUD in advance through the mechanisms described above, and will be held at a reasonable time and at a convenient, disabled persons accessible location.

Citizens will be encouraged to provide questions about the proposed activities on the housing and community development needs statement; to review all proposed activities; to review the current and prior years' performance; to review the amount of assistance the City expects to receive (including grant funds and program income) and the range of activities that may be undertaken, including the estimated amount that will benefit persons of low-to moderate-income; and to review the City's plan to minimize displacement of persons and to assist any persons displaced. Public hearing notices will be published **at least ten (10) calendar days** or as determined by HUD in advance through the mechanisms described above, and will be held at a reasonable time and at a convenient, disabled persons accessible location. The hearings will also address how to communicate with non-English speakers, so that these residents are able to participate as well.

Public Comment Period

The City of Newport News will consider the views of citizens, public agencies and other parties in preparing the final consolidated plan submission and will attach a summary of such comments to the final submission. The summary of citizen comments will include a written explanation of comments not directly acted on and the reasons why these comments were not directly addressed.

PHASES OF THE PUBLIC INVOLVEMENT PROCESS

Needs Assessment (Housing & Community Development Needs)	Comment Period: 15 Days Public Hearing: Yes Tentative: October, November or Scheduled: December and as needed
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Once a year, a public hearing will be held on general housing and community development needs within Newport News. Citizens and community leaders often raise issues or suggestions for activities meant to improve the quality of life. The hearing will be held prior to the start of the annual funding process, and will provide input to the Annual Action Plan and the Five-Year Consolidated Plan. In addition, the City may periodically seek citizen input on housing and community development needs via other methods, including but not limited to surveys, outreach meetings, special study groups and community reports and plans.

Proposal Review Process (Review of Annual Funding Process)	Scheduled: December – February
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The CDBG/HOME Selection Committee will engage in an annual proposal review process and will make specific funding recommendations to the City Manager and City Council.

Annual Action Plan (Funding Recommendations)	Comment Period: 30 Days Public Hearing: Yes Scheduled: January-May
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A draft of the Annual Action Plan, which includes for example: the amount of federal funds, program income, matching funds, range of activities that may be undertaken including the estimated amount that will benefit persons of low- to moderate-income. The plan will be placed in all branch libraries of the Newport News Public Libraries and the Newport News Redevelopment and Housing Authority (227 27th Street, Newport News, VA, 23607) during regular business hours throughout the comment period. Funding recommendations will be published in a newspaper of general circulation. The public notice will include a brief description of the proposed activities, date, time, location of the public hearing, the deadline by which written comments must be received, and where to get further information. Citizens may provide verbal comments at the public hearing and/or written comments during the comment period.

Consolidated Annual Performance Report (CAPER) (Reporting on Funded Activities)	Comment Period: 15 Days Public Hearing: Yes Scheduled: September
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An annual report on the performance of funded activities is prepared. Citizens may provide verbal comments at the public hearing and/or written comments during the comment period. A draft of the Annual Performance Report will be placed in all branch libraries of the Newport News Public Libraries and the Newport News Redevelopment and Housing Authority (227 27th Street, Newport News, VA, 23607) during regular business hours throughout the comment period.

Five-Year Consolidated Plan (Housing and Community Development)	Comment Period: 30 Days Public Hearing: Yes Scheduled: March/April 2010 & 2014
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Every five years, the U.S. Department of Housing and Urban Development (HUD) requires the City to re-evaluate its policies and strategies for addressing housing and community development needs in the community. The Consolidated Plan includes information on population and housing conditions, as well as City strategies for Safe Neighborhoods, Infrastructure and Facilities, Housing Choices, Economic Opportunities, and Healthy Families. In addition, the Continuum of Care contributes information on homeless issues. Following the completion of the draft Consolidated Plan, a public notice will be published in a local newspaper of general circulation. The notice will include an outline of the Consolidated Plan, the date, time and location of the public hearing, and the deadline by which written comments must be received. Citizens may provide verbal comments at the public hearing and/or written comments during the comment period. A draft of the Consolidated Plan will be available for public review in all branch libraries of the Newport News Public Libraries and the Newport News Redevelopment and Housing Authority (227 27th Street, Newport News, VA, 23607) during regular business hours throughout the comment period.

Substantial Plan Amendments (Amendments to the Annual Plan)	Comment Period: 30 Days Public Hearing: No Scheduled: As Needed
<p>Following the adoption of the Five-Year Consolidated Plan and the Annual Action Plan, it may be necessary to make amendments from time to time. City Council will be notified of plan amendments that are defined as "substantial". Amendments to the plan will also be subject to public notice and comment.</p>	
Citizen Participation Plan (Procedures for Public Comment on Housing & Community Development Plans & Programs)	Comment Period: 15 Days Public Hearing: No Scheduled: As Needed
<p>The Citizen Participation Plan will be reviewed and updated as needed. Changes in the language of the Citizen Participation Plan are subject to review by the Office of Housing and to a 15-day public comment period. A public notice will be published in a newspaper of general circulation and a draft of the Citizen Participation Plan will be available for public review in Newport News Public Libraries and the Newport News Redevelopment and Housing Authority (227 27th Street, Newport News, VA, 23607) during regular business hours throughout the comment period.</p>	

ACCESS TO INFORMATION

The City will make available to citizens, records regarding the past use of funds, the Citizen Participation Plan, the Consolidated Action Plan, substantial amendments to the Consolidated Plan, and the Consolidated Annual Performance and Evaluation Report (CAPER). A copy of the above documents will be placed in all branch libraries of the Newport News Public Libraries:

Virgil I. Grissom Library and Technical Services

366 DeShazor Drive
 Newport News, VA 23608
 (757) 369-3190

Main Street Library

110 Main Street
 Newport News, VA 23601
 (757) 591-4858

Pearl Bailey Library

2510 Wickham Ave.
 Newport News, VA 23607
 (757) 247-8677

South Morrison Family Education Center

746 Adams Dr., Rm. #9
 Newport News, VA 23601
 (757) 369-6810

Public Law Library

2501 Washington Ave.
 Newport News, VA 23607
 (757) 926-8678

Library Administration Office
700 Town Center Drive, Suite 300
Newport News, VA 23606
(757) 926-1350

Source: <http://nnpls.libguides.com/branchinformation>

**Copies of the Citizen Participation Plan, the Consolidated Action Plan, substantial amendments to the Consolidated Plan, and the Consolidated Annual Performance and Evaluation Report (CAPER) may be viewed at the Newport News Redevelopment and Housing Authority (227 27th Street, Newport News, VA, 23607) and the Department of Development (2400 Washington Avenue, 3rd floor, Newport News, VA 23607). These documents will also be available on the NNRHA website [www. http://www.nnrha.com/](http://www.nnrha.com/)

SUBSTANTIAL AMENDMENTS

Throughout the term of the Five-year Consolidated Plan and the Annual Action Plan, the plan may be amended to add or delete action items or objectives. The Plans must be amended through the citizen participation process if any changes meet the definition of substantial change.

Substantial Change for the Consolidated Plan is defined as:

1. The deletion or addition of an objective, program, activity, or project.

Substantial Change for the Annual Action Plan is defined as:

1. Addition of a new project or an activity not described in the Annual Action Plan.
2. Elimination of an existing activity described in the Annual Action Plan.
3. Change in the funding amount for a project or activity by 50% or more.
4. Change in the purpose or scope of a project or an activity to the extent that it would be considered a new project or an activity.
5. Change in the location of the project or activity.
6. These substantial amendments are subject to the citizen participation process in accordance with the CPP.

The following criteria will be used by the City to determine what constitutes a substantial change:

1. Deleting fifty percent (50%) or more of the planned activities under an approved project as determined by the original total project budgeted funds.
2. Adding fifty percent (50%) or more new activities to an approved project as determined by the original total project budgeted funds.

3. The transferring out of twenty-five percent (25%) or more of the funds originally budgeted within an approved project during the approved fiscal year for planned activities to an ineligible Consolidated Plan activity.
4. A delay of starting an approved project's operations of over twelve months from the start of the fiscal year in which the project is supposed to begin.
5. Changes in the use of CDBG funds from one eligible activity to another eligible activity of fifty percent (50%) or more.

When a substantial activity change to the Consolidated Plan, as defined below, is being considered the City of Newport News will advertise such change in the local newspaper(S) with a comment period of 30 days. Information regarding substantial amendments and reprogramming of funds will be made available to all affected groups, agencies, or organizations within a reasonable amount of time. Each affected party will be allowed to comment on the proposed substantial amendment. The City will consider all comments and views receiving from the citizens and affected organizations while preparing the substantial amendment. A summary of comments and local reactions shall be attached to the substantial amendment and submitted to the United States Department of Housing and Urban Development (HUD).

The City of Newport News will use the following criteria to determine if a substantial amendment is required:

Community Development Block Grant (CDBG) Activities

1. CDBG New Eligible Activity
 - If the cost a new proposed activity is no more than 20% of the annual CDBG, it may be approved at the discretion of the City Manager.
 - If the cost of the new proposed activity is more than 20% of the annual CDBG budget, it will be considered a substantial amendment and will be handled as indicated under the amendment process.
2. CDBG Activity Elimination
 - If an activity proposed for elimination is no more than 20% of the annual CDBG, it may be approved at the discretion of the City Manager.
 - If an activity proposed for elimination is more than 20% of the annual CDBG budget, it will be considered a substantial amendment and will be handled as indicated under the amendment process.
3. CDBG Budget Transfer between Approved Activities

Budget transfers may be approved by the list of entities for up to the stated percentage for project budgets according to the following criteria:

Table 2: CDBG Authorized Limits for Budget Transfer between Approved Activities

Budget Change Amount

Project Budget	> 20%	20-30%
>\$100,000	NNRHA Executive Director* (May approve up to \$100,000 or 20% of a line item, whichever amount is greater)	NNRHA Executive Director* (May approve up to \$100,000 or 25% of a line item, whichever amount is greater)
\$100,000- \$200,000	Director of Development** (May approve a change between \$100,000-\$200,000) or up to \$20% of a line item, whichever is greater)	Director of Development** (May approve a change between \$100,000-\$200,000) between \$20% and 30% of a line item, whichever is greater)
<\$200,000- \$500,000	City Manager's Office (May approve a line item change between \$200,000 and \$500,000 regardless of percentage)	City Manager's Office (May approve a line item change between \$200,000 and \$500,000 regardless of percentage)

*Notification to Development Department

** Notification to City Manager's Office

HOME Grant Activities

1. HOME New Eligible Activities
 - If the cost of the new proposed activity is no more than 20% of the annual HOME budget, it may be approved at the discretion of the City Manager.
 - If the cost of the new activity is more than 20% of the annual HOME budget, it is considered a substantial amendment and will be handled as indicated under the amendment process.
2. HOME Activity Elimination
 - If the activity is proposed to be eliminated and is no more than 20% of the annual HOME budget, it may be approved at the discretion of the City Manager.
 - If an activity is proposed to be eliminated and is more than 20% of the annual HOME budget, it is considered a substantial amendment and will be handled as indicated under the amendment process.
3. HOME Budget Transfers between Approved Projects
 - Budget transfers between approved projects under the HOME program will be approved at the discretion of the City Manager.

PERFORMANCE REPORTS

Every year, the City must submit to HUD a Consolidated Annual Performance and Evaluation Report (CAPER) within 90 days of the close of the program year. Contents of the CAPER report will include the progress on planned activities benefiting very low-, low- and moderate-income persons, an assessment on the effectiveness of the program in meeting objectives (comparing actual accomplishments to planned actions), progress in providing housing assistance, status of environmental reviews, and information regarding the City's compliance with equal opportunity, fair housing, lead abatement and citizen participation standards. The CAPER also provides a

narrative on the progress towards meeting the goals set forth in the Five-Year Consolidated Plan, the Annual Action Plan, and assessing the City's overall performance.

Citizens will be invited to provide written comment on the CAPER **at least fifteen days (15) days** in advance of its submission to HUD. Citizens will be notified of the locations of the copies of the Performance Report made and will be placed in all branch libraries of the Newport News Public Libraries and the Newport News Redevelopment and Housing Authority (227 27th Street, Newport News, VA, 23607).

The City will provide citizens an opportunity to comment on the Performance Report for a period of **not less than fifteen (15) days** through the mechanisms described above. A summary of citizen comments received will be attached to the CAPER to be submitted to HUD.

TECHNICAL ASSISTANCE

Upon request, the City will provide technical assistance to all persons developing a Consolidated Plan funding proposals or seeking to provide input on Consolidated Plan activities, particularly extremely low-, very low-, low-, and moderate-income citizens who request or need assistance.

Technical assistance may consist of one-on-one assistance, or information and referral. The City's provision of technical assistance does not include preparation of grant applications for individuals or organizations. Technical assistance may be limited by funds and staff availability.

1. Assistance in the development and preparation of written proposal and statement of views,
2. Data collection,
3. Assistance with budget preparation, and
4. Presentation by staff to address citizen groups and boards representative of groups of low-, very low-, and extremely low-income that request such assistance providing them with general information about the consolidated planning submission process, as well as requested specific information which may assist the group with their decision to participate in the programs and access to the City's activities.

COMPLAINT PROCEDURE

Written citizen complaints and grievances on the Consolidated Plan program activities will receive a timely and substantive written response from the City **within fifteen (15) working days** of the City's receipt of the complaint, when practicable. In addition to a written response, the City may, as appropriate, follow up on the complaint by telephone and/or in person.

Subrecipients that receive CDBG funding from the City of Newport News are also required to have a written complaint policy.

ANTI-DISPLACEMENT POLICY

The City of Newport News seeks to minimize the displacement of persons by initiatives supported with CDBG and HOME Program funds. In cases where displacement is necessary, assistance will be provided to residents and businesses in accordance with applicable state and federal laws. NNRHA will be the responsible agency for implementing the provisions of this policy.

Upon the determination that involuntary displacement of an occupant will be required in conjunction with the acquisition of a property by NNRHA, Community Development staff will meet with the displaced, to explain available relocation assistance. In this interview, individual preferences concerning replacement dwellings will be determined and a location convenient for the residents will be determined. Contact information will be provided so staff will be available to assist and maintain close contact with displaced residents. NNRHA staff will assist displaced persons in the filing of benefit claims.

Displaced businesses are eligible for actual reasonable moving and related expenses (reestablishment expenses) or a fixed payment in lieu of payment for actual moving and related expenses. Displaced home owners are eligible for moving and related expenses and a replacement housing payment. Displaced tenants are eligible for moving expenses, related expenses and rental assistance or down payment assistance. Regulations governing this assistance may be found in the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and Section 104(d) of the 1974 Community Development Act.

The timely issuance of information notices to displaced persons is vitally important to the success of revitalization projects. Notices serve different purposes and must be tailored to specific circumstances. Notices related to the Uniform Relocation Assistance Real Property Acquisition Policies Act of 1970, as amended (URA) and section 104(d) of the 1974 Community Development Act, as amended are as follows:

1. **General Information Notice (GIN):** Informs occupants of a possible project and of their right under URA and stresses that the household should not move at this time.
2. **Notice of Eligibility:** Informs households to be displaced of their rights and levels of assistance under the URA. It is triggered by the initiation of negotiation between the property owner and the NNRHA.
3. **Ninety (90) Day Notice:** Informs displaced households of the date by which they must vacate the property.

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APPENDIX D

COMMUNITY NEEDS

ASSESSMENTS



Pro Sign Up Sign Up FREE Sign In

2016 - 2020 Community Development Consolidated Planning Process

Assessment Survey

Question Summaries Individual Responses

All Pages

Q1

The City of Newport News is undertaking a Five (5) Year 2016-2020 Consolidated Planning process to determine the City's Housing and Community Planning and Development needs and to determine the best use of resources to address those needs. The planning process will result in the development of an Annual Action Plan which will outline the City's prioritized needs and the use of available resources to address those needs for the upcoming fiscal year 2015-2016. Anticipated Federal "housing and community development" resources include the Community Development Block Grant (CDBG) Entitlement Funds and the HOME Investment Partnership Entitlement Funds. CDBG funds must meet national objectives of benefiting low and moderate income citizens, aiding in the elimination of slum and blight and meeting an urgent need (i.e. national disaster). HOME funds must benefit low and moderate income citizens. The City's overall goal is to provide citizens with decent housing, a suitable living environment, and expanded economic opportunities. The City is anticipating that these funds will be available from the U.S. Department of Housing and Urban Development (HUD) to implement the 2015-2016 Annual Action Plan beginning July 1, 2015 and ending June 30, 2016. One of the most critical components of the consolidated planning process is the feedback you provide us regarding the City's (1) affordable housing needs; (2) homeless/special needs housing needs; and (3) non-housing community development needs. You can provide your input by completing the attached Needs Assessment Survey. The deadline for submission is January 16, 2015. The input you provide will be used to develop the City's 2015-2016 Annual Action Plan. Part 1. COMMUNITY NEEDS -The following is a list of eligible CDBG, HOME, and special needs categories. Under each category, please check the box that most accurately ranks the needs of your neighborhood/

Share Tweet Share In Share

39 responses

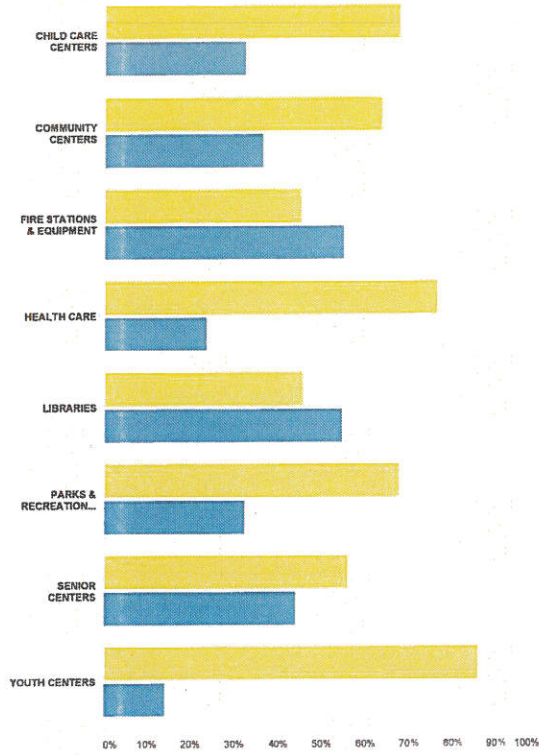
91 days (November 20, 2014 - now)

9 views

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community. COMMUNITY FACILITIES
Check (✓) only one box per category below.

Answered: 39 Skipped: 0



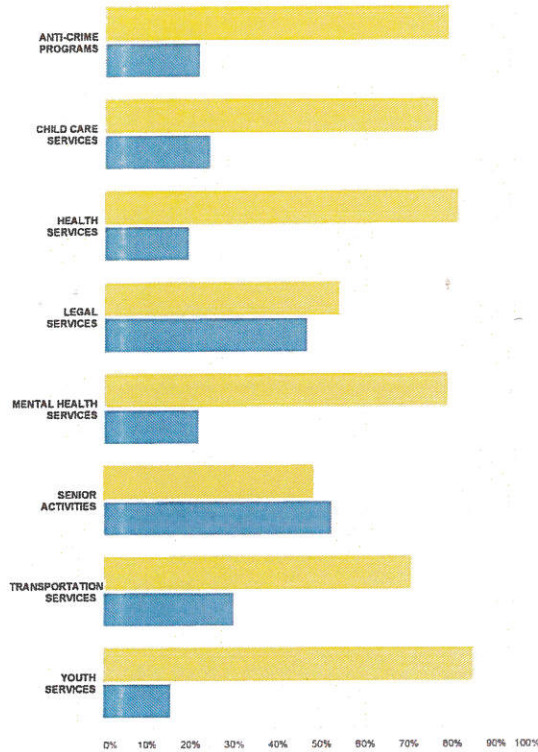
■ HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & an...
■ LOW PRIORITY Low level of need: Should be addressed if/when future resources become av...

	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available	Total
CHILD CARE CENTERS	67.65% 23	32.35% 11	34
COMMUNITY CENTERS	63.64% 21	36.36% 12	33
FIRE STATIONS & EQUIPMENT	45.16% 14	54.84% 17	31
HEALTH CARE	76.47% 26	23.53% 8	34
LIBRARIES	46.45% 15	53.55% 18	33
PARKS & RECREATION CENTERS	67.74% 21	32.26% 10	31
SENIOR CENTERS	55.88% 19	44.12% 15	34
YOUTH CENTERS	85.71% 30	14.29% 5	35

Q2

COMMUNITY SERVICES Check (✓) only one box per category below.

Answered 31 Skipped 3



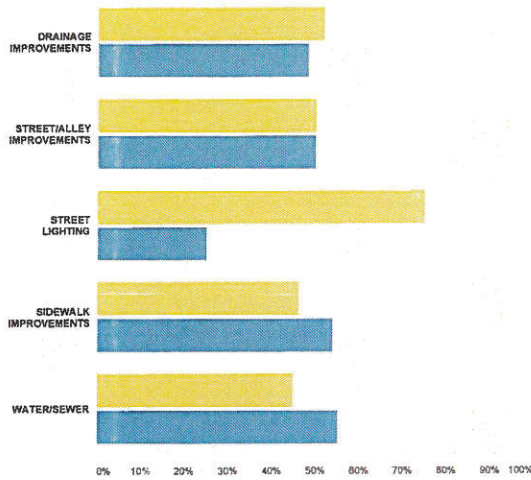
■ HIGH PRIORITY Severe level of need: Should be addressed immediately w/ current & anticipated resources
■ LOW PRIORITY Low level of need: Should be addressed if/when future resources become available.

	HIGH PRIORITY Severe level of need: Should be addressed immediately w/ current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available.	Total
ANTI-CRIME PROGRAMS	78.57% 22	21.43% 6	28
CHILD CARE SERVICES	76.00% 19	24.00% 6	25
HEALTH SERVICES	80.77% 21	19.23% 5	26
LEGAL SERVICES	53.57% 15	46.43% 13	28
MENTAL HEALTH SERVICES	78.57% 22	21.43% 6	28
SENIOR ACTIVITIES	48.00% 12	52.00% 13	25
TRANSPORTATION SERVICES	70.37% 19	29.63% 8	27
YOUTH SERVICES	84.62% 22	15.38% 4	26

Q3

INFRASTRUCTURE Check (✓) only one box per category below.

Answered: 31 Skipped: 8



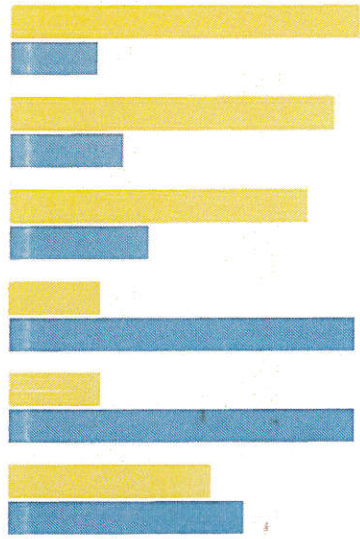
■ HIGH PRIORITY Severe level of need: Should be addressed immediately w/ current & anticipated resources
■ LOW PRIORITY Low level of need: Should be addressed if/when future resources become available

	HIGH PRIORITY Severe level of need: Should be addressed immediately w/ current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available	Total
DRAINAGE IMPROVEMENTS	51.72% 15	48.28% 14	29
STREET/ALLEY IMPROVEMENTS	50.00% 13	50.00% 13	26
STREET LIGHTING	75.00% 21	25.00% 7	28
SIDEWALK IMPROVEMENTS	46.15% 12	53.85% 14	26
WATER/SEWER	44.83% 13	55.17% 16	29

Q4

NEIGHBORHOOD SERVICES Check (✓) only one box per category below.

Answered: 31 Skipped: 8



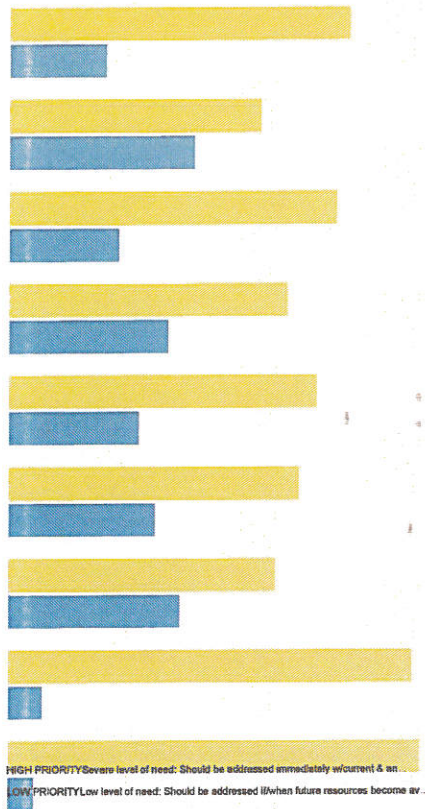
HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources
LOW PRIORITY Low level of need: Should be addressed if/when future resources become available

	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available	Total
CLEAN-UP OF ABANDONED LOTS	80.00% 20	20.00% 5	25
REDEVELOPMENT OF ABANDONED BUILDINGS	74.19% 23	25.81% 8	31
CODE ENFORCEMENT	68.00% 17	32.00% 8	25
GRAFFITI REMOVAL	20.83% 5	79.17% 19	24
PARKING FACILITIES	20.83% 5	79.17% 19	24
TRASH & DEBRIS REMOVAL	46.15% 12	53.85% 14	26
TREE PLANTING	32.00% 8	68.00% 17	25

Q5

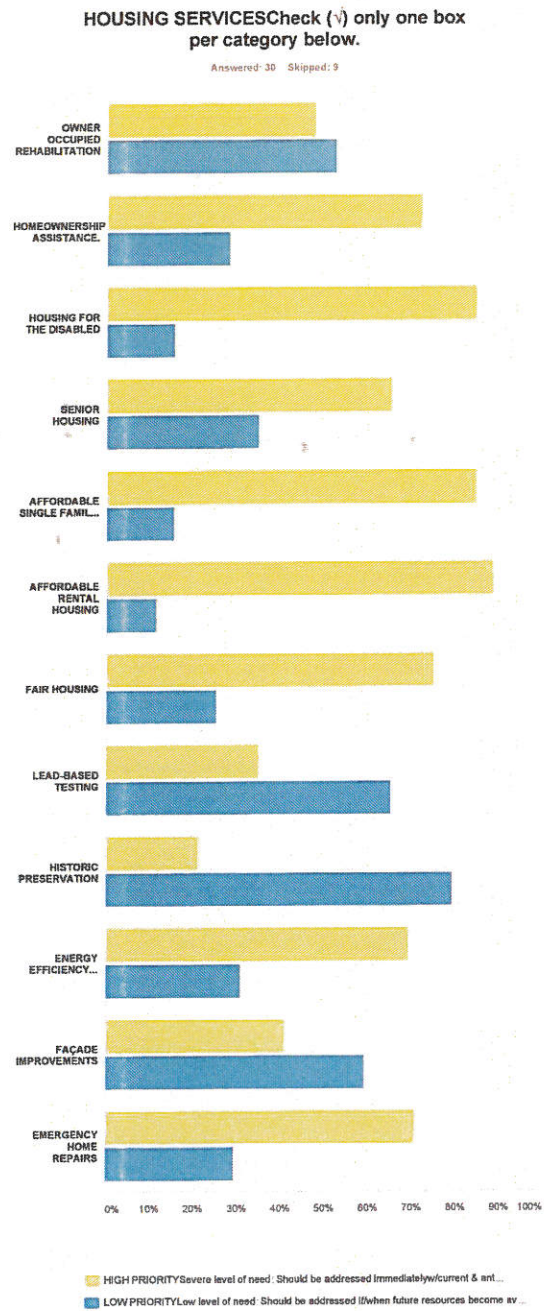
SPECIAL NEEDS SERVICES Check (✓) only one box per category below.

Answered: 31 Skipped: 8



	HIGH PRIORITY Severe level of need; Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need; Should be addressed if/when future resources become available.	Total
VICTIMS OF DOMESTIC VIOLENCE	77.78% 21	22.22% 6	27
DEVELOPMENTALLY DISABLED	57.89% 15	42.31% 11	26
PERSONS WITH SEVERE MENTAL ILLNESS	75.00% 21	25.00% 7	28
ILLITERACY	63.64% 14	36.36% 8	22
PERSONS WITH ADDICTIONS	70.37% 19	29.63% 8	27
PHYSICALLY DISABLED	66.67% 16	33.33% 8	24
PERSONS WITH AIDS/HIV	60.87% 14	39.13% 9	23
HOMELESS FAMILIES	92.31% 24	7.69% 2	26
HOMELESS INDIVIDUALS	94.12% 16	5.88% 1	17
ELDERLY	83.33% 20	16.67% 4	24

Q6

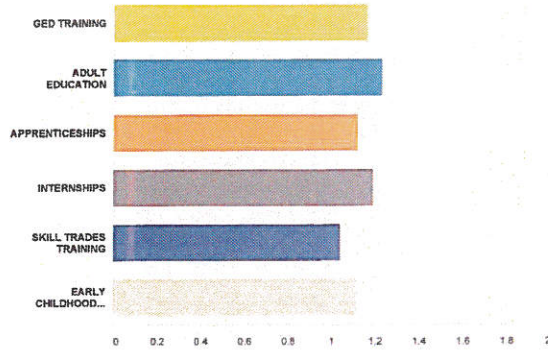


	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available	Total
OWNER OCCUPIED REHABILITATION	47.62% 10	52.38% 11	21
HOMEOWNERSHIP ASSISTANCE	72.00% 18	28.00% 7	25
HOUSING FOR THE DISABLED	84.62% 22	15.38% 4	26
SENIOR HOUSING	55.38% 17	34.62% 9	26
AFFORDABLE SINGLE FAMILY HOUSING	84.62% 22	15.38% 4	26
AFFORDABLE RENTAL HOUSING	88.46% 23	11.54% 3	26
FAIR HOUSING	75.00% 18	25.00% 6	24
LEAD-BASED TESTING	34.78% 8	65.22% 15	23
HISTORIC PRESERVATION	20.83% 5	79.17% 19	24
ENERGY EFFICIENCY IMPROVEMENTS	69.23% 18	30.77% 8	26
FAÇADE IMPROVEMENTS	40.91% 9	59.09% 13	22
EMERGENCY HOME REPAIRS	70.83% 17	29.17% 7	24

Q7

EDUCATION Check (✓) only one box per category below.

Answered: 30 Skipped: 9



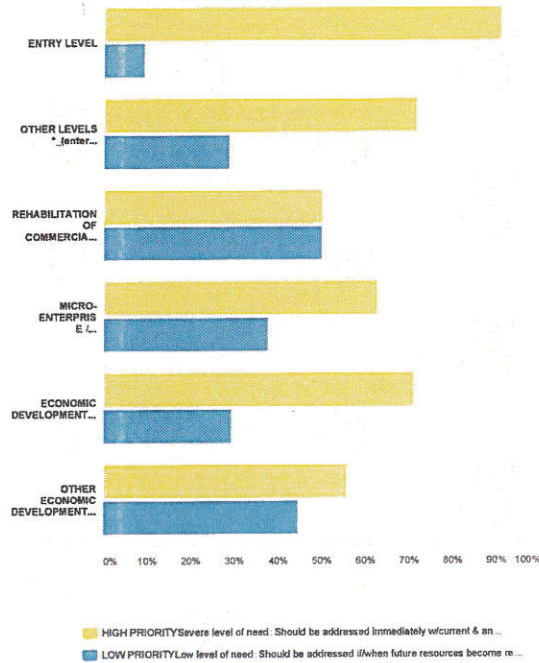
	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available	Total	Weighted Average
GED TRAINING	84.00% 21	16.00% 4	25	1.16
ADULT EDUCATION	76.92% 23	23.08% 6	29	1.23
APPRENTICESHIPS	88.00% 22	12.00% 3	25	1.12
INTERNSHIPS	80.77% 21	19.23% 5	26	1.19

	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become available	Total	Weighted Average
SKILL TRADES TRAINING	96.30% 26	3.70% 1	27	1.04
EARLY CHILDHOOD DEVELOPMENT	88.48% 23	11.54% 3	26	1.12

Q8

EMPLOYMENT SERVICES/ECONOMIC DEVELOPMENT Check (✓) only one box per category below.

Answered: 27 Skipped: 12



	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become resources	Total
ENTRY LEVEL	90.91% 20	9.09% 2	22
OTHER LEVELS * (enter below)	71.43% 10	28.57% 4	14
REHABILITATION OF COMMERCIAL PROPERTY	50.00% 11	50.00% 11	22
MICRO-ENTERPRISE / ENTREPRENEURSHIP ASSISTANCE	62.50% 15	37.50% 9	24

Comments (3)

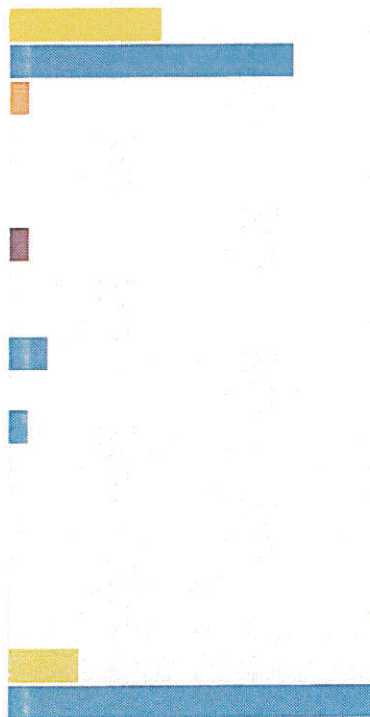
	HIGH PRIORITY Severe level of need: Should be addressed immediately w/current & anticipated resources	LOW PRIORITY Low level of need: Should be addressed if/when future resources become resources	Total
ECONOMIC DEVELOPMENT TECHNICAL ASSISTANCE	70.83% 17	29.17% 7	24
OTHER ECONOMIC DEVELOPMENT ASSISTANCE ** (enter below)	55.56% 10	44.44% 8	18

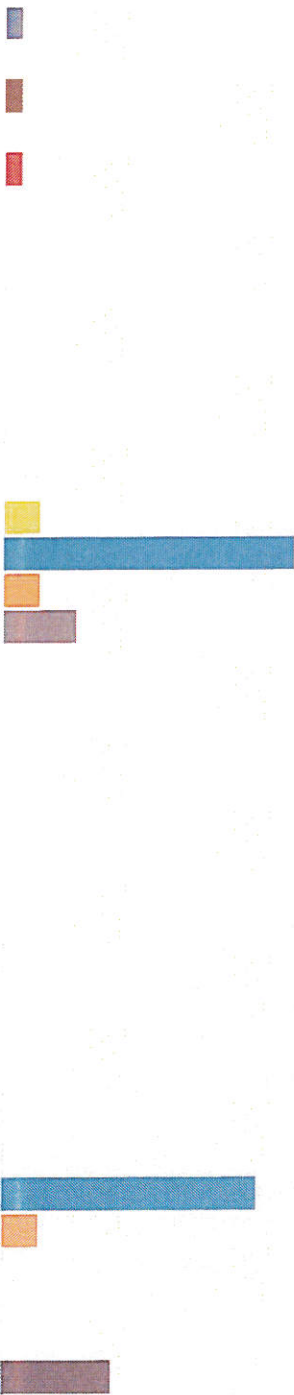
Comments (3)

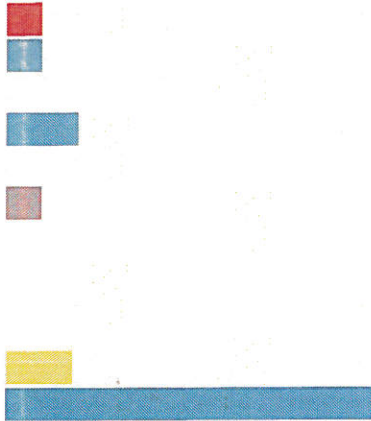
Q9

Part 2. FAIR HOUSING – The City of Newport News is required to analyze and address factors that impede fair housing choices. The responses you provide will help the City determine the level and extent of housing discrimination and develop strategies to overcome fair housing impediments.

Answered: 25 Skipped: 14







■ Yes ■ No ■ Landlord ■ Real Estate Agent ■ Mortgage Lender
■ Mortgage Insurer ■ Race ■ Gender ■ Color ■ Disability
■ National Origin ■ Familiar status ■ Religion ■ Age

	Yes	No	Landlord	Real Estate Agent	Mortgage Lender	Mortgage Insurer	Race	Gender	Color	Disability	National Origin	Familiar status
Do you believe housing discrimination is an issue in your neighborhood?	34.78% 8	65.22% 15	4.35% 1	0.00% 0	0.00% 0	0.00% 0	4.35% 1	0.00% 0	0.00% 0	8.70% 2	0.00% 0	4.35% 1
Have you ever experienced discrimination in housing?	16.00% 4	84.00% 21	0.00% 0	0.00% 0	4.00% 1	0.00% 0	4.00% 1	0.00% 0	4.00% 1	0.00% 0	0.00% 0	0.00% 0
Who do you believe discriminated against you?	8.33% 1	66.67% 8	8.33% 1	16.67% 2	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0
Comments (5)												

	Yes	No	Landlord	Real Estate Agent	Mortgage Lender	Mortgage Insurer	Race	Gender	Color	Disability	National Origin	Familiar status
On what basis do you believe you were discriminated against?	0.00% 0	58.33% 7	8.33% 1	0.00% 0	0.00% 0	0.00% 0	25.00% 3	0.00% 0	8.33% 1	8.33% 1	0.00% 0	16.67% 2
If you were discriminated against, did you report the incident?	15.38% 2	84.62% 11	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0

Comments (5)

Q10

Please provide additional comments you feel are important and/or any need(s) that you feel should be addressed that is/are not listed above:

Answered: 9 Skipped: 30

Low income or no income families depend heavily on the services established to assist in their situations. The people providing that assistance have to be well rounded individuals with little or no prejudice to the persons receiving that assistance. Perhaps these facilitators should realize the responsibility of such a task and provide courses for their own professional development in handling homeless populations re-entering the community and workplace. We are humans, with all the human frailties. Don't we deserve to be treated with dignity as much as can be afforded.
1/5/2015 3:35 PM

new businesses
12/22/2014 9:52 AM

low-income housing need major adjustment. Resident don't feel they have support or can't get ahead
12/22/2014 9:44 AM

More affordable housing is needed for disabled, elderly, Veterans and families.
12/17/2014 10:23 AM

Increase public awareness of current services. Ratio of income and resources are not adequate for the average one income salary for the Peninsula.
12/16/2014 3:18 PM

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Low income or no income families depend heavily on the services established to assist in their situations. The people providing that assistance have to be well rounded individuals with little or no prejudice to the persons receiving that assistance. Perhaps these facilitators should realize the responsibility of such a task and provide courses for their own professional development in handling homeless populations re-entering the community and workplace. We are humans, with all the human frailties. Don't we deserve to be treated with dignity as much as can be afforded.

1/5/2015 3:35 PM View respondent's answers

new businesses

12/22/2014 9:52 AM View respondent's answers

low-income housing need major adjustment. Resident don't feel they have support or can't get ahead

12/22/2014 9:44 AM View respondent's answers

More affordable housing is needed for disabled, elderly, Veterans and families.

12/17/2014 10:23 AM View respondent's answers

Increase public awareness of current services. Ratio of income and resources are not adequate for the average one income salary for the Peninsula.

12/16/2014 3:18 PM View respondent's answers

HUD housing has thick walls, better and safer ceiling/wall infrastructure is important. You should also consider hiring maintenance workers that don't mind actually doing the work (Denbigh Trace Apartments)

12/16/2014 2:50 PM View respondent's answers

East End public transportation and a supermarket. Furthermore, a feeling of safety is needed in the East End.

12/16/2014 2:29 PM View respondent's answers

I feel it is important to preserve the current community based facilities that provide resources and empowerment to women and their families.

12/16/2014 2:26 PM View respondent's answers

Codes need to be changed on buildings to allow for expansion of some high priority needs Too rigid

12/15/2014 7:08 PM View respondent's answers

APPENDIX E

NEIGHBORHOOD

REVITALIZATION STRATEGY

AREA PLAN (NRSA)



SOUTHEAST COMMUNITY

Neighborhood Revitalization Strategy Area Plan May 2005



CITY OF NEWPORT NEWS
DEPARTMENT OF PLANNING
DEPARTMENT OF DEVELOPMENT
2400 WASHINGTON AVENUE
NEWPORT NEWS, VIRGINIA 23607

NEWPORT NEWS REDEVELOPMENT AND HOUSING AUTHORITY
COMMUNITY DEVELOPMENT DEPARTMENT
227 27TH STREET
NEWPORT NEWS, VIRGINIA 23607

NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN

Southeast Community
March 2005

Table of Contents

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I. INTRODUCTION AND PURPOSE OF THE PLAN	2
II. SOUTHEAST COMMUNITY NRSA: AN OVERVIEW	3
III. COMPONENT ELEMENTS OF THE PLAN	6
A. Boundaries	6
B. Demographic Criteria	7
C. Consultation	9
D. Assessment	11
E. Economic Empowerment	19
F. Performance Measurements	22
IV. FUTURE OPPORTUNITIES IN THE SOUTHEAST COMMUNITY	26

ATTACHMENT

Map of the Proposed Boundaries of the Southeast Community NRSA

NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN

Southeast Community

Executive Summary

In 2001, Newport News City Council and the U.S. Department of Housing and Urban Development (HUD) approved a Neighborhood Revitalization Strategy Area (NRSA) Plan for a portion of the City's Southeast Community. The NRSA approach is encouraged by the U.S. Department of Housing and Urban Development (HUD) to promote enhanced community revitalization efforts in a targeted area through the use of Community Development Block Grant (CDBG) funds. The initial plan was developed in accordance with HUD requirements which include consultation with community stakeholders and identifying a contiguous area consisting primarily of low-income residential development. In order to address these requirements and advance ongoing initiatives and plans in the Southeast Community, the NRSA encompassed the Southeast Community Redevelopment Area and targeted adjacent blocks. The plan was designed to run concurrent with the remaining term of the 2000/2001 to 2004/2005 Consolidated Plan for Housing and Community Development.

This revised and updated NRSA Plan once approved by HUD will continue to provide certain direct benefits to revitalization efforts in the targeted area including the facilitation of mixed-income housing incorporating housing opportunities for middle-income families as well as more flexible economic development assistance through the local CDBG-assisted commercial loan program. In addition to the tangible development opportunities facilitated by the NRSA approach, this plan continues the vision for the selected area which weaves the many positive project initiatives, both ongoing and planned, into a stronger and more vibrant community fabric.

No revisions have been made to this plan in conjunction with the 2011-2015 Consolidated Plan.

I. INTRODUCTION AND PURPOSE OF THE PLAN

The extension of the Neighborhood Revitalization Strategy Area (NRSA) plan for a targeted area of the Southeast Community for an additional five years provides a unique opportunity to promote the long-term strength and stability of an older portion of Newport News containing residential, commercial, and industrial uses. This NRSA plan identifies strategies to continue to revitalize the targeted area which include increasing the homeownership rate through rehabilitation and new construction, rehabilitating owner-occupied housing, enhancing neighborhood business opportunities, and promoting employment opportunities. In conjunction with the City of Newport News, the Newport News Redevelopment and Housing Authority (NNRHA) continues to strengthen a partnership among the public sector, private business, community groups, and residents to address the community's revitalization through a comprehensive strategy.

The framework for the NRSA approach was established by the U.S. Department of Housing and Urban Development (HUD) in the regulations entitled "Consolidated Submissions for Community Planning and Development Programs" [24 CFR 91.215(e)(2)]. This approach is intended to enable communities to tailor strategies to meet local needs through a flexible holistic process linking economic, human, social, physical, environmental and design concerns to build viable neighborhoods of opportunity. Under these regulations, cities are permitted to prepare and submit neighborhood revitalization plans as part of the local Consolidated Plan. The issuance of *HUD Notice CPD-96-01* entitled CDBG Neighborhood Revitalization Strategies on January 16, 1996 provided further guidance addressing the approval, regulatory framework, and incentives to develop a NRSA.

Accordingly the elements of this plan are consistent with the format presented in *HUD Notice CPD-96-01* and include:

1. The boundaries of the designated NRSA (the location),
2. The demographic characteristics of the area (statistics about the residents of the community),
3. The consultative approach with community stakeholders (input from residents, business owners, non-profit organizations, community groups, and churches located in the designated area),
4. An assessment of the economic conditions of the area and opportunities for economic development (a discussion of current and potential business opportunities),
5. The plan for economic empowerment (efforts to create meaningful jobs for low and moderate-income residents of the area which contribute to the revitalization of the targeted area), and
6. The performance measures or benchmarks for the targeted area (the improvements to be generated by this plan).

Although the strategies presented in this plan will ultimately generate a number of important benefits for the community, this revised and updated NRSA plan will continue to support local efforts to implement a mixed-income development strategy for

the community while providing certain flexibility in the use of CDBG-funded business development assistance. Community Development Block Grant (CDBG) assistance to affordable housing development has traditionally benefited only low-income families. The Southeast Community NRSA Plan has enabled NNRHA since 2001 to utilize single-family lots acquired in the Southeast Community with CDBG funds to develop affordable homes for a broader income range thereby promoting income diversity and the long-term vitality of the area. Furthermore, the initial NRSA plan provides a framework to strengthen the neighborhood's economy through the continued improvement of the commercial and retail corridors along Jefferson Avenue, Chestnut Avenue, and 39th Street. Such efforts will continue under the revised and updated plan thereby enhancing retail services for community residents while increasing employment opportunities.

This revised and updated NRSA Plan was developed in consultation with community stakeholders and utilized relevant information from the following planning documents:

Framework for the Future (The city of Newport News Comprehensive Plan)

Vision 2010 Plan for NNRHA Public Housing Communities (October 2000)

Southeast Community Corridor Redevelopment Plan (Amended December 1997)

This NRSA plan will serve as an element for the 2006-2010 Consolidated Plan for Housing and community Development.

II. SOUTHEAST COMMUNITY NRSA: AN OVERVIEW

The Southeast Community is one of the oldest sections of Newport News and represents a uniquely urban environment comprised largely of rectangular blocks measuring 200 feet by 800 feet with small corner markets interspersed throughout the residential areas. The neighborhood is densely developed with frame dwellings on 25 by 100-foot lots originally platted between World War I and World War II. The housing was constructed to support the expansion of nearby Newport News Shipbuilding during and after World War I. The majority of single-family housing south of 30th Street was constructed prior to the 1930s while the majority of the single-family housing north of 30th Street was constructed between 1930 and 1950.

The Jefferson Park Community is located north of 39th Street and shares block configurations similar to the rest of the target area. Although 25 foot wide lots were permitted, many of the homes were developed on larger lots, usually 50' x 100' with driveways. Many residents who settled in Jefferson Park were former residents of Mulberry Island, which was purchased by the federal government in 1918 as the site of Fort Eustis. Descendants of the original Mulberry Island families that settled the neighborhood continue to make their homes in Jefferson Park.

Beginning in the 1960s and continuing into the 1970s, the Southeast Community experienced an exodus of middle-income families similar to that of other older urbanized communities throughout the United States. The economic and racial diversity which

once characterized the community was gradually replaced by an increasingly lower-income population. Likewise, the retail and commercial vitality evident along Jefferson Avenue on a larger community scale and along Chestnut Avenue on a more neighborhood-oriented scale declined in response to changing demographic conditions.

Since the late 1960s, the City of Newport News has been active in supporting the preservation, revitalization, and redevelopment of housing opportunities in the Southeast Community. Initial local efforts involving the Redevelopment and Housing Authority, private developers, and non-profit housing developers ranged from facilitating multi-family residential redevelopment activity at Walker Village in the area of 25th Street and Jefferson Avenue to significant single-family housing development at Thompson Square centered on the 700 block of 22nd Street. However, the reduction of large scale Federal assistance for redevelopment beginning in the 1970s and continuing into the 1980s resulted in a greater reliance on modest housing rehabilitation assistance for homeowners and limited in-fill single family housing development. During the 1990s, the City expanded revitalization efforts in the community by requiring larger lots for single-family housing, initiating extensive road and infrastructure repairs, increasing condemnation and demolition activities and supporting new single-family development at Madison Heights.

The original single-family homes in the Southeast Community incorporated front porches as an important design feature and utilized the street as a focal point of neighborhood activity. Although large numbers of the original homes remain throughout the community, the condition of the homes may vary significantly from block to block. Nevertheless, street activity, such as walking and talking with neighbors, is still quite evident in much of this community.

The Southeast Community falls under the umbrella of the Neighborhood Conservation District (NCD) which functions as an overlay district designed to preserve older residential neighborhoods. The intent of the overlay district was to eliminate the construction of one story single-family homes on narrow 25-foot wide lots which previously created overcrowded conditions and blight. In 1997, a comprehensive rezoning brought the zoning in line with the adopted comprehensive plan. The minimum lot width for single family detached residential construction was changed to 50 feet, thereby eliminating the practice of building single-family detached homes on 25-foot wide lots.

Although the majority of housing in the community consists of single-family dwellings, there exists a significant amount of multi-family housing. When the multi-family rental housing is considered in conjunction with the large amount of single-family homes serving as investor property, the area has the lowest rate of homeownership in the City of Newport News. The multi-family housing generally consists of either public housing of World War II or Korean War era vintage significantly modernized over the last several decades or rental communities assisted with affordable housing bonds and/or project-based assistance from HUD.

Community commercial development is concentrated along Jefferson Avenue which has been the primary commercial arterial in the Southeast Community since the

1920s. Neighborhood commercial development exists along Chestnut Avenue between 25th and 39th Streets. Although, both retail-commercial corridors represented vibrant centers until the late 1960s and early 1970s, the gradual decline of these areas mirrored the exodus of middle-income families from the community and the accelerated suburban development of the middle and northern portions of Newport News. The two largest retail centers along Jefferson Avenue are the Southeast Shopping Center (25th Street) and Peddler's Village (33rd Street). Recent major activities along the corridor include: 1) the development of the Newport News Farmers Market at 28th Street and Jefferson Avenue, and 2) the renovation of the former Kline Furniture Store for NNRHA Offices. Other commercial revitalization initiatives in the target area include the Chestnut Avenue Streetscape project between 25th and 39th Streets and the 39th Street Redevelopment Project. Improvements along Chestnut Avenue include new lighting, sidewalks, trees, trash receptacles, and bike racks. Meanwhile, the 39th Street project involved the assembly and clearance of property for a proposed neighborhood shopping center including a grocery store and police station. In addition to completing the necessary land assembly for the shopping center, the City successfully retained the Hampton Machine Shop along 39th Street by facilitating the development of a new modern building and the relocation of the firm from the adjacent site.

The challenges faced by the Southeast Community are reflected in the Framework for the Future (The City's Comprehensive Plan):

...Planning District I remains impacted by concentrations of public and subsidized housing and group homes. As a result, the community has large concentrations of low-income residents. Minimizing public and subsidized housing concentrations and group homes should be accomplished. Reducing concentrations of poverty will improve the community's stability and safety. The following should be accomplished to improve the community:

- *Neighborhood redevelopment plans should guide redevelopment in the District.*
- *The urban character should be preserved, with corner markets as a thriving part of each.*
- *Steps should be taken toward improving the District's overall appearance, which should be enhanced through vigorous code enforcement, maintenance of public facilities, parks and rights-of-way and twice a week garbage collection.*
- *Residential densities should be reduced.*
- *Deteriorated multi-family housing should be replaced with low density single family development to increase neighborhood stability and attract middle-income families back to the Southeast Community. (Source: pages 14.23-14.24 – Framework for the Future, November 2000)*

The above objectives presented in the Framework for the Future are consistent with the objectives of a Neighborhood Revitalization Strategy Area (NRSA) plan.

III. COMPONENT ELEMENTS OF THE PLAN

A. Boundaries

The proposed Neighborhood Revitalization Strategy Area (NRSA) consists of the area generally bounded by:

- 1) The Jefferson Park neighborhood to the north,
- 2) Dickerson Courts and Harbor Homes Public Housing Communities to the south
- 3) The CSX rail corridor to the west, and
- 4) The Chestnut Avenue Neighborhood Commercial Corridor to the east.

The area within the designated boundaries is contiguous and comprises an area totaling approximately 675 acres with the following characteristics (based on the proposed land-use map contained in the Framework for the Future):

- 1) Residential Use – Approximately 58% of the target area (395 acres) is designated for residential use and contains a variety of housing types ranging from single-family detached homes to multi-family rental units. The largest proposed residential use is single-family housing comprising 45% or 305 acres of the target area. The remaining 90 acres consist of medium density and high density residential comprising 4% (28 acres) and 9% (62 acres) respectively. The principal characteristics of the multi-family developments are discussed in Section D – Assessment.
- 2) Commercial – Approximately 11% of the target area (78 acres) is designated for community and neighborhood commercial/retail and consists of the Jefferson Avenue and Chestnut Avenues corridors and 39th Street. The commercial designation is comprised of:
 - A) Community Commercial – 7% of Target Area (47 acres)
Jefferson Avenue Corridor between 25th and 50th Streets and a portion of the 39th Street Corridor
 - B) Neighborhood Commercial – 4% of Target Area (29 acres)
Chestnut Avenue Corridor, Jefferson Avenue Corridor between 18th Street and Hampton Avenue, and a portion of the 39th Street Corridor
- 3) Industrial – Approximately 16% of the target area (111 acres) is designated for industrial development including:
 - A) The 22-acre Southeast CommerCenter site between bounded by Jefferson Avenue and Terminal Avenue between 28th and 33rd Streets.

- B) The 26-acre site bounded by Jefferson Avenue and the CSX rail corridor between 39th and 50th Streets.
- 4) Community Facilities - Approximately 10% of the target area (65 acres) is designated for community facilities including schools, library, community centers, and places of worship. Public schools include John Marshall Elementary, Booker T. Washington Middle School, and Huntington Middle School. Public facilities include the Pearl Bailey Public Library Branch, Doris Miller Community Center, and the Downing-Gross Cultural Arts Center. Places of worship in the target area reflect a variety of faiths and worship traditions.
 - 5) Natural Areas and Parks – Approximately 4% of the target area (26 acres) consist of natural areas and parks. Approximately half of this area is park area. However, it should be noted that larger outdoor recreation areas are located at the three public schools. The natural areas are essentially the off-ramp areas of Interstate Highway 664 into the community.
 - 6) Office – Less than 1% of the target area (about 1 acre) is designated for office use consisting primarily of the medical offices located on the 700 block of 25th Street in Madison Heights.

The proposed land uses in the identified area are predominantly residential and offer the opportunity for a diverse range of housing. Furthermore, the community contains areas designated for commercial and industrial use which can contribute to the neighborhood's economic vitality through the generation of jobs and services.

B. Demographic Criteria

The City of Newport News has experienced considerable growth since its merger with the City of Warwick (previously Warwick County) in 1958. In 1960, Newport News had a population of 113,662 which had expanded considerably by the 2000 Census when the population count was 184,600. As Newport News continues to build out to the boundaries of the old Warwick County, the growth rate has moderated as the amount of large tracts of developable land decreases. Approximately, 90% of the city is currently developed and it is recognized that redevelopment will increasingly represent a key component of economic growth. Nevertheless, new investment continues to migrate further away from the City's older urban core consisting of the Downtown and Southeast Communities. The cumulative effect of this development pattern has tended to move the more affluent segments of the city's population northward and westward leaving the older areas of Newport News with significant needs for investment and containing less affluent segments of the population.

The proposed Southeast Community Neighborhood Revitalization Strategy Area (NRSA) consists of a large portion of Census Tracts 304, 305, and 306 and portions of Census Tracts 301 and 308. These Census Tracts are all identified as low-moderate income areas in the most recent information provided by HUD based on the 2000

Census. For planning purposes, the target area is located in Planning District I which is one of four (4) such planning areas in Newport News.

The following table compares selected demographic characteristics of the target area and the overall city.

**TABLE I
2000 Census Data**

Selected Demographic Characteristic	NRSA	Planning District I	City-wide
Population	16,465	31,589	180,150
Population Change (1990-2000)	*	-16%	6%
Per capita income	\$10,145	\$13,211	\$17,843
Low-moderate income population	78.7%	69.4%	49.2%
Population below poverty level	43%	31.9%	13.8%
Number of families	3,810	5,089	46,358
Median Family Income	\$18,892	\$25,856	\$42,520
Families below poverty level	39.6%	28.2%	11.3%
Number of households	6,189	13,874	69,686
Female headed households	38.0%	30.2%	17.9%
Population (high school graduate or higher)	61.5%	67.9%	84.5%
Population (bachelor's degree or higher)	5.5%	7.3%	20%
Homeownership rate	32%	40%	52.4%
Median home value	\$61,200	\$65,750	\$96,400
Median rent	\$369	\$425	\$559
Senior citizen population	12.6%	12.4%	10.1%

NRSA information was obtained from census tracts 301, 304, 305, 306, 308

- Unable to determine due to change in census tract boundaries.

According to the 2000 census, the target area has among the lowest median family incomes in Newport News and almost 79% of the residents are low to moderate income. Whereas 14% of the city's population is below the poverty level, almost 43% of the target area's population lives below the poverty level. The unemployment rate in the NRSA as reported in the 2000 census is more than twice the city average. These disparities in income and employment reveal significant differences between the Southeast Community and the overall City. Based on the examined demographic characteristics, the Southeast Community faces a number of socio-economic challenges illustrated by the sizable low-income population.

Given the community's demographic characteristics and the physical deterioration exhibited by certain portions of the proposed Southeast Community NRSA, the cultivation of new investment and business activity in the Southeast Community represents a considerable challenge. The demographic indicators support the need to

focus private and public investment in the Southeast Community to achieve the following objectives:

- 1) to stabilize and improve the housing stock (new and existing single-family as well as existing multi-family communities), thereby creating a neighborhood that is attractive for reinvestment,
- 2) to encourage homeownership as a tool to promote economic independence (through property appreciation and equity generation) and long-term stabilization and improvement (through the pride of ownership), and
- 3) to empower the high numbers of low-income residents to achieve economic independence through the strengthening of employment prospects and the expansion goods and services available within the community.

The achievement of these objectives will ensure the long-term vitality of both the residential and business components of the community. Fortunately, the City of Newport News in partnership with the Newport News Redevelopment and Housing Authority and other community partners worked to develop a number of initiatives which provided a strong foundation for the creation the initial Neighborhood Revitalization Strategy Area (NRSA) Plan as well as this revised and updated plan.

C. Consultation

The Neighborhood Revitalization Strategy (NRSA) was developed through a consultation process involving residents and other stakeholders. This consultation process consists of a series of meetings beginning in November 2004 as reflected in the following table:

**TABLE II
Consultation and Plan Development Schedule**

Event	Date
Meeting to provide a review of accomplishments of initial NRSA Plan and gather input for update and revision of the plan	November 22, 2004
Discussion of NRSA Plan as part of public meeting concerning an overall Southeast Community Plan	January 27, 2005
Issuance of Draft NRSA Plan	March 16, 2005
Public Meeting on Draft Plan	April 4, 2005
Public hearing on Southeast Community NRSA Plan and consideration by Newport News City Council	April 26, 2005
Submission of NRSA to HUD for review and approval	May 2005
Implementation of plan	July 2005

The meeting conducted on November 22, 2004 was part of the annual planning process for the Consolidated Plan for Housing and Community Development which discusses opportunities available through the Community Development Block Grant (CDBG), and HOME Investment Partnerships Programs. The benefits of the NRSA approach as part of CDBG planning in the Southeast Community were presented during this meeting. Thirty-three interested citizens, business owners, and community leaders participated in this meeting. During the meeting, staff briefed the participants regarding the required elements and benefits of the Neighborhood Revitalization Strategy Area (NRSA) approach as a means of promoting mixed-income homeownership opportunities.

The Southeast Community NRSA (including the mixed-income homeownership opportunities available in areas such as Madison Heights, the redevelopment of Orcutt Homes, and the emphasis on economic development along commercial corridors such as Chestnut Avenue) has been received favorably by a variety of organizations including:

- South Newport News Committee of the Industrial Development Authority
- Planning District Task Force 1
- Madison Heights Crime Watch
- Chestnut Avenue Association

Nevertheless, citizens during both the creation of the initial NRSA and during the consultation process for the revised and updated plan expressed a desire for quality retail services in the community, particularly the need for a national chain grocery store. Likewise, participants indicated the importance of increased job opportunities in the community.

The meeting on January 27, 2005 was sponsored by the Newport News Planning Department and Planning District Task Force I for the purpose of identifying strengths, weaknesses, opportunities, and threats (SWOT) as part of a process to develop a plan for the overall Southeast Community which encompasses the area covered by the Southeast Community NRSA. Planning Department representatives included a discussion of the Southeast Community NRSA and Redevelopment Areas as part of overall presentation of initiatives in the community. A representative from NNRHA was available to answer questions about the plans. After the overview of initiatives, the Planning Department with assistance from staff from the City's Department of Development and NNRHA facilitated small group discussions to identify relevant elements for the SWOT analysis. Sixty-three citizens representing public agencies, private non-profit organizations, and neighborhood associations participated in the meeting.

A second meeting was conducted at Heritage High School on April 4, 2005 to discuss the draft Consolidated Plan for Housing and Community with included the revised Southeast Community NRSA. Sixteen persons attended the meeting. Staff from the NNRHA Community Development Department and the City of Newport News Development Department provided a visual presentation of the major elements of the five year plan, the proposed initiatives for the first year action plan, and benefits of the Southeast Community Neighborhood Revitalization Strategy Area (NRSA) Plan.

During the meeting, the citizen comments focused on economic development and homeownership. One citizen expressed the need for job opportunities in the Southeast Community and asked about the status of: 1) the proposed site for the neighborhood shopping center at 39th Street and Marshall Avenue, and 2) the proposed site for the light industrial park between Terminal and Jefferson Avenues (The Southeast CommerCenter). Staff provided an update on the status of the two projects and discussed the ongoing efforts to recruit a grocery store to the proposed shopping center site and the challenges associated with such recruitment given the condition of the surrounding neighborhood. However, the current and proposed revitalization of rental communities adjacent to the shopping center site should assist efforts to recruit a grocery store. Regarding the CommerCenter, staff indicated that land acquisition activity continues to assemble the 22-acre site. Staff also referenced this revised/updated Southeast Community NRSA plan which includes both projects.

Regarding homeownership, one citizen who serves on the NNRHA Board of Commissioners emphasized the need for great private investment in homeownership development in the Southeast Community. Staff indicated the new homeownership efforts at Madison Heights were beginning to generate the critical mass necessary to promote interest by the private sector. Another citizen asked about homeownership opportunities in the Madison Heights community. Staff provided the citizen with contact information on the program.

NNRHA received two letters during the public review period for the draft plan of which one letter dealt specifically with the Southeast Community NRSA. This letter was highly complimentary of efforts at Madison Heights in developing attractive new homes and redeveloping the neighborhood. The citizen indicated that the city should continue such efforts to surrounding blocks. During the public review period for the NRSA Plan, NNRHA briefed the Planning District I Task Force (which includes the Southeast Community) and the South Newport News Committee of the Industrial Development Authority (IDA). Both organizations were very supportive of the housing opportunities promoted by the current NRSA Plan and supported the continuation of such opportunities under the revised plan.

D. Assessment

In formulating an assessment of the area targeted through the proposed Southeast Community Neighborhood Revitalization Strategy Area (NRSA) Plan, an analysis was conducted of the community's strengths, weaknesses, opportunities, and threats (SWOT analysis). Input for this analysis came from public meetings on November 22, 2004 and January 27, 2005 and input previously provided for the initial NRSA plan. This assessment examines the community's economic situation, housing conditions, and other related quality of life issues. The following chart summarizes the SWOT analysis results with selected issues examined in greater detail in the subsequent narrative.

TABLE III
SWOT Analysis Summary

Assessment Category	Community Feature
Strength (S)	<ul style="list-style-type: none"> • Access to public transportation • Infrastructure improvements including sidewalks • Pedestrian-oriented configuration • Neighborhood schools • Public Facilities (YWCA, Scott Center, Doris Miller, Boys & Girls Club) • New Single-Family Housing • New Senior Housing • Resident services and economic empowerment activities at the NNRHA Family Investment Center (FIC) adjacent to proposed NRSA boundaries
Weakness (W)	<ul style="list-style-type: none"> • Negative perception of crime and drug-related activity • Appearance and condition of some neighborhood retail businesses • Lack of income-diversity regarding the replacement housing units • Limited shopping options
Opportunity (O)	<ul style="list-style-type: none"> • Community-oriented religious institutions • Enhancement of the retail corridors as a desirable shopping destination • Retail recruitment may benefit from community's location in the South Enterprise Zone • Southeast CommerCenter • Loan program for economic development to assist new and existing businesses • 39th Street Redevelopment
Threat (T)	<ul style="list-style-type: none"> • Presence of deteriorated and vacant houses in residential area • Absentee property owners • Low homeownership rate • Continued perception of crime (see weakness)

Housing Conditions

A review of the target area revealed that the existing housing may be grouped into the following major categories: Older Single-Family Housing (pre-1960), Newer Single-Family Housing (post-1960), and Multi-Family Rental Properties.

Older Single-Family Housing (pre-1960)

The majority of single-family housing south of 30th Street was constructed prior to the 1930s while the majority of the single-family housing north of 30th Street was constructed between 1930 and 1950. The units range from well-maintained to deteriorated with the greatest concentration of deteriorated units in the area targeted under the Southeast Community Redevelopment Plan. NNRHA has provided grants and low-interest loans for more than two decades to residential property-owners in the proposed NRSA target area which has helped to stabilize a somewhat fragile real estate market.

Newer Single-Family Housing (post-1960)

Beginning in the late 1960s, the City and NNRHA began facilitating the redevelopment of deteriorated residential blocks in the Southeast Community. Consequently, Thompson Square centered on the 700 block of 22nd Street was created in the early to mid-1970s with the involvement of a local non-profit housing developer. This effort generated a number of attractive single-family detached homes comparable to those developed in more suburban portions of Newport News.

Other new single-family development in the community concentrated on in-fill opportunities which involved vacant parcels scattered on various blocks once containing older and increasingly deteriorated housing units. Typically, such development consisted of modest one and two-story homes constructed on 25-foot wide lots. Often these homes lacked some of the amenities present in the older homes such as large front porches.

By the mid-1990s, new single-family development in the NRSA target area was primarily the result of efforts by the City of Newport News and NNRHA to revitalize the community by replacing deteriorated housing with attractive new homes possessing high curb appeal on 50-foot wide lots. This strategy is evident at Madison Heights whereby NNRHA had constructed 72 new homes by early 2005. Because of the implementation of the Southeast NRSA Plan in 2001, NNRHA has sold several new homes to middle-income buyers. The other principal developer of in-fill single-family homes was Peninsula Habitat for Humanity which by the mid-1990s also began constructing homes on 50-foot wide lots with enhanced curb appeal.

Multi-Family Rental Properties

A significant amount of multi-family rental housing is located in the proposed NRSA. The Newport News Redevelopment and Housing Authority owns and manages five public housing communities totaling more than 1100 units. Three of these communities, Harbor Homes, Orcutt Homes, and Marshall Courts are World War II era developments. NNRHA has targeted Orcutt Homes, Harbor Homes, and Dickerson Courts for redevelopment as part of the Vision 2010 Plan. The first phase of Orcutt Homes redevelopment was completed by NNRHA in September 2004 with the opening of Wilbert and Effie Ashe Manor. The second phase involving 40 new townhouses is currently under construction. Marshall Courts is targeted for significant modernization activity between 2006 and 2010. The Spratley House provides housing for senior citizens in a five story mid-rise development and serves as a landmark in the Madison Heights community. Spratley House served as the model for Ashe Manor whereby an attractive mid-rise serves as a catalyst for the revitalization of the surrounding neighborhood.

**Principal Multi-family Housing in Designated Area
Table IV**

Development Name	Type	Year Developed	Units
Dickerson Courts	Public Housing – Family	1954	340
Harbor Homes	Public Housing – Family	1941	252
Spratley House	Public Housing – Senior	1998	50
Marshall Courts	Public Housing – Family	1941	353
Orcutt Homes	Public Housing – Family	1941	148 units (under redevelopment)
Seven Oaks	Private – Family	1941	220 (under renovation)
Newport Harbor	Private – Family	1976	200 (recently renovated)

The Seven Oaks and the Newport Harbor (formerly Walker Village Apartments) apartments are privately-owned developments. Newport Harbor was recently renovated using housing revenue bonds. Seven Oaks is currently under renovation.

Although plans exist for the modernization or redevelopment of several of the public housing communities listed in Table IV, it should be noted that the 600 block of 40th Street contains deteriorated rental property generally incompatible with the surrounding Jefferson Park neighborhood. The rental properties form the southern boundary of a community consisting predominately of owner-occupied single-family homes.

Retail and Commercial Corridors

The proposed NRSA contains three primary commercial/retail corridors encompassing Jefferson Avenue from 18th to 50th Streets, Chestnut Avenue between 25th and 39th Streets, and 39th Street between Jefferson Avenue and Chestnut Avenue. Each corridor contains a unique mix of commercial and retail uses designed to serve a neighborhood or larger community market.

Jefferson Avenue

For purposes of the NRSA plan, the Jefferson Avenue corridor consists of three components:

- 1) The northern portion between 39th and 50th Streets which contains an eclectic assortment of commercial and retail operations with auto-related business being the most prominent.
- 2) The middle portion between roughly 25th Street and 36th Streets which contains a variety of commercial and retail establishments including fast food restaurants, barber shop, gas station, ABC store, auto tire shop, rent-

to-own store, convenience store, grocery store, law office, drug store, variety store, furniture stores, hardware store, the City-operated farmers market, and NNRHA offices at a former furniture store building.

- 3) The southern portion roughly between Hampton Avenue and 17th Street which contains restaurants, convenience stores, barber shops, beauty salon, a cab company, laundry mat, dry cleaners, two non-profit community service centers, two churches, and the new OHA HeadStart/daycare center.

As previously discussed, Jefferson Avenue traditionally served as the commercial and retail center for the Southeast Community. Furthermore, the middle portion contains the community's most diverse array of retail and commercial services and is an area where NNRHA is actively engaged in activities presented in the initial NRSA plan.

Chestnut Avenue

The Chestnut Avenue corridor consists of a mix of uses between 25th and 39th Streets. Commercial and retail businesses include a restaurant, a funeral home, an electrical contracting company, convenience store, two floral shops, a beauty and barber shop, a shoe shop and a realty company. Several prominent community churches, a Masonic Lodge, a private club, a police station, a home health care agency, and a middle school are also located along the corridor. The Chestnut Avenue corridor traditionally provided services oriented towards the adjacent residential neighborhoods. However like Jefferson Avenue, the diversity of services has diminished somewhat over the last several decades. Nevertheless, the curb appeal of this corridor is being greatly enhanced by the ongoing streetscape improvements mostly recently illustrated by the work underway at the corner of Chestnut Avenue and 39th Street. Furthermore, the corridor benefits from the presence of a strong association of businesses, churches, and property owners known as the Chestnut Avenue Association. Likewise, the corridor has benefited from accomplishments of the initial NRSA Plan which resulted in the designation of the corridor as an affiliate community with the Virginia Main Street Program.

39th Street

The 39th Street corridor between Jefferson and Chestnut Avenues contains a mix of industrial and retail/commercial uses. As previously discussed, the City and NNRHA has completed land assembly for a major redevelopment initiative along this corridor which enabled the relocation of a machine shop to an adjacent new facility and generated a site for ultimate development as a neighborhood shopping center with a grocery store. Other businesses located along the corridor include a dry cleaner, a laundry, and neighborhood market.

Economic Opportunities through Existing Programs

The Southeast Community NRSA is located in either one of two enterprise zones which presents an opportunity for further economic development. Whereas the Mid-City

Zone covers the Jefferson Park Community, the South Zone encompasses the rest of the proposed Southeast Community NRSA. The purpose of the program is to stimulate business and industrial growth that strengthens neighborhoods. An enterprise zone is an area of a local jurisdiction designated by the Governor, in which special tax incentives and regulatory relief are offered to encourage new business or the expansion of existing business. Newport News' program objectives include the commercial and economic revitalization of the zone by expanding the economic opportunities for zone residents, encouraging development of vacant land for commercial and industrial uses, and rehabilitating or expanding existing commercial and industrial buildings. Program benefits for eligible businesses include a State Income Tax Credit, Real Property Investment Tax Credit, access to Enterprise Zone Incentive Grants, Commercial Rehabilitation Property Tax Abatement for eligible properties, access to a Façade Improvement Loan Program, and abatement of certain local fees and taxes. Other programs available to businesses in the proposed NRSA (as well as citywide) include the NNUDAG Loan Program, Peninsula Revolving Loan Fund Program, Newport News Capital Fund Program and the Newport News Micro Loan Program.

Public Schools in the Area

The Newport News Public School System operates three schools in the proposed NRSA: John Marshall Elementary School, Booker T. Washington Middle School and Huntington Middle School. Each school offers an array of programs which support the learning experience.

John Marshall Elementary School

Marshall Elementary School serves a community of approximately 350 pre-kindergarten through second graders and their parents or guardians. The entire staff works as a team toward two common goals: the first is to ensure academic achievement for all students within a safe and caring school, and the second, to create a lifelong love of learning within the students.

Huntington Middle School

This school is designated as an arts and communication magnet school which enables students to participate in activities such as: 1) photography projects, 2) various roles required to create a previously recorded or live broadcast in a state-of-the-art television studio, 3) chances to work with arts and communications professionals, 4) opportunities to study ballet, modern jazz, multicultural and historical dance techniques in a fully equipped, professional dance studio, 3) interdisciplinary units of study linking the arts and communications with fully integrated language arts, math, science, social studies and technology , and 4) opportunities to write and produce scripts while learning basic stage design techniques.

Booker T. Washington Middle School

This school is currently under renovation by the Newport News Public School System which is transforming the facility from a creaky 76 year old school to a new

magnet for marine science and college prep. The school will open in September 2005 and accommodate 450 students.

Religious Institutions

The proposed NRSA contains an array of places of worship ranging from small storefront churches to larger congregations. Religious affiliations include African Methodist Episcopal (A.M.E.), Apostolic, Baptist, Church of God in Christ, Episcopal and Presbyterian. These worship centers support an assortment of services including child care initiatives, mentoring programs, tutoring programs, homeless outreach programs, job skills training, adult education, and affordable housing development.

Public Safety

The perception of crime in the proposed Southeast Community NRSA is one of the more challenging issues facing the community. The Newport News Police Department operates a pro-active community policing initiative in the community by facilitating the creation of neighborhood crime watches. Meanwhile, NNRHA works with the Police Department to promote safety in the public housing communities and sponsors the creation of volunteer tenant patrols. The Minutemen, a volunteer neighborhood patrol organization promoting school bus stop safety, is also active throughout the community.

The continued residential redevelopment of the community along with improvements to existing structures should continue to improve the public's perception of Southeast Community. In designing new single-family homes for the community, NNRHA has incorporated elements of "Crime Prevention Through Environmental Design" (CPTED) including features such as large front porches to allow homeowners to readily observe street activity.

Community Facilities

The proposed NRSA contains a diverse array of community facilities designed to enhance the quality of life for community residents. These community facilitators include a library branch, community center and a service center.

Pearl Bailey Library

As part of the Newport News Public Library System, this library branch provides a variety of programs and services to meet the informational, educational and recreational needs for all citizens of the City of Newport News. Located at 2510 Wickham Avenue, the facility is immediately adjacent to the new single-family homes of Madison Heights. The library was built in 1985 and was dedicated in honor of the late Pearl Bailey, a legendary entertainer and native of Newport News.

Doris Miller Community Center

The Doris Miller Community Center, operated by the City of Newport News Department of Parks, Recreation and Tourism, provides recreation facilities and a variety of programs for all citizens of Newport News. Located at 2814 Wickham Avenue, the 40,000 square foot facility contains a game room, a gymnasium, a stage with dressing rooms, studios, a multi-purpose room, and an outdoor pool. The center also offers instructional classes, special events, sports and cultural arts programs. The center was built in 1963 in honor of Mr. Doris Miller, a U.S. Navy mess hall attendant, who instinctively took control of an unmanned machine gun and shot down four planes during an attack by the Japanese on Pearl Harbor during World War II.

C. Waldo Scott – Center for Hope

The Scott Center utilizes educators, healthcare professionals, counselors, recreation specialists and community members to provide a variety of services to children and families. Located at 3100 Wickham Avenue, the center offers comprehensive programs and services that include health screenings, health education, case management, counseling, GED classes, after school teen responsibility groups, parenting workshops, substance abuse treatment and recreational activities. The center was named in honor of Dr. C. Waldo Scott the first African American appointed to the Newport News School Board and a highly respected Peninsula Surgeon.

Boys & Girls Club of Greater Hampton Roads

The Boys & Girls Club was founded in 1947 to promote the social, educational, vocational, health and character development of boys, ages six to eighteen years old. Located at 629 Hampton Avenue, the 19,150 square foot facility contains a game room, gymnasium, weight room, library, arts and craft room, a computer center and an outdoor pool.

Young Women's Christian Association (YWCA)

Founded in 1917 the Young Women's Christian Association (YWCA) continues to draw together diverse members striving to create opportunities to empower and respond to the needs of women, girls and their families. Located at 2702 Orcutt Avenue, this tri-level facility is often referred to as the Phillis Wheatley branch. The YWCA provides safety, shelter, daycare, health and fitness programs, counseling, job related services and youth development activities for women and girls in the Southeast Community and throughout the City of Newport News.

Transportation

The Southeast Community is served by public transportation through Hampton Roads Transit (HRT). HRT was generated by the merger of the public bus systems which had separately served the Peninsula and South Hampton Roads portions of the region. With the combined system, riders have potential bus access to practically all of the major employment centers in the region.

Summary of SWOT Analysis and Community Assessment

The SWOT analysis, coupled with the demographic profile of the neighborhood, indicate that there are several weaknesses and threats facing the proposed NRSA including a somewhat negative perception of community safety and available retail shopping/services. Nevertheless, there are several opportunities for resident and neighborhood development that will result in the continued revitalization of the Southeast Community. An expansion of housing opportunities, emphasizing homeownership for low and middle-income families along with improved rental units for modest income families, will create a diverse mix of residents thereby stabilizing and strengthening the community's residential real estate market. In fact, income diversity is becoming a feature of the Madison Heights neighborhood as envisioned in the initial NRSA. A continued focused effort under a revised and update NRSA will continue to improve the neighborhood and community retail/commercial corridors. Furthermore, the continued focused effort will ultimately provide a myriad of opportunities for residents to spend their disposable income within the neighborhood for services which are increasingly purchased outside of the area, thereby reinvesting in the neighborhood and community.

E. Economic Empowerment

The development strategy for the initial Southeast Community Neighborhood Revitalization Strategy Area (NRSA) (as well as the updated and revised plan) is designed to promote the community's economic progress while building on the area's existing and proposed assets. The development strategy and implementation plan to promote economic progress is based on utilizing the ongoing programs described in the "Assessment" portion of this plan (Section D) with expanded initiatives to:

- 1) enable potential homeowners to purchase new homes and newly renovated homes to generate residential stability and financial equity,
- 2) facilitate the renovation or redevelopment of rental communities to provide positive residential environments for modest income families,
- 3) link potential entrepreneurs with retail opportunities in the community and neighborhood retail corridors, and
- 4) connect unemployed residents with employment opportunities.

It is anticipated this development strategy will:

- 1) create a strong residential real estate market while generating a mixed-income housing environment which attracts value-oriented middle-income families who might otherwise buy in newly developed suburban areas,
- 2) provide rental communities which serve as positive community assets,

- 3) strengthen the desirability of the community and neighborhood retail corridors as a shopping destination for local residents, and
- 4) help move families from public assistance to jobs paying a living wage and ultimately resulting in homeownership.

Accordingly, this plan establishes the following mutually supportive economic development goals for the proposed Southeast Community NRSA:

- 1) Increase the community's homeownership rate while promoting income diversity,
- 2) Enhance the appearance and amenities of the area's rental communities,
- 3) Improve the appearance and appeal of the community and neighborhood commercial/retail corridors while facilitating entrepreneurial opportunities, and
- 4) Upgrade the employment opportunities for residents through the generation of new job opportunities as part of the commercial corridor revitalization and in identified redevelopment areas.

Increasing and diversifying the community's homeownership rate

The proposed Southeast Community NRSA contains one of the lowest homeownership rates in Newport News. Whereas 52% of housing units throughout Newport News are owner-occupied based on the 2000 census, approximately 32% of the housing units in the Southeast Community NRSA are owner-occupied. Homeownership is generally recognized as a highly desirable goal in urban neighborhoods such as Southeast Community since homeowners tend to take better care of their property than do tenants and have a long-term commitment to the community partially attributable to a concern over property values. Furthermore, homeowner equity represents the primary financial resource for many families which enables the utilization of home equity loans for property improvements and educational opportunities. NNRHA plans to further strengthen the equity position of homeowners in the Southeast Community through the development and renovation of attractive homes with high curb appeal marketed to low and middle income families. This approach will help to ensure the long-term viability of the community's residential real estate market.

Enhancing the appearance and amenities of the area's rental communities

As presented in Table IV of Section D, the proposed NRSA contains a number of rental communities, both privately and publicly owned, dating to the World War II and Korean War eras. Although NNRHA has invested considerable resources over the last several decades to maintain the older public housing developments in the community, three of these developments – Orcutt Homes, Harbor Homes, and Dickerson Courts – require an approach which will substantially transform these rental communities into true assets complementing the surrounding neighborhood. NNRHA has initiated the redevelopment of Orcutt Homes as envisioned in the initial NRSA plan. In September

2004, NNRHA completed phase I which is a 50-unit mid-rise building for elderly and disabled residents. Phase II involving 40 new townhouses is currently under development.

Improve the viability of the community and neighborhood retail/commercial corridors

The improvement of the Jefferson Avenue, Chestnut Avenue, and 39th Street retail/commercial corridors represents a critical goal of the NRSA effort. Furthermore, this goal reflects the desire to assist businesses located in the corridors to enable them to better address the shopping and service needs of Southeast Community residents. Although each corridor currently contains modest levels of retail and commercial activity, some businesses present a positive exterior impression while others display an eclectic and sometimes unappealing appearance for residents and consumers in the community.

Therefore, the goal to improve the viability of these corridors involves efforts to create a safe and attractive environment which encourages pedestrian-oriented shoppers from the immediately adjacent residential areas while providing accessible parking at strategic locations. The streetscape activities along Chestnut Avenue represent an example of the potential improvements envisioned for the Jefferson Avenue Corridor initially concentrated between 25th and 36th Streets. In addition to streetscape activities, the Virginia MainStreet Program incorporates other activities to revitalize older retail and commercial corridors. As part of the nationally recognized MainStreet Program, the Virginia program encourages approaches such as façade improvement assistance, capacity building for merchants associations, and cooperative marketing events for participating commercial/retail corridors. The Chestnut Avenue Corridor received the affiliate Main Street designation during the initial NRSA plan period.

As part of the MainStreet efforts, it is anticipated that the local merchants in partnership with NNRHA will seek the support of local universities to develop planning and marketing strategies for the corridors. A previous example of such cooperation occurred in the Hilton Village section of Newport News. Students from Old Dominion University worked with the Citizens for Hilton Area Revitalization to generate the Hilton Village Economic Development Study: A Plan for the Future which was published by the City of Newport News. The MainStreet model is referenced in this document.

In addition to strengthening the ability of existing businesses to provide necessary services in the community, opportunities will likely exist for new businesses to emerge along the corridors. As part of promoting such business development, it is anticipated a variety of existing tools including low-interest loan programs and enterprise zone benefits will attract new business. Furthermore, NNRHA and the City Department of Development will work to identify potential business franchise opportunities that will address the retail and service needs of the community. During the initial NRSA plan period, NNRHA and the City Development Department initiated a Façade Improvement Assistance Program which has assisted several businesses along Chestnut Avenue.

Upgrade resident employment opportunities

Retail and commercial upgrading and development in the Southeast Community NRSA will generate additional jobs for local residents and help retain dollars in the community. Furthermore, an increase in the share of income received by low-income residents through such employment opportunities combined with the availability of desirable retail opportunities may ultimately be reflected in increased local spending.

In addition to the jobs generated by the revitalization of the retail/commercial corridors, employment opportunities over the next several years will likely be generated by redevelopment activities at the Southeast CommerCenter and 39th Street corridor.

Summary

Therefore, the economic empowerment goals for the Southeast Community NRSA are designed to improve the appearance, infrastructure, and amenities of the area thereby contributing to a higher quality of life for the residents and other stakeholders. Furthermore, the economic empowerment strategy presented in this section is designed to achieve certain specified results in a four-year period as reflected in the benchmarks presented in the final section of this plan entitled "Performance Measurements" (Section F).

F. Performance Measurements

This section establishes benchmarks for the goals presented in the previous section. It should be noted that considerable progress has been made during the time period for the initial NRSA (July 1, 2001 to present). NRSA accomplishments include:

Goal	Accomplishments
1) Increase community's homeownership rate while promoting income diversity	<ul style="list-style-type: none">• Developed 28 new homeownership units from 7/1/01 to 6/30/04 of which 19 were sold to low-moderate income buyers and 9 to middle-income buyers.• For the year beginning 7/01/04 and ending 6/30/05, it is projected that 17 new houses will either be under development or completed of which 14 will be sold to low-moderate income buyers and 3 to middle-income buyers.• 4 homes acquired and renovated for sale to low-moderate income buyers.• 34 existing homeowners assisted with housing rehabilitation loans to preserve existing homeownership units

Goal	Accomplishments
<p>2) Facilitate the revitalization/ redevelopment of rental communities to provide a positive residential environment and serve as a strong community asset</p>	<ul style="list-style-type: none"> • Completed 50-unit mid-rise for elderly and disabled residents as Phase I of Orcutt Homes redevelopment • Initiated development of 40 new townhomes as part of Orcutt Homes redevelopment • Marshall Courts modernization initiated by NNRHA with the installation of air conditioning for approximately 350 rental units • Newport Harbor (formerly Walker Village) renovations completed by private sector preserving 200 affordable rental units using NNRHA mortgage revenue bonds • Seven Oaks renovations initiated by new private owner using low-income housing tax credits
<p>3) Improve the appearance and appeal of the neighborhood and community retail/commercial corridors while facilitating entrepreneurial opportunities</p>	<ul style="list-style-type: none"> • Chestnut Avenue Corridor received affiliate designation by the Virginia MainStreet Program • Facade loan program implemented resulting in three loans to businesses on Chestnut Avenue including a beauty school and florist • NNRHA completed renovations of the Southeast Community Redevelopment Site Office at 3001 Jefferson Avenue which included exterior improvements, new signs, and window canopies • NNRHA completed the renovation of the former Kline Furniture building at 2705 Jefferson Avenue (building donated by owner to NNRHA) which provides offices for 28 employees
<p>4) Upgrade the employment opportunities for residents through the generation of new job opportunities as part of the commercial corridor revitalization and in identified redevelopment areas</p>	<ul style="list-style-type: none"> • Bay Electric, a major electrical contractor purchased the newly renovated Southeast Industrial Building located in the 600 block of 36th Street which was previously owned by the City Economic Development Authority. • The Office of Human Affairs completed the development of a child care center by the on the 600 block of Hampton Avenue which employs child care workers and support staff. The facility serves approximately 96 children on property leased by OHA from NNRHA.

Whenever possible, the benchmarks for the revised and updated NRSA reflect time-sensitive, feasible performance measurements given anticipated resources which are generally projected in the Consolidated Plan for Housing and Community Development 2006 –2010.

1) Goal: Increase the community's homeownership rate while promoting income diversity

Benchmarks

- a) Develop 50 attractive and affordable single-family homes (with at least 26 targeted for low-income families and up to 24 targeted for middle-income families) over a five-year period. This activity will continue to promote income-diversity as part of the continued new housing development at Madison Heights and Jefferson Park. Funding sources to include the Community Development Block Grant (CDBG), HOME Program, VHDA SPARC, and bank financing. Development participants include NNRHA, Jefferson Park Civic League, Peninsula Community Development Corporation, Habitat for Humanity, and private developers (for the middle-income units).
- b) Acquire and renovate 10 vacant single-family homes over a five-year period. Although it is anticipated that these homes will be primarily marketed to low-income families, as many as four could be marketed to middle-income homebuyers. Funding sources to include the CDBG, HOME Program, Hampton Roads Regional Loan Fund, and private sector financing. NNRHA represents the lead development entity with potential participation by local Community Housing Development Organizations (CHDOs) and private entities.
- c) Assist approximately 50 low-income homeowners over a five-year period including families, senior citizens, and owners with disabilities with loans to enable necessary renovations to properties to address code deficiencies, accessibility issues, and emergency repairs. Funding sources to include CDBG, HOME, and State assistance if available.

2) Goal: Facilitate the revitalization/redevelopment of rental communities to provide a positive residential environment and serve as a strong community asset

Benchmarks

- a) Continue to redevelop the Orcutt Homes public housing community by replacing 148 units of World War II-era housing with up to 148 units of new housing through a multi-phase redevelopment strategy with the following features (50 units already replaced under initial NRSA):
 - ◆ Up to 98 family townhouse units utilizing a development model somewhat similar to the new Lassiter Courts.
 - ◆ An innovative financing approach to include Low-Income Housing Tax Credits, Public Housing Capital Funds, and other financing.

- b) Modernize the Marshall Courts public housing community (353 units) through the upgrading of aging on-site infrastructure and ultimately a phased reconfiguration of the community with an emphasis on useable front porches and defensible yard areas. The Capital Funds Program (CFP) represents the principal funding source for this initiative.
- 3) Goal: Improve the appearance and appeal of the neighborhood and community retail/commercial corridors while facilitating entrepreneurial opportunities

Benchmarks

- a) Revitalize the retail/commercial corridors through the utilization of a Virginia MainStreet approach to include:
- ◆ Application to the Virginia Department of Housing and Community Development for affiliate designation under the Virginia MainStreet Program (completed for Chestnut Avenue under the initial NRSA).
 - ◆ Continue the low-interest rate façade improvement loan program to serve at least one business annually over the five year period. Financed renovations to include exterior painting, new signs, lighting and window canopies or shutters as appropriate.
 - ◆ Provision of a reduced interest rate Newport News Micro-Loan Program (NNML) with additional flexible elements to assist at least one business annually that is established, expanded, or stabilized during the five year period.
 - ◆ Provision of reduced interest rate NNUDAG commercial loans to assist new and expanding businesses in the NRSA to generate approximately 2 new jobs annually over the five year period.
- b) Promote revitalization of the retail/commercial corridors through the upgrading or redevelopment of the following buildings:
- ◆ 2713 Jefferson Avenue to serve as Jefferson Landing I which will involve the renovation of the existing three story building to contain retail space on the first floor and up to seven affordable apartment units located on the second and third floors.
 - ◆ 2701 Jefferson Avenue to serve as Jefferson Landing II which will involve the development of a new three story building on the cleared site comparable to 2713 Jefferson Avenue.

- 4) Goal: Upgrade the employment opportunities for residents through the generation of new job opportunities as part of the commercial corridor revitalization and in identified redevelopment areas

Benchmarks

- a) Continue efforts by the Newport News Department of Development to secure a grocery store chain to serve as the anchor tenant as part of the neighborhood shopping center component of the 39th Street redevelopment effort. It is anticipated the grocery store to anchor the shopping center will generate approximately 20 jobs in the community.
- b) Complete the acquisition, relocation, and demolition activities necessary to assemble the site for the Southeast CommerCenter which will be marketed by the Newport News Industrial Development Authority (IDA). The resulting 22-acre site will provide employment opportunities in light industry.
- c) Support the continued efforts to renovate the former Walter Reed Elementary School to serve as the Downing-Gross Cultural Arts Center. Phase I was completed under the initial NRSA and includes include office space for the Office of Human Affairs, the local Community Action Agency engaged in a variety of activities to promote economic empowerment for low-income families and include a Neighborhood Credit Union. Subsequent phases will include a gallery to display the artwork of African-American Folk Artist Anderson Johnson, a dance studio, visual arts studio, and a theater/auditorium (phase I completed under the initial NRSA).

IV. FUTURE OPPORTUNITIES IN THE SOUTHEAST COMMUNITY

The initial Southeast Community Neighborhood Revitalization Strategy Area (NRSA) Plan provided the framework to incorporate the various positive projects initiated in the area since 1995 along with various planned and proposed projects. Although the City of Newport News has made commendable progress in addressing the benchmarks contained in the initial plan, additional time is needed to complete some of the initial benchmarks as well as additional benchmarks reflected in this revised and updated plan. The NRSA framework will continue to provide a vision for the community which contains a variety of housing opportunities to promote income-diversity and economic development assistance to strengthen the neighborhood and community commercial and retail fabric. The community currently benefits from a strategic location which places the residential, employment, and cultural opportunities (current, planned, and potential) at the center of the Hampton Roads metropolitan region.

This revised and updated NRSA Plan reflects the desire to generate a dynamic core for the Southeast Community which will ultimately contain an array of attractive and affordable housing, convenient retail and commercial services for these residential neighborhoods, and employment opportunities. In addition to its strategic location, the designated Neighborhood Revitalization Strategy Area benefits from a community design

based on pedestrian-oriented blocks in proximity to retail and commercial land uses. The urban block layout evident in the Southeast Community represents a design element employed in new development utilizing a new urbanism design approach. This design emphasizes the proximity of commercial, retail, residential, cultural, and recreational opportunities in a pedestrian-friendly environment.

Although the new urbanism approach is beginning to generate interest in the Hampton Roads region, the Southeast Community already exhibits many of these elements which are being strengthened as a result of the initial NRSA plan and will be further strengthened as a result of the revised and updated plan. The continued partnership outlined in this revised and updated plan consisting of the City, NNRHA, community non-profit organizations, businesses, and concerned residents will further generate the necessary synergy and critical mass of activity to help overcome the challenges outlined in this Plan while building on the community's identified strengths.



NEIGHBORHOOD REVITALIZATION STRATEGY AREA

- 1) Jefferson Park Neighborhood
- 2) 39th Street Redevelopment
- 3) Chestnut Avenue Streetscape
- 4) Ashe Manor - Orcutt Townhomes
- 5) Downing-Gross Cultural Arts Center
- 6) Madison Heights
- 7) Spratley House
- 8) Walker Village
- 9) New OHA Daycare Center
- 10) Harbor Homes/Dickerson Courts (35 acre industrial site)
- 11) Newport News Farmers Market
- 12) Southeast CommerCenter
- 13) Southeast Industrial Building
- 14) Jefferson Avenue Corridor

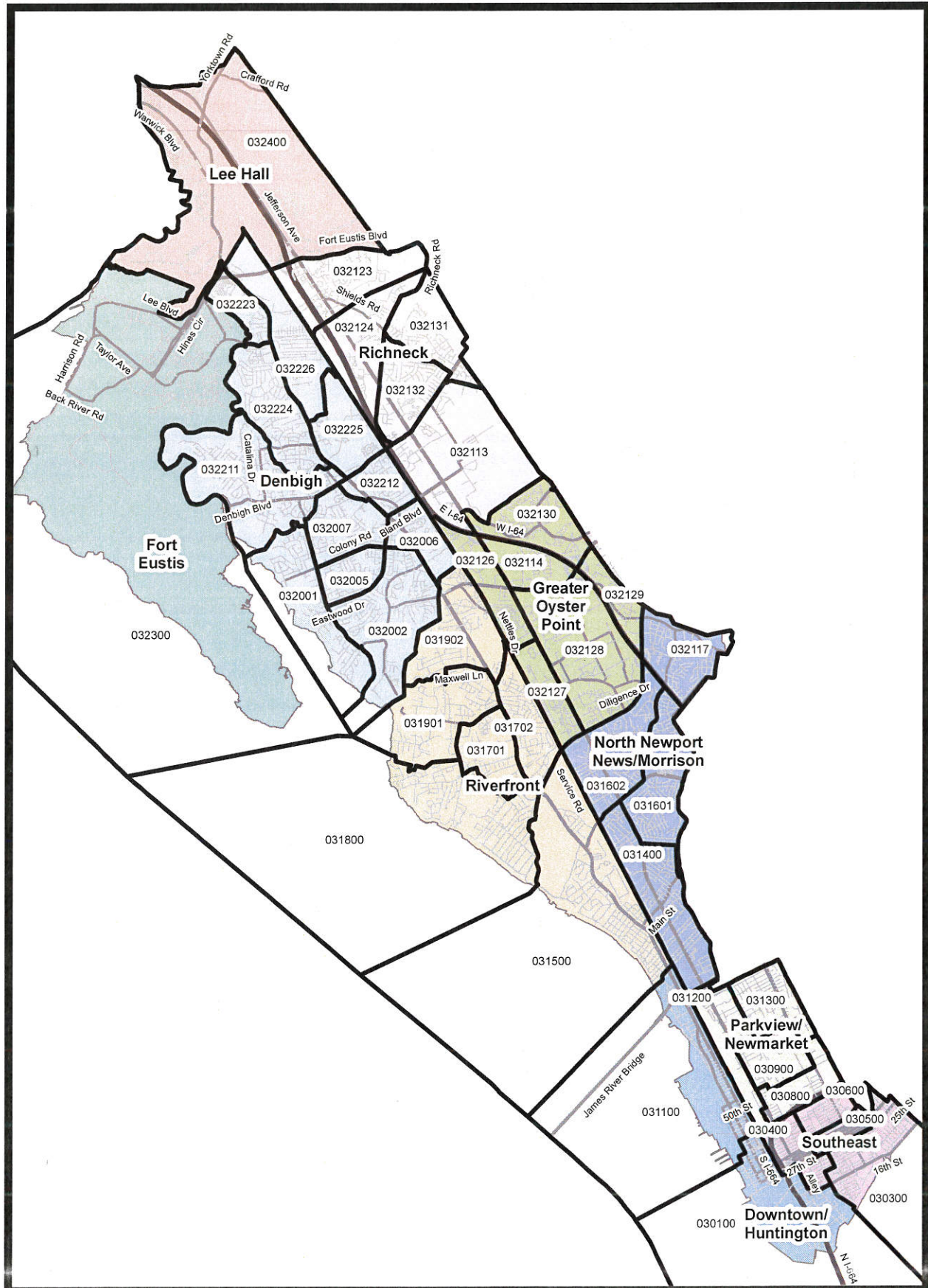
New Development

- A) Mixed-Use (Senior Housing/Retail)
- B) Row House/Townhouse
- C) New Single-Family Homes

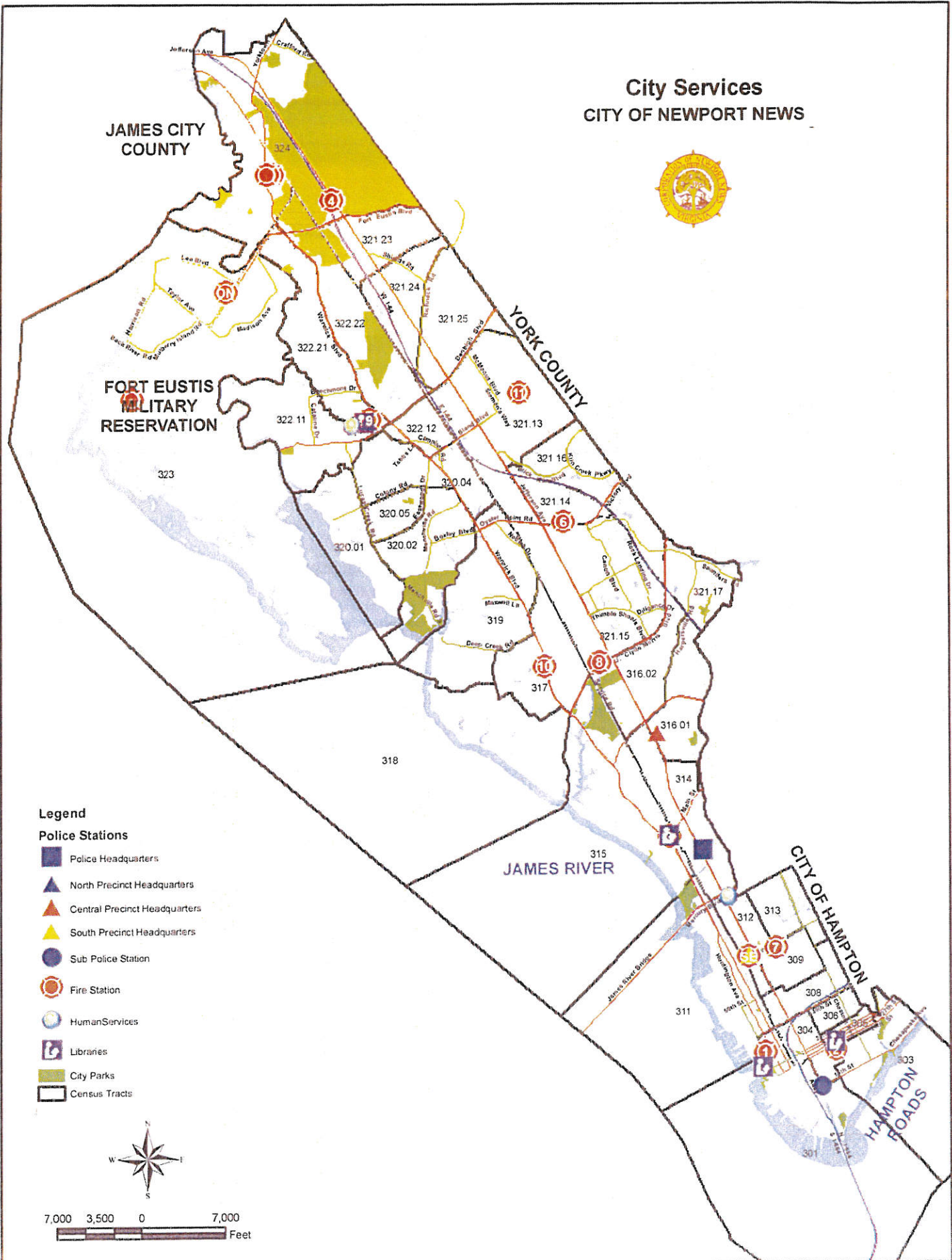
APPENDIX F

MAPS

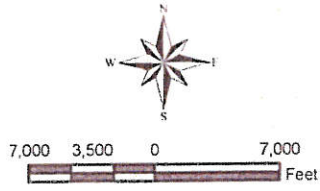
Newport News - Planning Areas



City Services CITY OF NEWPORT NEWS



- Legend**
- Police Stations**
- Police Headquarters
 - North Precinct Headquarters
 - Central Precinct Headquarters
 - South Precinct Headquarters
 - Sub Police Station
 - Fire Station
 - Human Services
 - Libraries
 - City Parks
 - Census Tracts

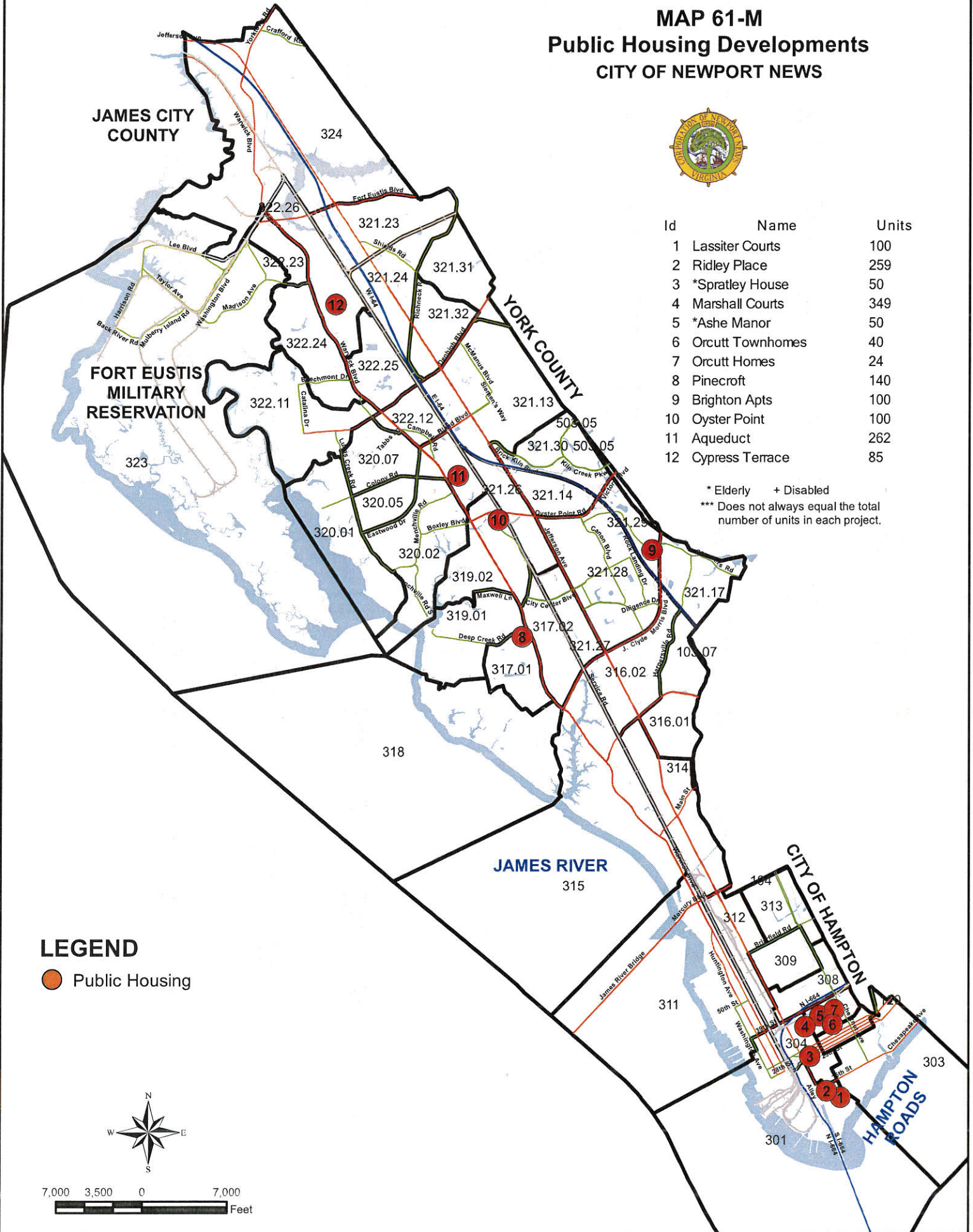


MAP 61-M Public Housing Developments CITY OF NEWPORT NEWS



Id	Name	Units
1	Lassiter Courts	100
2	Ridley Place	259
3	*Spratley House	50
4	Marshall Courts	349
5	*Ashe Manor	50
6	Orcutt Townhomes	40
7	Orcutt Homes	24
8	Pinecroft	140
9	Brighton Apts	100
10	Oyster Point	100
11	Aqueduct	262
12	Cypress Terrace	85

* Elderly + Disabled
 *** Does not always equal the total number of units in each project.



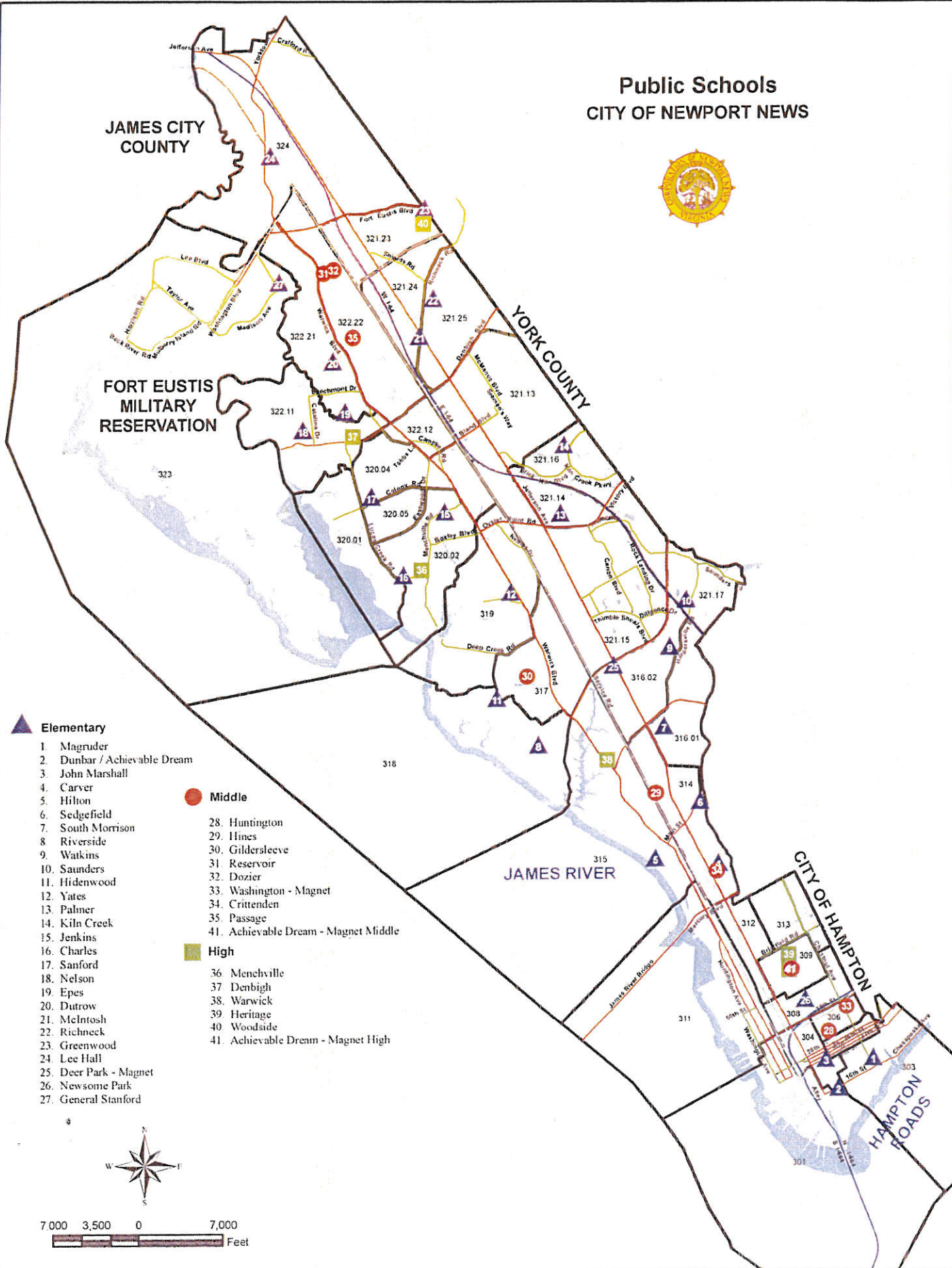
LEGEND

Public Housing

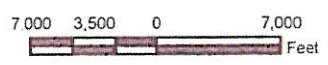


7,000 3,500 0 7,000
 Feet

Public Schools CITY OF NEWPORT NEWS



- ▲ Elementary**
 - 1. Magruder
 - 2. Dunbar / Achievable Dream
 - 3. John Marshall
 - 4. Carver
 - 5. Hilton
 - 6. Sedgefield
 - 7. South Morrison
 - 8. Riverside
 - 9. Watkins
 - 10. Saunders
 - 11. Hidenwood
 - 12. Yates
 - 13. Palmer
 - 14. Kiln Creek
 - 15. Jenkins
 - 16. Charles
 - 17. Sanford
 - 18. Nelson
 - 19. Epes
 - 20. Dutrow
 - 21. McIntosh
 - 22. Richneck
 - 23. Greenwood
 - 24. Lee Hall
 - 25. Deer Park - Magnet
 - 26. Newsome Park
 - 27. General Stanford
- Middle**
 - 28. Huntington
 - 29. Hines
 - 30. Gildersleeve
 - 31. Reservoir
 - 32. Dozier
 - 33. Washington - Magnet
 - 34. Crittenden
 - 35. Passage
 - 41. Achievable Dream - Magnet Middle
- High**
 - 36. Menchville
 - 37. Denbigh
 - 38. Warwick
 - 39. Heritage
 - 40. Woodside
 - 41. Achievable Dream - Magnet High



City of Newport News Median Family Income



James City County

Lee Hall

York County

Richneck

Fort Eustis

Denbigh

Greater Oyster Point

Riverfront

North Newport News/Morrison

James River

City of Hampton

Legend

Median Family Income (Dollars)

- 15904 - 30000
- 30001 - 50000
- 50001 - 75000
- 75001 - 90000
- 90001 - 114650

Planning Areas



Parkview/
Newmarket

Southeast

Downtown/
Huntington

Hampton Roads

City of Newport News 2010 Census Tract



James City County

York County

City of Hampton

James River

Hampton Roads

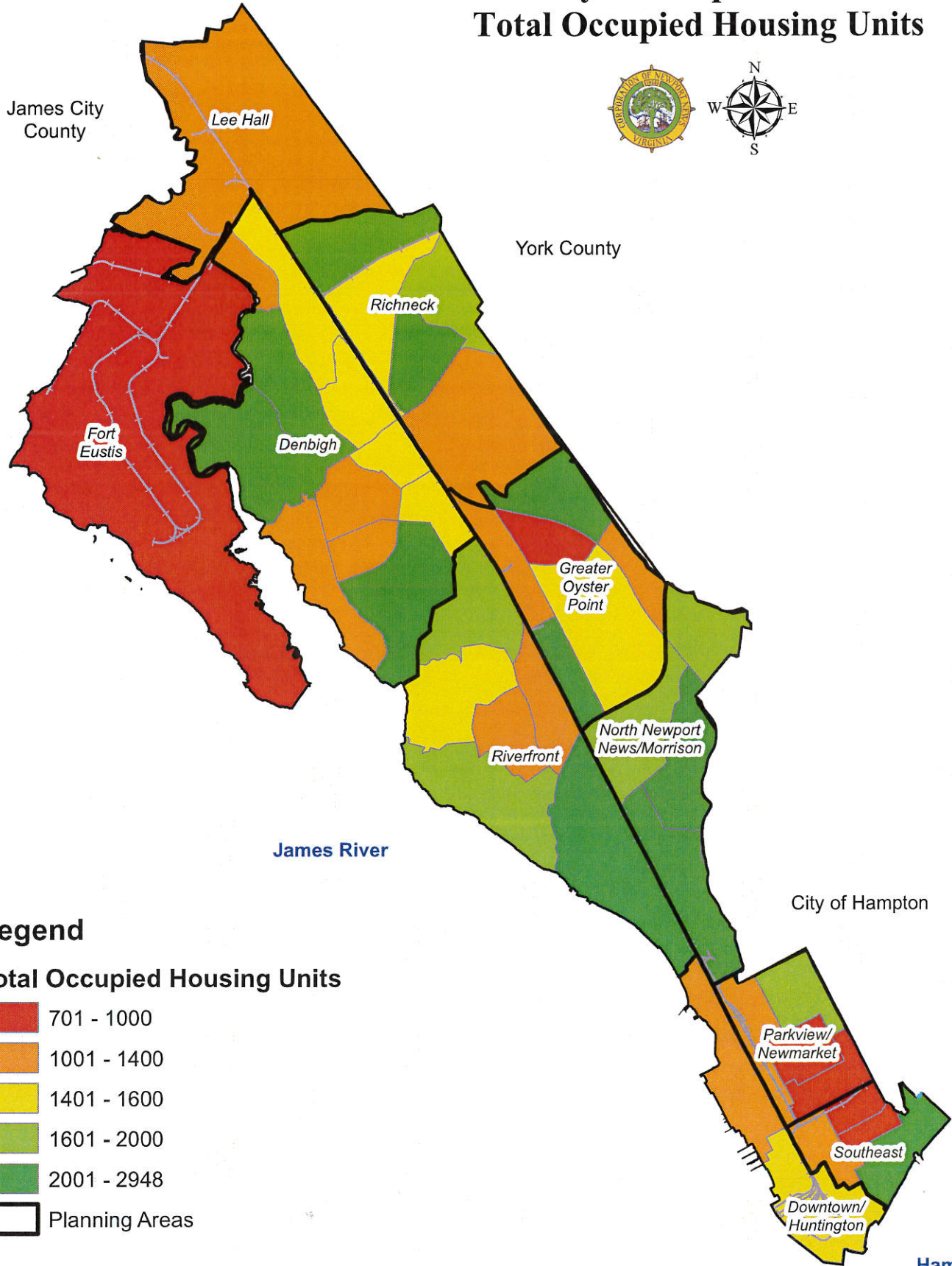


City of Newport News Total Occupied Housing Units



James City County

York County



Legend

Total Occupied Housing Units

- 701 - 1000
- 1001 - 1400
- 1401 - 1600
- 1601 - 2000
- 2001 - 2948

Planning Areas



City of Newport News Vacant Housing Units



James City
County

Lee Hall

York County

Richneck

Fort
Eustis

Denbigh

Greater
Oyster
Point

Riverfront

North Newport
News/Morrison

James River

City of Hampton

Legend

Total Vacant Housing Units

- 27 - 50
- 51 - 100
- 101 - 200
- 201 - 300
- 301 - 405

Planning Areas



Parkview/
Newmarket

Southeast

Downtown/
Huntington

Hampton
Roads

APPENDIX G

RECAPTURE GUIDELINES

RECAPTURE POLICY

The City of Newport News currently uses the recapture provision option outlined in Section 24 CFR Part 92.254 (a)(5)(ii)(A)(2) to ensure the affordability requirements for the HOME Investment Partnership Program. Under this provision, the HOME investment amount may be recaptured on a prorata basis for the time the homeowner has owned and occupied the housing measured against the required affordability period. The recapture provision is defined as the amount of HOME funds used to assist an eligible purchaser; such assistance represents the direct subsidy to the purchaser, and includes down payment assistance, closing cost, or the difference between fair market value and purchase price. The recapture provision must ensure that the City recoups the net proceeds available from the sale of the HOME assistance unit. The amount of funds subject to recapture is based on the pro-rata share of the remaining affordability period. The affordability period is determined by the amount of HOME funds included in the deed of trust, which will be defined in the terms of the loan.

The affordability period will apply as follows:

Project Amounts	Affordability Periods
Projects under \$15,000	5 Years
Projects from \$15,001- \$40,000	10 years
Projects over \$40,000	15 Years

The City may choose to reduce the amount of direct HOME subsidy on a pro-rata basis for the time the homebuyer has owned and occupied the housing, measured against the required affordability period. The resulting ratio would be used to determine how much of the direct HOME subsidy the City would recapture. The pro rata amount recaptured by the City cannot exceed what is available from net proceeds.

To determine the pro rata amount recaptured by the City:

- Divide the number of years the homebuyer occupied the home by the period of affordability;
- Multiply the resulting figure by the total amount of direct HOME subsidy originally provided to the homebuyer.

$$\frac{\text{Number of years homebuyer occupied the home}}{\text{Period of affordability Amount}} \times \text{Total direct HOME subsidy} = \text{Recapture Amount}$$

If there are insufficient net proceeds available at sale to recapture the full pro rata amount due, the City is not required to repay the difference between the prorated direct HOME subsidy due and the amount the City is able to recapture from available from net proceeds.

The City will enforce the recapture provision requirement in its contractual agreement with its



sub-recipients, developers and CHDOs. This recapture provision must be used by all sub-recipients, developers and CHDO's when there is a sale of property using HOME Investment Partnership program. Therefore, all the sub-recipients, developers or CHDOs will be responsible for passing the recapture provision requirement to the purchaser of the HOME assisted unit in the form of a deed of trust that runs concurrently with the affordability period.

HUD funds will not be used to refinance existing debt secured by multifamily housing that is being rehabilitated with HOME funds.

