

AAP 2024-2025

Executive Summary

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

1. Introduction

The City of Newport News receives entitlement funds from the U.S. Department of Housing and Urban Development (HUD) to help address housing and community development needs. These grant funds include the Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME).

HUD requires that the City complete a five-year strategic plan called the Consolidated Plan for Housing and Community Development (Consolidated Plan). The City's Consolidated Plan covers federal fiscal years 2020 – 2024 and describes priorities and multiyear strategic goals based on an assessment of housing and community development needs; an analysis of housing and economic market conditions; and available resources. This document, the 2024-2025 Annual Action Plan, is the fifth action plan in the Consolidated Plan cycle.

The Annual Action Plan for the period July 1, 2024 to June 30, 2025 described herein reflects proposed activities in the fifth program year of the 2020-2024 Consolidated Plan. The following information details projects proposed to be undertaken in the City of Newport News with Community Development Block Grant (CDBG) and Home Investment Partnership Program (HOME) entitlement funds awarded from HUD.

The City of Newport News' allocations for CDBG and HOME are listed below. These entitlement amounts are supplemented by projected program income.

City of Newport News - Projected Allocations for CDBG and HOME

CDBG

Entitlement Allocation FY 2024	\$1,278,265
Projected Program Income FY 2024	\$ 140,000
Total Program Budget for FY 2024	\$1,418,265

HOME

Entitlement Allocation FY 2024	\$ 858,556
Projected Program Income FY 2024	\$ 140,000
Total Program Budget for FY 2024	\$ 998,556

Please note: In the event the Community Development Block Grant (CDBG) and/or HOME funded programs receive an increase in unanticipated program income during the year, the following program activities will utilize the additional funds:

CDBG: Strategic Acquisitions; Codes Compliance; Public Facilities & Improvements; Public Services and NNRHA Administration

HOME: HOMEvestor Program; Administration; and Community Housing Development Organizations (CHDOs)

2. Summarize the objectives and outcomes identified in the Plan

The Annual Action Plan for the period July 1, 2024 to June 30, 2025 continues the goals of the 2020-2024 Five-Year Consolidated Plan which focuses on providing safe, decent and affordable housing and creating economic opportunities for citizens of Newport News. The goals and objectives of the Annual Action Plan, as formulated by the Five-Year Consolidated Plan, are summarized below:

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: Increase Community Services Programming – CDBG funds will be used towards activities that provide services in the community

Goal 6: Enhance Youth Development and Senior Initiatives - Increase youth enrichment programming and promote senior initiatives

Anticipated outcomes over the next program year in support of the Five-Year Consolidated Plan are as follows:

- Continue to fund activities for the elimination of slums and blight through codes enforcement and acquisition of unsafe structures
- Acquisition and rehabilitation of owner-occupied housing, rental development and strategic acquisitions
- Expand economic development activities to establish and strengthen businesses in the City thereby generating employment opportunities
- Continue to support homeless intervention programs
- Increase affordable rental and homeownership housing opportunities
- Continue to fund community service programs such as meals assistance, crisis intervention, enrichment and recreation for youth, transitional shelter for victims of physical abuse, and support for seniors

3. Evaluation of past performance

The City of Newport News's evaluation of past performance was documented in the fiscal year 2022-2023 Consolidated Annual Performance and Evaluation Report (CAPER). The document states the objectives and expected outcomes identified in the Consolidated Plan and include an evaluation of past performance. The 2022-2023 CAPER can be found on the Newport News Redevelopment and Housing Authority website at <https://www.nnrha.net/citizen-participation-process>.

In summary:

- 100% of the locality's CDBG allocation for 2022-2023 was used for both low- and moderate-income beneficiaries.
- Program activities were undertaken in a timely manner as reported by HUD in its timeliness report as of April 27, 2023. The required threshold is 1.5% and the actual calculation was 1.41%.
- 15% of the locality's CDBG allocation for 2022-2023 was used for public service activities.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan

The City follows the Citizen Participation Plan outlined in the Consolidated Plan. The Plan as presented helps to foster open, transparent citizen participation when developing strategic program outcomes and associated Action Plans.

On November 29, 2023 the City of Newport News published a notice in the Daily Press for a public meeting to allow citizens the opportunity to review program performance. Citizens were also given the opportunity to identify housing needs and to offer their views regarding the use of CDBG and HOME funds for the upcoming program year (2024-2025). The notices were also posted on the City's website and the Newport News Redevelopment and Housing Authority's (NNRHA) websites, placed in all City libraries, and in all of the Authority's public housing communities.

The City and NNRHA held a virtual citizen participation meeting on Tuesday, December 14th, 2023 at 3:00 p.m. to discuss the Consolidated Housing and Community Development funds for 2024-2025 Annual Action Plan. The citizen participation meeting was conducted virtually via Zoom.

The notice also advertised that the City would be accepting funding requests for the upcoming program year. Both City and Housing Authority staff provided technical assistance to prospective applicants wishing to apply for funding during the meeting as well as contact information should the applicant(s) require further assistance. Application proposals were due on Friday, January 12, 2024.

The City received twenty (20) applications requesting funding from the 2024-2025 CDBG allocation. On Wednesday, February 21, 2024, the CDBG Application Review Committee conducted a virtual meeting via Zoom to allow each applicant the opportunity to give a presentation on their proposal(s). Committee funding recommendations are included in this draft Annual Action Plan. The scheduled citizen review and comment period for the draft plan is scheduled for April 29, 2024 through May 30, 2024.

On Sunday, April 28, 2024, the City and the Authority will advertise a public meeting to discuss the draft Action Annual Plan on May 15, 2024. The meeting will be conducted virtually via Zoom beginning at 6:00 p.m.

City Council is scheduled to hold a public meeting on Tuesday, June 11, 2024 to consider the final version of the Annual Action Plan. All citizen comments will be responded to and considered for inclusion in the Annual Action Plan.

5. Summary of public comments

No comments received during 12/14/23 public hearing

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

N/A

7. Summary

N/A

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

Agency/entity responsible for preparing/administering the Consolidated Plan

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

Agency Role	Name	Department/Agency
Lead Agency	City of Newport News, VA	Department of Development
CDBG Administration	City of Newport News, VA	Department of Development
HOME Administration	City of Newport News, VA	Department of Development

Table 1 – Responsible Agencies

Annual Action Plan Public Contact Information

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

<https://www.nnva.gov/664/Publications>

or

Newport News Redevelopment & Housing Authority
Community Development

227 27th Street, P.O. Box 797
Newport News, Virginia 23607
(757) 928-2644

<http://nnrha.net/citizen-participation-process.html>

AP-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(l))

The Annual Action Plan reflected consultation and coordination with many agencies, organizations and citizens. These groups and individuals represent a variety of housing and community development programs and concerns. Significant aspects considered in the plan development process included:

- Development of a timeline projection for activities to occur. The Annual Action Plan for 2024-2025 was developed in partnership between the City of Newport News’ Department of Development and the Newport News Redevelopment and Housing Authority. The City is the lead agency.
- Identification of community stakeholders and key service providers.
- 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 Annual Action 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 (ED) 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 and allows the ED of NNRHA to hear City priorities as they are developed. Additionally, NNRHA staff and City staff have regular communication with one of the Directors 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. Both City and NNRHA staff are in regular contact with numerous non-profit service providers through not only The Continuum of Care (CoC) but also as recipients of CDBG funding.

Additionally, the former Assistant City Manager, now the City Manager, with his involvement in the Greater Virginia Peninsula Mayors and Chairs Commission on Homelessness, convenes the leadership from the CSB and Human Services, on a bimonthly basis, along with regional counterparts and CoC leadership in order to collaborate on service and housing needs, and addressing those gaps through planning and (sometimes) shared resources.

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 federally-designated 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 of Newport News, Hampton, Poquoson, Williamsburg, as well as the counties of James City and York. Newport News has always been very active in and participates in all activities and matters considered through the GVPHC via staff of the City and staff of NNRHA. The City Manager, in his prior position of Assistant City Manager, played an integral part in the effort to address homelessness by his involvement as Chair of the Greater Virginia Peninsula Mayors and Chairs Commission on Homelessness group since 2006, which is also attended by the Director and key staff of the Newport News Department of Human Services. In 2013, the GVPHC non-profit partners, in conjunction with the City, updated the 10- year plan to end homelessness by way of regional commitment and combined efforts. The Consortium adopted a 3-year strategic plan which goes through 2025.

City staff with non-profit and faith-based partners collaborated on several working committees of the CoC in order to accomplish the key activities required in order to receive state and federal funds for housing and services. The City also 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 shelter program – PORT - for approximately 500 unduplicated persons. One non-profit is a partner and administers a program at a facility for the homeless to shower, receive clean clothing and do their laundry at the Four Oaks Day Service and Training Center. At Four Oaks, they can also connect to services and benefits. Several other non-profits, supported in part by CDBG funds, serve homeless females, families and those who are fleeing domestic violence.

Currently, CoC funding and actions are focused on the following:

- Increase scattered site Rapid Rehousing units for individuals and families requiring limited financial assistance and support services to obtain self-sufficiency;
- Increase permanent supportive housing for the chronically homeless, veterans and persons with mental illnesses;
- Expand and improve the Coordinated Entry System, which includes matching homeless households with appropriate housing options through the Service Coordination and Assessment Network;
- Fully implement the responsibilities of the City's Housing Broker Team to align with the CoC's identified needs and gaps.

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

The City does not currently receive ESG funding directly from the federal government, but it does receive them through the Virginia Department of Housing and Community Development (DHCD) by way of grants to service providers. DHCD hosts input sessions every year to present their plans and gather feedback before finalizing it. They also hold quarterly meetings with grantees to monitor program activities and expenditures. Through funds that the City contributes to The Planning Council, performance data and system measures are reviewed by CoC members at the monthly Leadership meetings. The CoC also helps develop and approve all funding applications. The Planning Council also produces and presents reports and data dashboards around data collected through HMIS and other research that demonstrates trends in homelessness, gaps in services, and overall system performance. These reports help guide the City and CoC members in their overall strategic planning for funding allocations and concentrated efforts.

Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities

Please see Table 2 on the following page.

Table 2 – Agencies, groups, organizations who participated

Agency/Group/Organization	Greater Virginia Peninsula Homelessness Consortium (GVPHC)
Agency/Group/Organization Type	Regional Organization composed of multiple local governments, nonprofits and service agencies
What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homelessness Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City does not currently receive ESG funding, but it has made provisions for administration of a Homeless Management Information System (HMIS). The City contributes funds to The Planning Council, who provides HMIS Administration for the Greater Virginia Peninsula Homelessness Consortium, to provide oversight, training, and support for HMIS. The staff also provides CoC support and technical assistance for all working groups, including the Leadership Committee where project- and system-level performance are reported, and funding applications are developed and approved. The Planning Council also produces and presents reports and data dashboards around data collected through HMIS and other research that demonstrates trends in homelessness, gaps in services, and overall system performance. These reports help guide the City and CoC members in their overall strategic planning for funding allocations and concentrated efforts.

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

Many of the agencies that the City of Newport News and its community development programs interact with were consulted either directly or indirectly

through the CoC. The majority of these agencies are part of the CoC as well. No known connected agencies were purposely omitted.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Greater Virginia Peninsula 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.
One City, One Future 2040	Newport News Planning Department	The One City, One Future 2040 is the overall City's comprehensive plan and also looks at the City's priorities and available resources to address.
Public Housing Agency Plan	Newport News Redevelopment and Housing Authority	A comprehensive guide to public housing agency (PHA) policies, programs, operations and strategies for meeting local housing needs and goals.
Choice Neighborhood Initiative (CNI)	City of Newport News/NNRHA	CNI plan is part of a revitalization of the target area located within the Southeast Community

Table 3 – Other local / regional / federal planning effort

AP-12 Participation – 91.105, 91.200(c)

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

The City's current Citizen Participation Plan places great emphasis on the provision of information and involvement of all citizens, and especially low-income residents, in the planning process and services delivered with community development programs.

Annually, open forums are held and specific technical assistance is provided to those wishing to apply for services with a strict adherence to timely provision of information. A copy of the draft Annual Action Plan is made available for review each year at the following sites: Newport News Public Library, Parks and Recreation Centers, public housing sites, the Department of Development at City Hall, and NNRHA administrative offices at 227 27th Street. Additionally, the Annual Action Plan is made available electronically via the City and NNRHA's website which may be accessed by using www.nnva.gov/development-publications and <http://nnrha.com/citizen-participation-process.html>, respectively.

The specific schedule which allows for citizen participation and awareness in developing the budget for Action Plan #4 is as follows:

- | | |
|---|-------------------------------------|
| ● Public Hearing with Citizens (Virtual) | December 14, 2023 |
| ● CDBG Proposals Due | January 12, 2024 |
| ● Review Committee Meeting | February 14, 2024 |
| ● Applicant presentations to Review Committee | February 21, 2024 |
| ● Draft Action Plan 30-Day Public Review | April 29, 2024 through May 30, 2024 |
| ● Virtual Public Hearing & Presentation - Draft Action Plan | May 15, 2024 |
| ● City Council Public Meeting - Plan Approval Consideration | June 11, 2024 |

A summary of any public comments received will be included in the Annual Action Plan following the May 15, 2024 public meeting.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of Response & Attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Virtual Public Hearing 12-14-23 3:00 p.m.	All citizens, particularly low-income persons and residents of economically impacted neighborhoods	Attendance 11-12 people	Two participants had questions about eligibility, but no comments were made.	N/A	http://nnrha.net/citizen-participation-process.html https://www.nnva.gov/664/Publications
2	Virtual Public Hearing 5-15-24 6:00 p.m.	All citizens, particularly low-income persons and residents of economically impacted neighborhoods	TBD	TBD	TBD	http://nnrha.net/citizen-participation-process.html https://www.nnva.gov/664/Publications

Table 4 – Citizen Participation Outreach.

Expected Resources

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

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 5				Expected Amount Available Remainder of ConPlan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total:		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Facilities & Improvements Public Services	\$1,278,265	\$140,000	0	\$1,418,265	\$0	These funds support the overall goals presented in the Consolidated Plan by facilitating programs including housing rehabilitation loans & grants, business grants and loans, homeless assistance programs, strategic acquisitions and other community development activities.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 5				Expected Amount Available Remainder of ConPlan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab new construction for ownership TBRA	\$858,556	\$140,000	0	\$998,556	\$0	HOME funds will be used to address affordable housing needs in the City of Newport News.

Table 5 - Expected Resources – Priority Table

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

The City of Newport News will make reasonable efforts to leverage financial funds from private, state and local entities to address affordable housing goals. The HOME program requires 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 24 CFR 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 publicly 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) participates in the Department of Housing and Urban Development’s (HUD) Rental Assistance Demonstration (RAD) Program and has completed RAD conversions of seven (7) public housing properties (498 units) to date. The RAD program is designed to address years of declining operating and capital subsidies which along with long-standing regulations in the public housing programs have contributed to deterioration of public housing stock. The changes will serve to preserve existing public housing projects. The Properties include:

1. Cypress Terrace Apartments	VA003000310	82 units
2. Oyster Point Apartments	VA003000310	96 units
3. Brighton Apartments	VA003000310	100 units
4. Orcutt III Townhomes	VA003000326	30 units
5. Lassiter Courts Apartments	VA003000317	100 units
6. Spratley House Apartments	VA003000321	50 units
7. Orcutt Townhomes I	VA003000325	40 Units

A variety of funding sources (including local and state HOME funds, FHA financing, Federal Home Loan Bank monies, NNRHA resources, and public housing funds) are needed to undertake RAD program planning and the very costly renovations on these projects. The utilization of HOME Program monies, in conjunction with other financing sources, are needed to facilitate the renovations of the public housing complexes in the City of Newport News as is strategically and financially appropriate. This work is 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.

Additionally, the City and NNRHA are working collaboratively to undertake and implement the Choice Neighborhood Initiative (CNI) Transformation Plan. The CNI Plan outlines, in detail, the proposed uses of land owned by NNRHA and the City, to develop additional housing options to include replacement housing for the targeted property, Ridley Place.

Latest Developments in Choice Neighborhood Initiative (CNI) Housing Phases

The Choice Neighborhood Initiative (CNI) continues to advance with Phase 2 & 3 housing developments at the former Ridley Place site, spanning from 12th to 18th Street between Jefferson Ave and Ivy Ave. These efforts are aimed at revitalizing the community by providing a diverse range of housing options.

Plans entail the construction of 155 new rental units and 24 single-family homes, addressing various housing needs within the community. Notably, 79 rental units are earmarked for project-based rental assistance, prioritizing former Ridley Place residents for community continuity and support. Additionally, 48 units will cater to families earning less than 60% of the area median income, while 28 units will be available at market rate.

Construction is actively progressing for both phases, with Ridley III-R (phase 1) reaching approximately 75% completion, and Ridley IV-R (phase 2) at around 55% completion. Both phases are slated for completion by November 2024, marking a significant milestone in the community's revitalization efforts. Post-construction, the leasing process will commence. Furthermore, a ribbon ceremony is scheduled for late summer 2024.

In parallel, the Downtown Phase at 28th Street and Washington Avenue are in its pre-development phase, with construction set to begin in spring 2025. The project will feature a multi-story mixed-income, mixed-use elevator building comprising 73 units. Among these, 25 units will serve as project-based replacement units, 17 will be affordable units, and 31 will be market rate units.

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
1	Housing Preservation & Neighborhood Revitalization	2020	2024	Affordable Housing	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)	Preserve Existing Housing Expand Economic Development Increase the supply of affordable housing Neighborhood Revitalization	CDBG: \$821,872	Homeowner Housing Rehabilitated: 20 Household Housing Units (\$396,872) Buildings Demolished: 8 Buildings (\$125,000) Acquisitions \$300,000.00
2	Expand Economic Development	2020	2024	Non-Housing Community Development	TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)	Expand Economic Development	CDBG: \$111,000	Jobs created/retained: 8 New business start-up or expansion - Commercial Loans (\$100,000) Entrepreneurship support-Black Brand (\$11,000)
3	Homeless Intervention & Special Populations Housing	2020	2024	Homeless Non-Homeless Special Needs	TITLE 36 PLAN	Reduce Homelessness	CDBG: \$55,740	Public service activities other than Low/Moderate Income Housing Benefit: Homeless Person Overnight Shelter: 1270 Homeless Persons Assisted: 2470 LINK \$20,740; 700 ppl MHM \$10,000; 572 ppl Clean Com \$25,000; 245

	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Increase Affordable Housing Units	2020	2024	Affordable Housing	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)	Increase the supply of affordable housing	HOME: \$898,700 (includes PI of \$126K)	Rental units rehabilitated: 32 Household Housing Unit Homeowner Housing Added: 2 Household Housing Unit Homeowner Housing Rehabilitated: 1 Household Housing Unit Direct Financial Assistance to Homebuyers: 7 Households Assisted
5	Increase Community Services Programming	2020	2024	Non-Homeless Special Needs Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)	Special Needs Services Reduce Homelessness	CDBG: \$81,000	Public service activities other than Low/Moderate Income Housing Benefit: 924 Persons Assisted TFVS \$40,000; 443 ppl FOC \$21,000; 208 ppl Housing Counseling \$20,000; 273 ppl
6	Enhance Youth Development & Senior Initiatives	2020	2024	Non-Housing Community Development	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)	Youth Development & Senior Initiatives	CDBG: \$65,000	Public service activities other than Low/Moderate Income Housing Benefit: Persons assisted: 517 Boys & Girls Clubs of VA Pen. \$50,000; 497 Persons Assisted Peninsula Agency on Aging \$15,000; 20 people

Table

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Goals

Summary

Goal Descriptions

1	Goal Name	Housing Preservation & Neighborhood Revitalization
	Goal Description	Elimination of dilapidated, unsafe buildings in the City of Newport News. To include strategic acquisitions.
2	Goal Name	Expand Economic Development
	Goal Description	Jobs creation/retention/business assistance
3	Goal Name	Homeless Intervention & Special Populations Housing
	Goal Description	Public Service Activity other than low/moderate housing that assists low-income citizens
4	Goal Name	Increase Affordable Housing Units
	Goal Description	Households assisted with direct financial assistance. Single family homes developed and sold to low-income buyers.
5	Goal Name	Increase Community Services Programming
	Goal Description	Funds will be used toward activities that provide services in the community to low-moderate income citizens
6	Goal Name	Enhance Youth Development & Senior Initiatives
	Goal Description	Funds provided to organizations to enhance youth development & senior services

Projects

AP-35 Projects – 91.220(d)

Introduction

During Action Plan year number five, the City of Newport News will undertake the following projects to implement priorities identified in the Five-Year Consolidated Plan. AP-35 of this Annual Action Plan gives a summary of the specific activities that will be funded during the Funding Year 2024-2025.

*SEE APPENDIX FOR A DETAILED DESCRIPTION AND FUNDING.

Projects

#	Project Name
1	HOME Down Payment Assistance
2	HOMEcare
3	CHDO
4	HOME Administration
5	HOMEVestor II
6	Administration - NNRHA
7	Administration - City of Newport News
8	Codes Clearance
9	Commercial Loan Program Delivery
10	Rehabilitation Program Delivery
11	Special Economic Development Activities - Loan and Grant Programs
12	Residential Rehabilitation and Preservation
13	Black Brand
14	Transitions Family Violence Services
15	Hampton Roads Community Action Program, Inc. - Fair Housing
16	Hampton Roads Community Action Program, Inc. - Clean Comfort
17	Hampton Roads Community Action Program, Inc. - Housing Counseling
18	Boys & Girls Clubs of the Virginia Peninsula
19	Freedom Outreach Center
20	LINK of Hampton Roads
21	Menchville House Ministries
22	Peninsula Agency of Agency
22	Strategic Acquisitions

Table 7 – Project Information

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

The allocations in Table 7 align with our goals as outlined on page 2 of this document. The most significant obstacle to addressing the needs of the underserved is that the needs far outweigh the availability of resources. As we planned for the program year 2024-2025, we received over \$2,000,000 in funding requests vs. the \$1,278,265 we project will be allocated by HUD.

1	Project Name	HOME Down Payment Assistance
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Increase Affordable Housing Units
	Needs Addressed	Increase the supply of affordable housing
	Funding	HOME: \$100,000.00
	Description	Provide down payment assistance (up to \$14,500) to first-time homebuyers
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	7 Households
	Location Description	City-wide
	Planned Activities	Marketing through Realtors and ongoing Homebuyer interest workshops
2	Project Name	HOMEcare
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization
	Needs Addressed	Preserve Existing Housing
	Funding	HOME: \$25,000.00
	Description	Low-interest loans/or grants for owner-occupied rehabilitation
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	1 Household
	Location Description	City-wide
	Planned Activities	Provide rehab assistance to owner-occupied units

3	Project Name	CHDO
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization Increase Affordable Housing Units
	Needs Addressed	Increase the supply of affordable housing Neighborhood Revitalization
	Funding	HOME: \$128,784.00
	Description	Assists qualified CHDO's with the acquisition, development or sponsorship of affordable housing
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	2 Households
	Location Description	City-wide
Planned Activities	Develop two (2) homeownership units	
4	Project Name	HOME Administration
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization Increase Affordable Housing Units
	Needs Addressed	Preserve Existing Housing Expand Economic Development Increase the supply of affordable housing
	Funding	HOME: \$99,856.00
	Description	Provides for HOME program planning, marketing, and monitoring costs
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	N/A
	Planned Activities	Provide efficient administration of all Affordable Housing and Community Development programs

5	Project Name	HOMEvestor II
	Target Area	TBD
	Goals Supported	Housing Preservation & Neighborhood Revitalization Increase Affordable Housing Units
	Needs Addressed	Preserve Existing Housing Increase the supply of affordable housing
	Funding	HOME: \$664,916.00
	Description	Assist developers and owners of rental units with the rehabilitation of affordable units
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	32 rental units
	Location Description	TBD
	Planned Activities	To be determined.
6	Project Name	Administration - NNRHA
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization Expand Economic Development Homeless Intervention & Special Populations Housing Increase Affordable Housing Units Increase Community Services Programming Enhance Youth Development & Senior Initiatives
	Needs Addressed	Preserve Existing Housing Expand Economic Development Special Needs Services Increase the supply of affordable housing Reduce Homelessness Youth Development & Senior Initiatives Neighborhood Revitalization

	Funding	CDBG: \$251,653
	Description	Oversight, management monitoring and coordination of the Community Development Block Grant (CDBG) Program
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	N/A
	Location Description	City-wide
	Planned Activities	Oversight, management monitoring and coordination of the Community Development Block Grant (CDBG) Program
7	Project Name	Administration – City of Newport News
	Target Area	City-wide NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN
	Goals Supported	Housing Preservation & Neighborhood Revitalization Expand Economic Development Homeless Intervention & Special Populations Housing Increase Affordable Housing Units Increase Community Services Programming Enhance Youth Development & Senior Initiatives
	Needs Addressed	Preserve Existing Housing Expand Economic Development Special Needs Services Increase the supply of affordable housing Reduce Homelessness Youth Development & Senior Initiatives Neighborhood Revitalization
	Funding	CDBG: \$27,000
	Description	Provide funds to support staff expenses to oversee, plan, monitor, etc., the NNRHA and the overall CDBG Program
	Target Date	6/30/2025
	Planned Activities	Provide funds to support staff expenses to oversee, plan, monitor, etc., the NNRHA and the overall CDBG & HOME Program

8	Project Name	Codes Clearance
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization
	Needs Addressed	Neighborhood Revitalization
	Funding	CDBG: \$125,000
	Description	Demolition and removal of unsafe vacant structures in the Southeast Area of the City of Newport News
	Target Date	6/30/2025
	Location Description	Census Tract #301, 303, 304, 305, 306, 308, 309
Planned Activities	Elimination of dilapidated unsafe buildings to improve the City's visual appearance, provide vacant lots for new infill housing and reduce opportunities for criminal activities.	
9	Project Name	Commercial Loan Program Delivery
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Expand Economic Development
	Needs Addressed	Neighborhood Revitalization
	Funding	CDBG: \$20,000.00
	Description	Funds used to administer the Commercial Loan Program.
	Target Date	6/30/2025
	Planned Activities	Program oversight of Special Economic Development Activities – Loans and Grants

10	Project Name	Rehabilitation Program Delivery
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing preservation & Neighborhood revitalization
	Needs Addressed	Preserve existing Housing
	Funding	CDBG: \$193,601
	Description	Funds will be utilized to administer all CDBG rehabilitation programs.
	Target Date	6/30/2025
	Planned Activities	Program oversight to administer all CDBG rehabilitation programs.
11	Project Name	Special Economic Development Activities - Loan and Grant Programs
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Expand Economic Development
	Needs Addressed	Expand Economic Development
	Funding	CDBG: \$80,000.00
	Description	Newport News Urban Development Action Grant (NNUDAG) - Low interest loans designed to assist new or existing businesses with land and building acquisition, purchase of machinery and equipment, building renovations, and limited working capital. To generate employment and to create and retain jobs for low-moderate income persons which help stimulate economic development and consider grants to businesses.
	Target Date	6/30/2025
	Estimate the benefit	5 jobs created/retained or businesses created
Planned Activities	Facilitate and improve economic viability of small commercial or industrial business.	

12	Project Name	Residential Rehabilitation and Preservation
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization
	Needs Addressed	Preserve Existing Housing
	Funding	CDBG: 203,271
	Description	Single family rehabilitation projects not to exceed \$20,000.00. Open house projects not to exceed \$20,000.00.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	8 Low- to moderate-income Homeowners
	Location Description	Funds to be used for the CDBG Residential Rehabilitation and Preservation Program will be used to assist existing homeowners with needed repairs, rehabilitation, and reconstruction of owner-occupied structures. Of this funding, the goal is to allocate all funds to projects Citywide including the CNI area.
Planned Activities	Preserve affordable housing stock by assisting homeowners with repairs	
13	Project Name	Black Brand
	Target Area	City wide , located in CNI area
	Goals Supported	Economic Development
	Needs Addressed	Encourage business ownership, support startup businesses
	Funding	\$11,000
	Description	The organization will assist small and start-up businesses to brand themselves, offer management, marketing and financial record keeping classes, mentorship and strategies for success.
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit	10 to 20 small business owners
	Location Description	Located in the CNI area of the southeastern part of the City
Planned Activities	Encourage and support entrepreneurship in the black and under-represented community	

14	Project Name	Transitions Family Violence Services
	Target Area	City-Wide
	Goals Supported	Domestic Violence and Homeless Intervention & Special Populations Housing
	Needs Addressed	Reduce Homelessness, Address special needs & domestic violence
	Funding	CDBG: \$40,000.00
	Description	Funds will be provided for operating support (salaries) to assist adult/child victims of domestic violence, and those experiencing homelessness.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	650 Persons assisted
	Location Description	Location suppressed because of the nature of the activity.
	Planned Activities	Improve and enhance community services to lower-income residents.
15	Project Name	Hampton Roads Community Action Program, Inc. - Fair Housing
	Target Area	City-wide
	Goals Supported	Affirm and support Fair Housing Increase Community Services Programming
	Needs Addressed	Fair Housing support to citizens Insure equal access to available affordablehousing
	Funding	CDBG: \$5,000.00
	Description	Services to ensure fair housing practices are being implemented in the City of Newport News. This service is being provided through a contract with the Hampton Roads Community Action Program, Inc.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	200 Persons
	Location Description	N/A
	Planned Activities	Promote fair housing practices throughout the City.

16	Project Name	Hampton Roads Community Action Program, Inc. - Clean Comfort
	Target Area	City-Wide NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Homeless Intervention & Special Populations Housing
	Needs Addressed	Special Needs Services-provides showers, hygiene items and clean clothes
	Funding	CDBG: \$25,000.00
	Description	Funds to provide supportive services for the homeless population (showering facilities, clean clothing and referral services.) Approximately 245 persons to be served.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	250 homeless Persons to be assisted
	Location Description	Four Oaks Day Service Center, 7401 Warwick Blvd., Newport News, VA 23607
Planned Activities	Provide a place for the homeless to feel safe, to receive a hot shower and a clean change of clothing.	

17	Project Name	Hampton Roads Community Action Program, Inc. - Housing Counseling
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Housing Preservation & Neighborhood Revitalization Increase Affordable Housing Units Increase Community Services Programming
	Needs Addressed	Reduce Homelessness Neighborhood Revitalization
	Funding	CDBG: \$20,000.00
	Description	To provide housing counseling services to homeowners and prospective homeowners. This service is being provided through a contract with the Hampton Roads Community Action Program, Inc.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	150 Households to be assisted
	Location Description	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)

	Planned Activities	Provide housing counseling services to homeowners and prospective homeowners.
18	Project Name	Boys & Girls Clubs of the Virginia Peninsula
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Enhance Youth Development & Senior Initiatives
	Needs Addressed	Youth Development
	Funding	CDBG: \$50,000.00
	Description	Funds provided to assist this non-profit organization with operating expenses (salaries for the Marshall Courts site and utilities at other sites.)
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	1,784 Persons assisted (Youth)
	Location Description	Marshall Courts, Hampton Avenue, Aqueduct
	Planned Activities	Provide eligible educational and recreational programs to low-income youth in the City of Newport News.

19	Project Name	Freedom Outreach Center
	Target Area	NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN TITLE 36 PLAN Marshall-Ridley Choice Neighborhood Initiative (CNI)
	Goals Supported	Increase Community Services Programming
	Needs Addressed	Special Needs Services
	Funding	CDBG: \$21,000.00
	Description	Provide operational costs for services 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 to include youth, adults and families.
	Target Date	6/30/2025
	Est. number & type of families that will benefit	200 Persons to be assisted
	Location Description	1705 Jefferson Avenue, Newport News, VA 23607
	Planned Activities	Non-profit serving unemployed, underemployed and those with significant employment barriers.

20	Project Name	LINK of Hampton Roads
	Target Area	City-Wide
	Goals Supported	Homeless Intervention & Special Populations Housing
	Needs Addressed	Special Needs Services
	Funding	CDBG: \$20,740.00
	Description	Funds to provide operating expenses (salaries) to assist LINK of Hampton Roads, a non-profit organization, provide shelter and food services to homeless people from November to March.
	Target Date	6/30/2025
	Estimate the number that will benefit	1000 Persons to be assisted
	Location Description	City-Wide
	Planned Activities	Operation of winter shelter for homeless individuals City-wide.
	Estimate the number and type of families that will benefit	1000 Homeless individuals and families to be provided overnight shelter during the winter months.
	Location Description	City-Wide
	Planned Activities	Operation of winter shelter for homeless individuals City-wide.

21	Project Name	Menchville House Ministries
	Target Area	Denbigh-Warwick Area Plan
	Goals Supported	Homeless Intervention & Special Populations Housing
	Needs Addressed	Reduce Homelessness
	Funding	CDBG: \$10,000.00
	Description	Funds to assist the non-profit organization with operating funds (salaries) for a facility to be utilized as a shelter providing transitional housing and guidance to 300 adults and children in crisis situations.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	300 Persons to be assisted
	Location Description	13658 Warwick Blvd, Newport News, VA 23602
	Planned Activities	Provide shelter for homeless individuals and families in crisis situations.

22	Project Name	Peninsula Agency of Agency
	Target Area	City-Wide
	Goals Supported	Increase Community Services Programming
	Needs Addressed	Special Needs Services
	Funding	CDBG: \$15,000
	Description	Funds to assist this non-profit agency with operating funds for their Meals on Wheels Program.
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	Approximately 20 low-income elderly Persons to be assisted (Seniors)
	Location Description	City-wide
	Planned Activities	Meals on Wheels program for homebound citizens in five (5) Newport News income-based housing communities.

23	Project Name	Strategic Acquisitions
	Target Area	City-Wide
	Goals Supported	Increase affordable Housing
	Needs Addressed	Availability of Affordable Housing
	Funding	CDBG: \$300,000.00
	Description	Funds to purchase existing homes to provide affordable housing to low-moderate-income families
	Target Date	6/30/2025
	Estimate the number and type of families that will benefit	Acquire approximately 3 -4 homes for renovation and sale
	Location Description	Southeast area of the city
	Planned Activities	Buy properties to renovate and sell to low- to moderate-income households

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
NEIGHBORHOOD REVITALIZATION STRATEGY AREA PLAN	50
TITLE 36 PLAN	50
CNI	

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Originally adopted in 2000, the NRSA 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.

The CNI area overlaps with some of the NRSA areas.

A copy of the Neighborhood Revitalization Strategy Area Plan was included in Appendix E of the City's 2020-2024 Consolidated Plan.

Opportunity Zones are a new revitalization tool resulting from the Federal Tax Cuts and Jobs Act of 2017. The Zones will allow investors to receive tax benefits on currently unrealized capital gains by investing those gains in census tracts designated as Opportunity Zones. The City will be open to allowing this new revitalization tool to be utilized with other funding options to realize revitalization goals in targeted areas.

Discussion

Historically, the majority of CDBG & HOME funding has been targeted to the southeast part of the City. Additionally, significant public and assisted housing complexes and federal low-income housing tax credit projects are located in the southeast part of the City. In assessing, the current reality seems to be an overabundance in concentration of lower income housing in the southeast section of the City. Increased supportive service provision in the southern part of the City is encouraged. Moreover, while still supportive of affordable housing options, the City seeks to incorporate a balance of mixed-income housing in all areas of the locality. This strategy, over time, would help to transform the southern part of the locality into a healthier more vibrant community. Thus, the City would like to

incorporate more dispersion of affordable housing throughout the jurisdiction and lessen its concentration in the southern part of the City.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

CDBG -

One Year Goals for the Number of Households to be Supported	
Homeless	2,470
Non-Homeless	1,261
Special-Needs	0
Total	3,731

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

HOME -

One Year Goals for the Number of Households Supported Through	
Rental/Down Payment Assistance	7
The Production of New Units	2
Acquisition/Development/Rehabilitation of New Units	32
Rehabilitation of Existing Units	1
Total	42

Table 10 - 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 insufficient congressional appropriations of capital funding to HUD, our capital resources are inadequate in addressing the backlog of deferred capital needs.

Over the past several years, NNRHA has been focusing on repositioning some of its public housing to preserve and develop needed affordable housing units. As noted earlier in this Plan, NNRHA has already converted 458 of its public housing inventory under HUD’s Rental Assistance Demonstration (RAD) Program.

Utilizing capital improvement funding, the Authority has undertaken renovations of residential units at Marshall Courts. Because of obsolescence, NNRHA has received HUD’s approval to demolish the last eighty-eight (88) units at Marshall Courts. NNRHA will utilize the vacant land for storm water management requirements and develop single-family homes along Madison Avenue. In addition, NNRHA has applied for and received Tenant Protection Vouchers for the 88 households. Marshall Courts tenants have been notified of these plans and issuance of TPS’s has begun.

NNRHA staff is exploring repositioning options for the remaining public housing inventory.

The Current 5-year capital plan, approved by the Board of Commissioners in March 2024 included the following activities:

Aqueduct - Replace kitchen cabinets, countertops, appliances, sinks and range hoods, bathroom vanities and fixtures. HVAC equipment, windows, water heaters, gutters, stair treads in common areas, asphalt paving and re-striping.

Pineroft - Replace kitchen cabinets, countertops, appliances, sinks, and range hoods, corridor air handling units, VCT floor tile in common areas, HVAC cooling towers, plumbing fixtures, asphalt paving and re-striping.

Ashe Manor - Replace Roof, asphalt paving and re-striping, kitchen cabinets, countertops and appliances.

Marshall Courts - Exterior renovations, including replacing damaged cement board siding, damaged windows, gutters, porch soffit, fascia board, lighting, electric meter blocking, electrical upgrades, pressure washing, patching and painting, asphalt paving and restriping.

Actions to encourage public housing residents.

The Authority encourages public housing residents to become more engaged in activities leading to homeownership by sponsoring workshops with concentrations in money management, job training, financial literacy, personal financial planning 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 City of Newport News is the metropolitan hub of the Virginia Peninsula and part of the Greater Virginia Peninsula Homelessness Consortium (GVPHC), the HUD-designated Continuum of Care. Newport News hosts a large variety of services that make up the continuum, including the Day Services Center called Four Oaks that provides access to a variety of basic services and housing options. It is open daily from 7 am to 5 pm for households which are at risk of or experiencing homelessness. Additionally, the City continues to chair the Commission on Homelessness, which is made up of representatives from all six jurisdictions. Through this collaborative leadership, guidance is provided that affects local policies, efforts and resources to assist service provider agencies to both prevent and end homelessness. Primary areas identified as vital needs are additional affordable housing units, as well as expanded shelter and permanent supportive housing, particularly for victims of domestic violence, persons with special needs, and chronic homeless individuals. The City continues 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

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

The GVPHC is working to realize the goals laid out in its Strategic Plan, finalized in December 2022. Key goals through 2025 include:

- Adding resources to better stabilize individuals and families who access housing through the Continuum
- Increasing access to reduce and prevent homelessness
- Identifying innovative methods to increase affordable housing
- Increasing resources and funding that support homeless service programs
- Strengthening the GVPHC through enhanced structure

Activities to meet these goals include outreach to new partner agencies, enhancing case management and employment training opportunities, landlord recruitment and relationships, identifying, and successfully obtaining new funds to grow shelter and services, partnering with advocacy organizations around zoning laws, and overall making the Continuum more efficient in its work.

Outreach and assessment are provided in several ways across the City. The Hampton-Newport News Community Services Board hosts an outreach team for persons experiencing homelessness with mental health and related issues. This team conducts street outreach and Drop-In days, provides food and basic needs, along with case management to link unsheltered individuals to housing, healthcare, and additional benefits.

The Housing Crisis Hotline was established in 2013 to provide a centralized site for intake and accessing community resources for all with a housing need. Their main focus is to divert families from homelessness whenever possible and identify available shelter beds and other housing needs. The Hotline is the central point of contact to connect callers with hundreds of public and privately funded resources throughout the region. Their data is reviewed and shared with policymakers and agency leaders to stay abreast of the overall needs and gaps.

The Four Oaks Day Services Center is open daily and provides a safe, centralized location for homeless individuals and families to access a variety of services and connect to housing opportunities through screening and assessment. Within the facility, each household can obtain basic services, such as showers, laundry, food, and transportation. Additionally, community organizations are co-located in the center and accessible for a large array of services, including case management and housing options. For the past several years, the Day Center has hosted a housing team to engage households in emergency shelters, including winter shelters, and ensure they are assessed and included in the Service Coordination and Assessment Network meetings with all other homeless service provider agencies. This ensures more efficient connections to housing options and other resources.

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) respite for the terminally ill, 2) physically and mentally disabled, 3) HIV/AIDS infected/affected, 4) elderly and 5) persons living in poverty. This agency has day services as well as a seasonal emergency shelter.

Certain food pantries -such as Five Loaves and THRIVE Peninsula – are active members of the GVPHC and, in addition to providing food, also provide homeless outreach and intake/assessment services that link persons experiencing homelessness with other services and housing.

Addressing the emergency shelter and transitional housing needs of homeless persons

The Virginia Department of Housing and Community Development (DHCD) is the key funding source for emergency shelters, in addition to some local and private funding. CDBG funds are also used to maintain the existing level of emergency homeless services for families. Initiatives include the Transitions Family Violence Services Shelter, LINK's PORT (winter shelter) program and Menchville House (family shelter). A faith-based shelter for single men and women is operated by the Peninsula Rescue Mission. Newport News Department of Human Services collaborates with LINK to provide motel emergency shelter for families whenever possible. Such assistance is provided to maintain current levels and to avoid the

creation of new service gaps. No transitional housing programs funded by HUD or DHCD exist within the City.

Whenever possible, the network of nonprofits serving special needs populations will be supported and utilized to provide the necessary services to the targeted groups. These non-profit organizations include Transitions Family Violence Services, the Hampton-Newport News Community Services Board (H-NNCSB), LINK, and the LGBT Life Center. Many needs are addressed through CoC's supportive housing grant funding, which is awarded to non-profit agencies on an annual basis from HUD.

CDBG funds 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 emergency shelter 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 GVPHC has long focused project funding on increasing permanent supported housing for people who are chronically homeless. Since 2012, the numbers of chronically homeless individuals and families have decreased by 75% from 157 individuals in 2012 to 39 in 2023, and from 5 chronically homeless families to zero families identified in 2023. HUD resources have been allocated to projects serving this difficult to serve population while state funds have been focused on preventing homelessness, maintaining Emergency Shelter operations, increasing Rapid Rehousing units, and establishing Outreach and Coordinated Assessment to formalize engagement and intake processes. Additionally, the length of time persons experienced homelessness with GVPHC providers has decreased to 71 days through 2021. However, shelter stays have increased since then due to the affordable housing crisis, worsened by the COVID-19 pandemic and related housing restrictions.

Virginia was the first state in the nation to functionally end Veteran's homelessness in 2016, by successfully implementing a coordinated effort among all homeless service providers to provide intake, assessment, and rapid housing placements. This initiative continues through the maintenance of VASH vouchers throughout the region, and the additional resources of the Support Services for Veterans Families program now managed by LINK. The Veterans Administration collaborates with NNRHA to administer VASH vouchers for homeless Veterans. The VA also maintains an office with intake hours within the Four Oaks Day Service Center for homeless veterans to access services and housing quickly.

The Service Coordination and Assessment Network formed in 2008 to establish an effective system for identifying, assessing, and placing all homeless individuals and families into housing units as quickly as possible. Utilizing an adopted standardized assessment tool, all service providers with governmental funds are required to attend this to submit and accept referrals so that there is a transparent process, shared resources, and complete data in place to support this best practice. Added bonuses of this effort are the reduction and elimination of many barriers into housing and services that households previously encountered. There are more standardized eligibility criteria for housing as well as no more separation of families due to age or gender, no testing for substance use, and no requirements to have income at program entry. Another benefit is that case management services are more robust as providers discuss the most difficult and vulnerable households to find solutions for their stabilization. These shared experiences have established a much better understanding of methods that are successful, as well as the length of services that are realistic. The providers also share information around affordable housing units that are available in the community and engage existing and new landlords in an annual event to increase the inventory of affordable options.

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

There are several initiatives in place to assist at-risk households to prevent their loss of housing and incurring the additional costs and burdens of homelessness. Targeted prevention funding by the state is now utilized for those most in need, including the very-low income and other populations that are prioritized in the community. The Housing Broker Team of the NNDHS is co-located within the Four Oaks Day Center and offers prevention assistance along with case management. They assist over 100 households each year to find housing, employment, necessary medical care, and stabilization services.

Data from the HMIS database is utilized to guide the planning for the use of prevention funding. Diversion practices are in place at the Housing Crisis Hotline and at service provider agencies to find alternative resources for housing and support for households who seek assistance. Several service providers, along with the State of Virginia, are implementing a Virginia Eviction Prevention Pilot (VERP) program and enacting new legislation to improve current practices in place that provides legal support for tenants, and extended time and support for repayment plans, thereby reducing evictions and homelessness.

System performance measures that are collected and reported annually to HUD also include those who are returning to homelessness within 12 and 24 months. This data is reviewed by the GVPHC service providers to determine reasons for this and how to better target resources to avoid returns to homelessness. Often, those returning to homelessness are prioritized for more intensive case

management and/or a different housing intervention.

The GVPHC Strategic Plan for 2023-2025 updates the priorities within the regional Plan to End Homelessness after achieving many of the goals – including establishing the Day Services Center, Coordinated Entry, and the expansion of permanent supportive and rapid rehousing. The plan addresses the full spectrum of services available for those experiencing homelessness and identifies the gaps in an effort to move them into a stable housing situation. The City and NNRHA play an active role in the GVPHC leadership and Mayors and Chairs Commission on Homelessness.

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.

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

The City of Newport News will continue to address the barriers of affordable housing in Funding Year 2024-2025.

Fair Housing

The City and NNRHA will continue its efforts to affirmatively further fair-housing by ongoing 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 HRCHRB has been in discussions over the last few years on facilitating the preparation of a regional document or an update to the existing Analysis of Impediments (AI) to Fair Housing Choice. A timelier update was prevented since HUD stopped the Assessment of Fair Housing initiative and issued interim guidance and notices that had direct impact on this component of the consolidated planning process. The group is open to preparation of a regional document but felt it most prudent to wait to allow HUD to determine what such a document should encompass specifically since the HUD administration has changed. The City will review and modify, if necessary, the findings included in the existing Analysis of Impediments (AI) to Fair Housing Choice as an interim measure by considering any citizen and stakeholder input and incidences from the Fair Housing Office. The City and NNRHA collaboratively completed a local AI to be in place until the HRCHRB determines if a regional AI will be prepared.

Down Payment Assistance

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. With a rising interest rate environment, increasing property values, increased competition for homes along with the overall increase in the cost of living, low to moderate income families are challenged with having sufficient financial resources to save for a downpayment and pay for closing costs. The City will address this barrier by continuing to provide down payment assistance (up to \$14,500.00) to eligible purchasers in the City of Newport News and support homebuyer education programs.

Residential Repairs

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 via CDBG funding will provide housing repair funding 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. This assistance was recently increased up to \$25,000.00 per case.

Community Development Housing Organizations (CHDOs)

NNRHA will continue in the upcoming funding year to support the development of additional new single-family homeownership units through our partnership with Habitat for Humanity Peninsula and Greater Williamsburg (HFHPGW). HFHPGW is a Community Housing Development Organization (CHDO) and supports our initiative to create affordable housing in southeast Newport News. Homes constructed are in a style that is consistent with the historic context of the Southeast community and are developed in a manner 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.

Choice Neighborhoods Initiative (CNI)

The Choice Neighborhoods Initiative (CNI) projects involve Phase 2 & 3 housing developments on the former Ridley site, strategically positioned between 12th and 18th streets, covering the extensive area from Jefferson Ave to Ivy Avenue. These initiatives aim to rejuvenate the community by introducing a diverse array of housing options.

With the objective of enhancing residential opportunities, the development plans include the construction of 155 new rental units and 24 single-family homes for purchase. This holistic approach seeks to address various housing needs within the community.

Among the rental units, 79 will be specifically designated for project-based rental assistance, prioritizing former Ridley Place residents to ensure continuity and support for the existing community. Additionally, 48 units will cater to families earning less than 60% of the area median income, addressing affordability challenges faced by many households. Furthermore, 28 units will be available at market rate, offering housing options beyond subsidized or income-restricted housing.

Construction is currently underway for both phases of the project, with Ridley III-R (phase 1) progressing steadily at approximately 75% completion, while Ridley IV-R (phase 2) is at around 55% completion. The anticipated completion date for both phases is November 2024, representing a significant milestone in the ongoing revitalization efforts of the community.

AP-85 Other Actions – 91.220(k)

Introduction:

Newport News recognizes that ongoing efforts to meet the affordable housing industry’s mission, as defined by HUD, to provide safe, decent, and affordable housing can only be achieved through the culmination of innovative ideas and strategies that are put into action.

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 meeting underserved needs identified in the Plan and are still relevant now.

Affordable Housing:

- Increased demand for housing creating low inventory in the housing market
- Increased demand for rental housing
- High demand creates upward pressure on rental housing, thus making rental units “unaffordable”
- Lower-income households with fewer owner-occupants and rental housing options
- Housing conditions, especially for rental stock, needs improvement

Economy:

- Inflation
- Economic downturn
- Poverty rising even before downturn
- Ongoing threats of a looming recession
- Rising interest rate environment in the mortgage industry
- Affordable housing needs far exceed availability

Services:

- Neighborhood property conditions and crime/safety issues
- Increasing 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 limited resources.

Actions planned to address obstacles to meeting underserved needs

The primary obstacle to meeting underserved needs in Newport News is a lack of adequate funding. The City will continue efforts to evaluate its administration of CDBG and HOME funds in order to meet its affordable housing and community and economic development needs. The City will continue to work collaboratively with NNRHA so that nonprofit entities and businesses will be able to receive grants and/or loans for activities that are allowed under the federal guidelines and best address the needs of the local community. Subject to future funding availability, the City will continue to fund activities that improve and expand the existing housing stock as well as working with developers that offer new affordable housing units for low-income households.

Actions planned to foster and maintain affordable housing

The City plans to foster and maintain affordable housing for Newport News residents by continuing to fund activities for homebuyer assistance and housing rehabilitation. The First Time Homebuyer Program makes the home more affordable to low- and moderate-income residents by assisting with down payment and/or closing costs. The purpose of housing rehabilitation programs administered by NNRHA is to assist low-income property owners with repairs to meet their needs for safe and decent housing. Rehabilitation is intended to enhance, improve, and preserve neighborhoods. The City will continue to facilitate multi-family development projects. The City and NNRHA accept funding applications on an ongoing basis for the development and rehabilitation of affordable housing. City funding provided to NNRHA has facilitated a new exterior rehab program in the CNI area and was launched in February of 2023.

The City not only continues to foster and maintain affordable housing choices but also works to affirmatively further fair housing choice. The City continues to be a part of a regional effort, the Hampton Roads Community Housing Resource Board, which works to build awareness and educate the region as a whole on making various housing choices available to all citizens.

Actions planned to reduce lead-based paint hazards

It is the City's ongoing practice that paint hazards are given high priority and addressed in all residential rehabilitation projects undertaken with federal funding and constructed prior to 1978. Consistent with HUD's lead-based paint regulation 24 CFR 35, NNRHA has policies and procedures in place for housing rehabilitation programs and requires the use of lead safe work practices aimed at lead poisoning prevention. These policies apply to contractors performing renovation, repair and painting to projects that disturb lead based paint in properties constructed prior to 1978. Such companies must hold the appropriate licensing from DPOR and/or EPA certifications required for the level of work to be performed and must follow specific work practices to prevent lead contamination.

A lead-based paint inspection and/or risk assessment is performed on all pre-1978 properties purchased and rehabilitated under HOME and CDBG programs (administered by NNRHA). Lead-based paint hazards are mitigated through paint stabilization and abatement measures following Environmental Protection Agency (EPA) guidelines and lead safe repair work practices.

Actions planned to reduce the number of poverty-level families

In order to reduce the number of poverty level families in Newport News, the City and NNRHA

periodically review alternatives in available assistance. Such initiatives include small business loans, commercial infrastructure development, community safety initiatives, and programs to economically empower public housing residents. The Choice Neighborhoods Initiative (CNI), as mentioned earlier in this report, focuses on improving and expanding services, expanding learning opportunities, creating pathways to jobs, and strengthening families.

Newport News and the Economic Development Authority were awarded a \$480,000 Industrial Revitalization Fund grant in support of the rehabilitation of 2506 Jefferson Avenue for a co-working space which was identified as a Critical Community Improvement through the Choice Neighborhood Initiative. The co-working space, which became operational in June of 2021 and is a location where small businesses and entrepreneurs can have office space or a dedicated desk, obtain technical assistance, attend business management workshops, and receive expert advice on various topics including business planning, industry research, accounting, and capital sources.

Additionally, the City is renovating a building at 2510 Jefferson Avenue, next to the co-working space. The renovation is being done using CNI, CDBG, and other funding sources. This building will be used to assist small businesses and start-ups to launch. When completed the space will house the operations of at least three to four entrepreneurs.

The Newport News Urban Development Action Grant (NNUDAG) commercial loan program has continued to be marketed to assist businesses with low interest loans for existing businesses and new start-ups. One objective of this program is the creation of new jobs held by individuals from a low –to – moderate income household.

In addition, the City will continue to actively market a Microloan Program created to fund start-up or new small businesses which will aid in economic stabilization and generation of local job opportunities. Reducing unemployment through job creation is a contributing factor that will aid in eliminating poverty in the Southeast Community. It is anticipated most Microloan recipients will be lower income residents.

The City also launched a Micro-enterprise grant program in 2021-2022. These micro-grants will be provided to low- to moderate income entrepreneurs. The goal was to help them stabilize or establish a business that would create an income source for these individuals and their families, thus strengthening the community and reducing poverty. Since its inception, the program has assisted over 30 entrepreneurs. Additional funding will be allocated to the program in Program Year 2024-2025, as supplemental funding to micro grant recipients that were successful and demonstrate additional funding will aid in their growth.

The City also continues to promote its HUBZONE (Historically Underutilized Business Zone) areas to businesses moving to or relocating in Newport News. A business located in a HUBZONE designation receives limited competition and preferential consideration on certain federal contracts. The benefit to the City and its citizens is job creation in these zones.

The Enterprise Zone program in the southern part of the City continues to spur growth by assisting existing businesses to more easily expand under economic incentives afforded through the Enterprise Zone. This ongoing program allows the City to assist new and existing businesses in the area and to create additional jobs for low- and moderate-income people. The common objective in all zones is job creation for low- and moderate-income households.

The Hampton Roads Community Action Program, Inc. continues to have an employment assistance program along with other nonprofit organizations in the majority low-income area of the City. Many of these assistance programs are offered at the Brooks Crossing Innovation and Opportunity Center, located within our CNI area.

Actions planned to develop institutional structure

In an effort to accomplish the goals set forth in the Five-Year Consolidated Plan, it is important for the City to include the broader community. As such, the Mayors and Chairs Commission's focus on regional homelessness has been in collaboration with several cities and various private companies. This partnership has allowed needed financial resources to be pulled together in regional, multi-jurisdictional collaboration to address some of the ongoing issues of homelessness. This has allowed the Four Oaks Homeless Day Service and Training Center in Newport News to be successful.

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

To enhance coordination between public and private housing and social service agencies, the City works closely with approximately 10 sub-recipient agencies including those listed in the proposed projects summary, as well as agencies funded by the City's Community Support Agency Grant Program. These grants are incentives designed to foster new services or expand existing services in the City. A goal of the process is to encourage community/local/citizen support for programs so City funds can be replaced with funds from other sources. This will allow City funds to be directed toward new programs in the future.

Program Specific Requirements

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

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

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

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

Other CDBG Requirements

1. The amount of urgent need activities \$0

2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income.
70%

3. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. 2023, 2024, 2025

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

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

Other forms of investment being used beyond those identified in Section 92.205 are private lenders, Virginia Housing (formerly VHDA) Community Homeownership Revitalization program as well as local funds.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

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/or zero interest loans. There has been no revision to the recapture guidelines during the past years.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

The City has applied affordability periods consistent with HUD regulation 24 CFR 92.254(a)(4):

- Amount of HOME assistance: \$1,000 to \$14,999 (5-year affordability period)
 - Amount of HOME assistance: \$15,000 to \$40,000 (10-year affordability period)
 - Amount of HOME assistance: Amounts over \$40,000 (15-year affordability period)
4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:
There are no plans during the upcoming year to refinance existing debt secured by multifamily housing.
 5. If applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209 © (2) (I) and CFR 91.220 (I) (2) (vii).
NOT APPLICABLE
 6. If Applicable to a planned HOME TBRA activity a description of how the preference for a specific category of individuals with disabilities (e.g. Persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209 © (2) (II) and 91.220(I)(2)(vii).
NOT APPLICABLE
 7. If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253 (d)(3) and CFR 91.220 (I)(2)(vii). Note: Preferences cannot be administered in a manner that limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105 (a)
NOT APPLICABLE

Attachments: None