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# CITY of CHARLESTON

501 Virginia St. East  
Charleston, WV 25301



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## **FY 2020 – 2024 Five-Year Consolidated Plan And FY 2020 Annual Action Plan**

*For Submission to HUD for the  
Community Development Block Grant Program &  
HOME Investment Partnership Program*

August 2020

Honorable Amy Shuler Goodwin  
Mayor, City of Charleston



## **Executive Summary**

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

#### **1. Introduction**

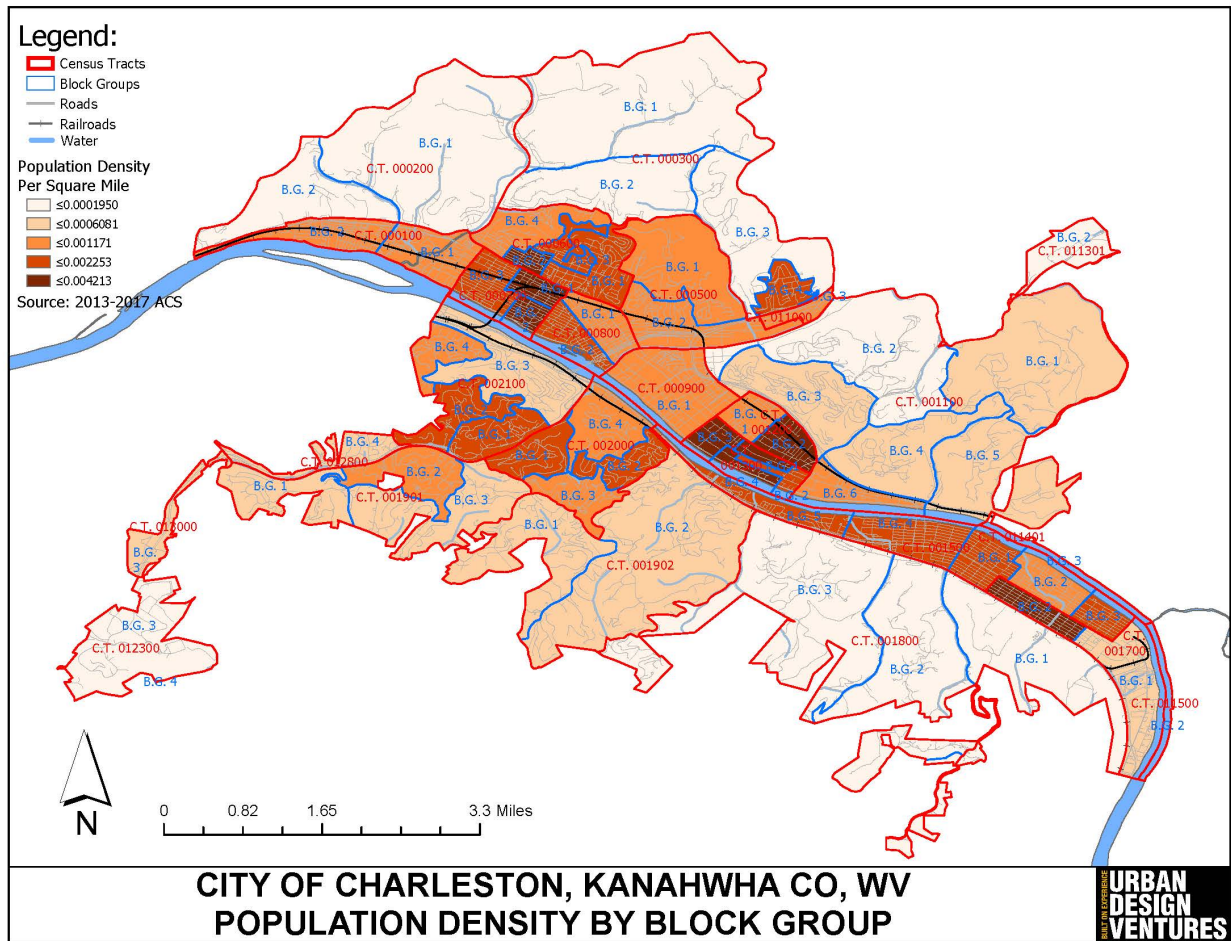
The City of Charleston, West Virginia is an entitlement community under the U.S. Department of Housing and Urban Development's (HUD) Community Development Block Grant Program (CDBG) and Home Investment Partnership Program (HOME). The City of Charleston has prepared its Five-Year Consolidated Plan (CP) for the period of FY 2020 beginning July 1, 2020, through FY 2024, ending June 30, 2024. The Five-Year Consolidated Plan is a strategic plan to implement federal programs for housing and community development activities within the City and how the proposed activities will principally benefit low- and moderate-income individuals. The Five-Year Consolidated Plan is a requirement of the U.S. Department of Housing and Urban Development (HUD) under the Community Development Block Grant (CDBG) Program that must be completed by the entitlement community every five (5) years.

The Five-Year Consolidated Plan establishes the goals the City of Charleston proposes for the next five (5) year period and outlines the specific initiatives the City will undertake to address these goals by encouraging the development of decent housing, promoting a suitable living environment, and expanding economic opportunities. The Five-Year Consolidated Plan is a collaborative planning process between the City, the community at large, social service agencies, housing providers, community development groups, and economic development agencies. The -process was implemented through a series of public meetings, stakeholder surveys, statistical data, and reviews of previous community development plans.

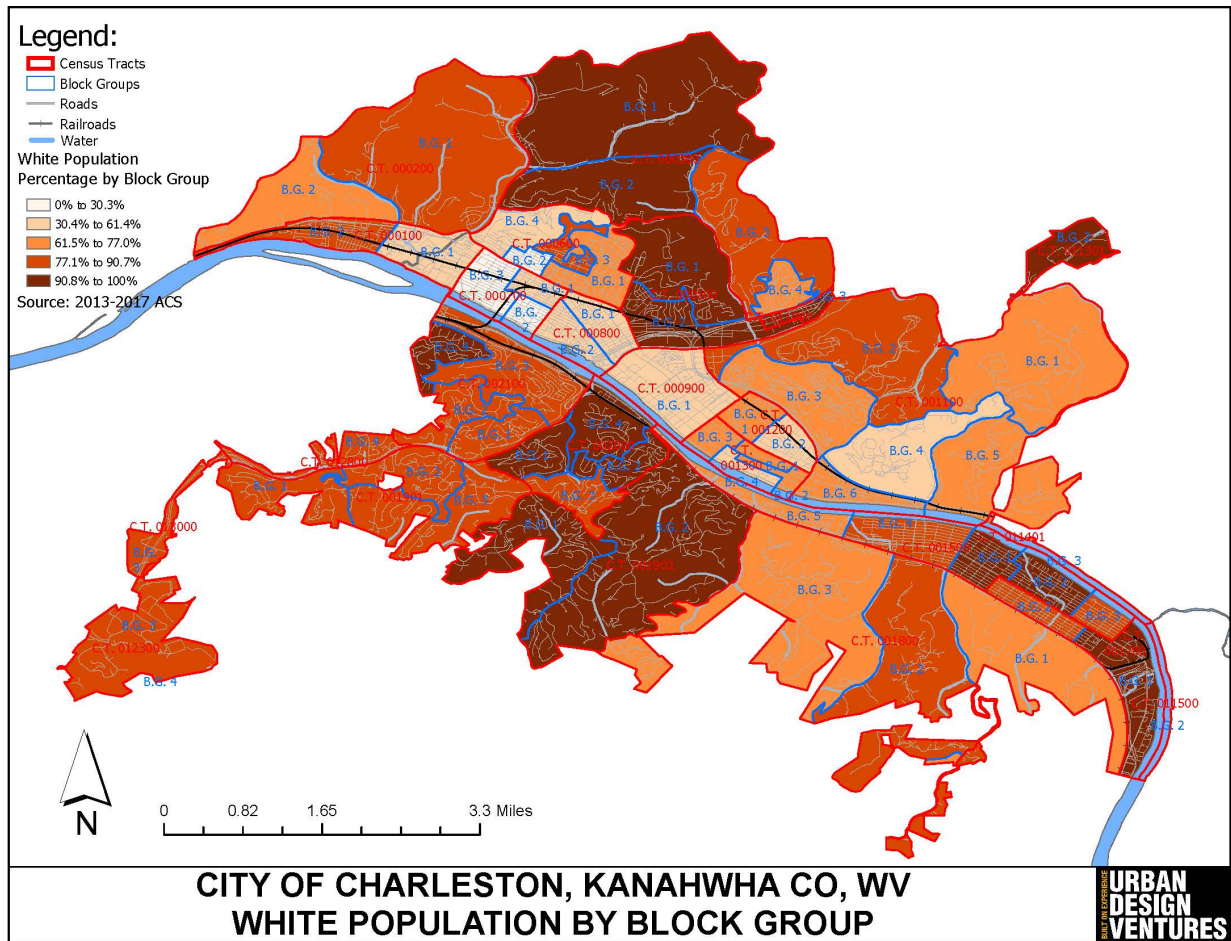
#### **Maps:**

The following maps are included which illustrate the demographic characteristics of the City of Charleston:

- Population Density by Block Group
- Percent White Population by Block Group
- Percent Minority Population by Block Group
- Percent Population Age 65+ by Block Group
- Housing Density by Block Group
- Percent Owner-Occupied Housing Units by Block Group
- Percent Renter-Occupied Housing Units by Block Group
- Low/Moderate Income Percentage by Block Group



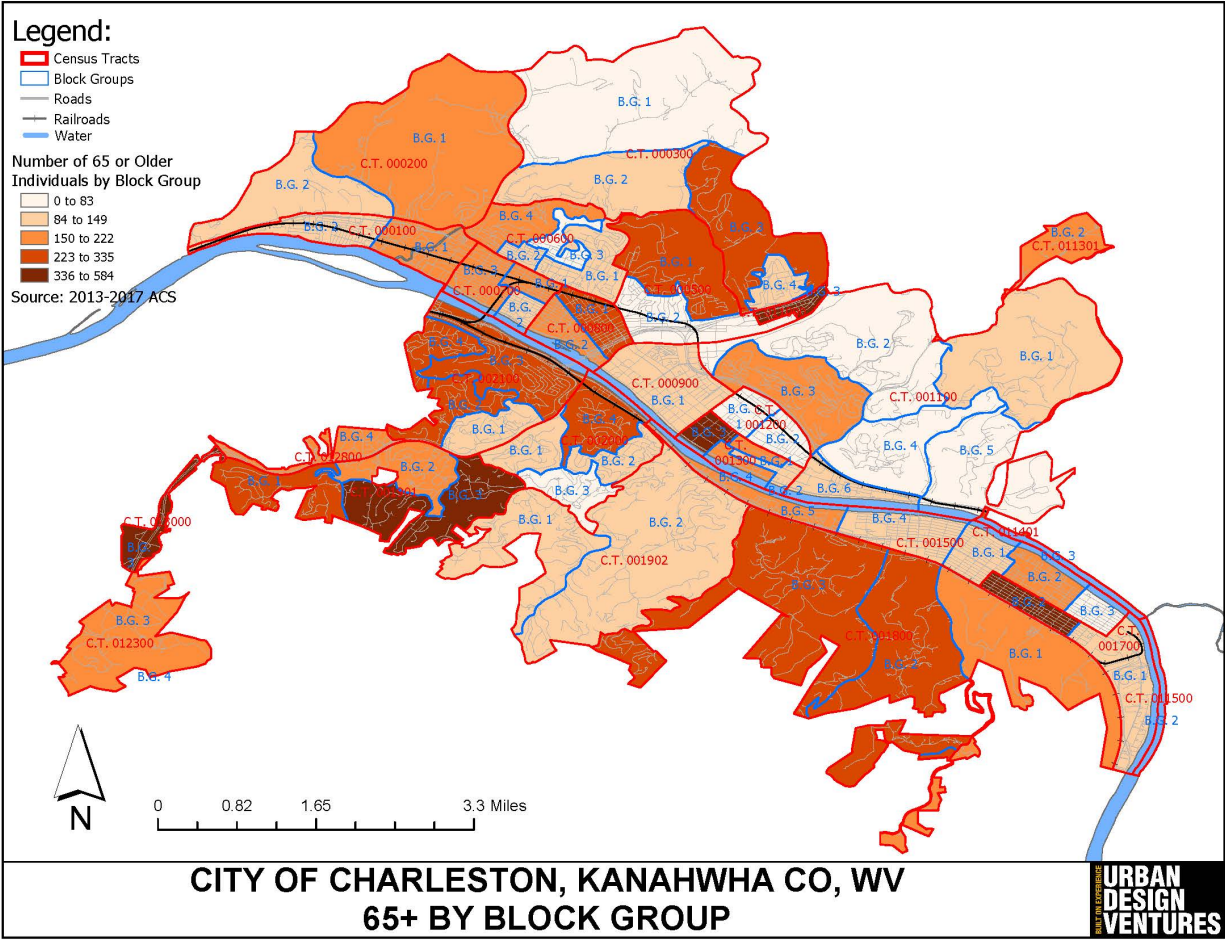
Population Density by Block Group



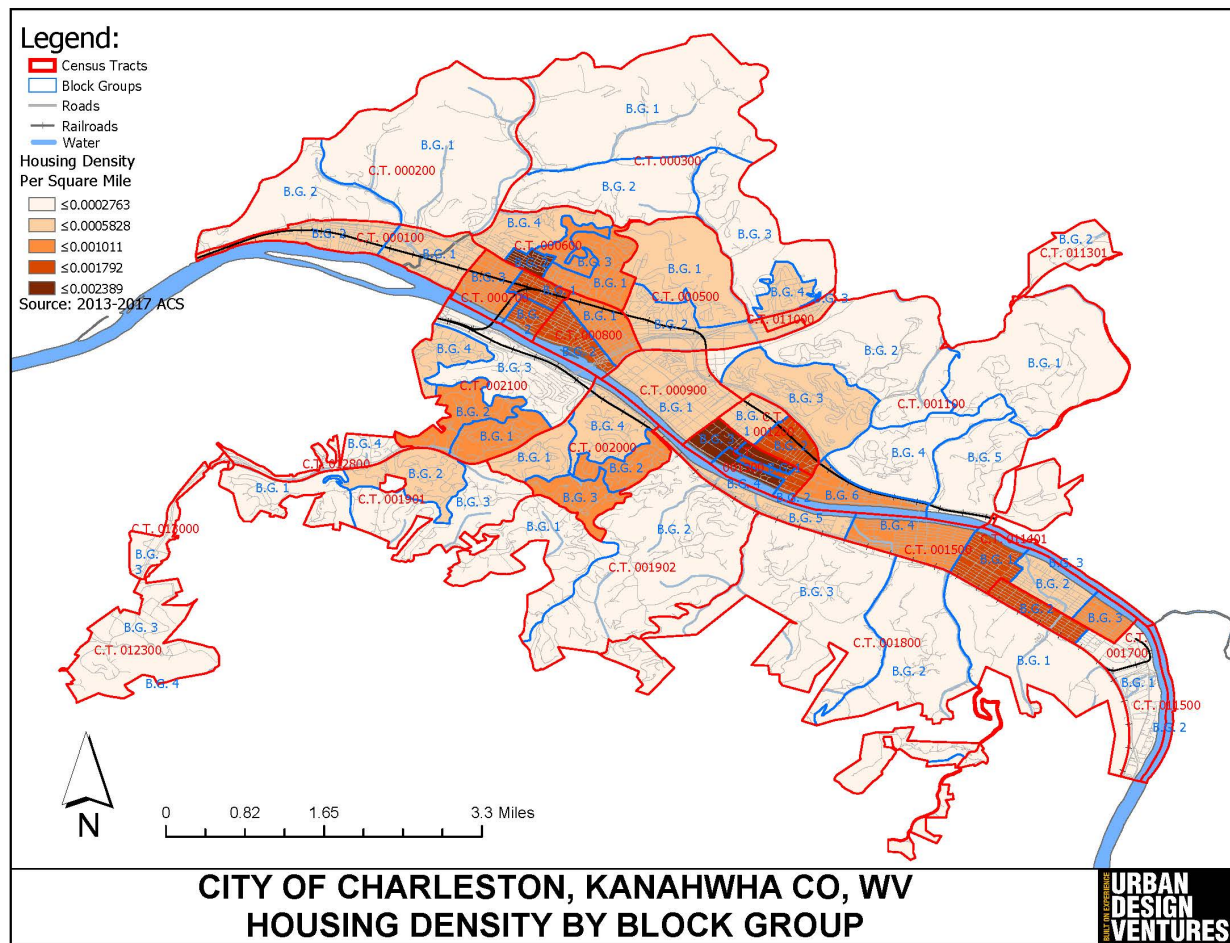
Percent White Population by Block Group





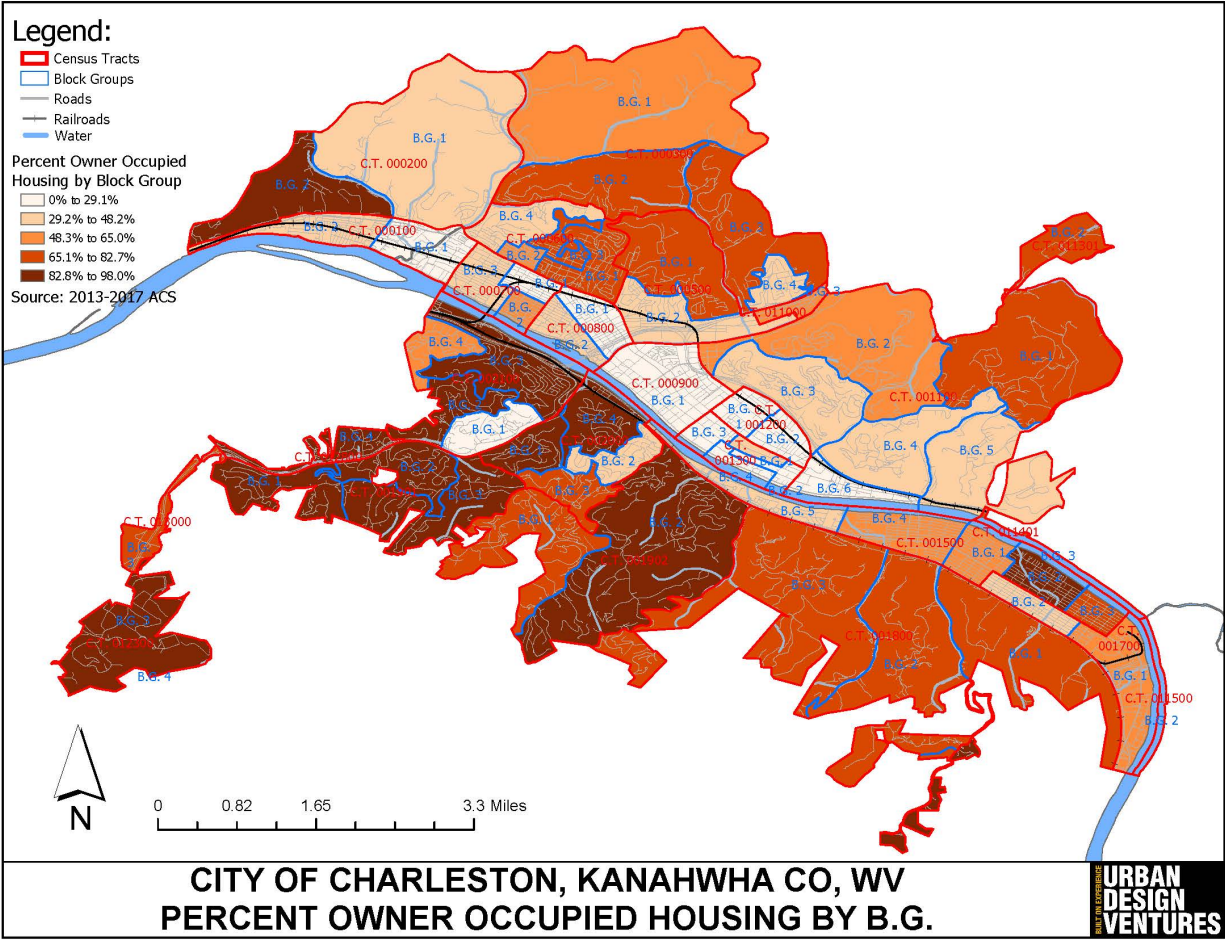


Percent Population Age 65+ by Block Group

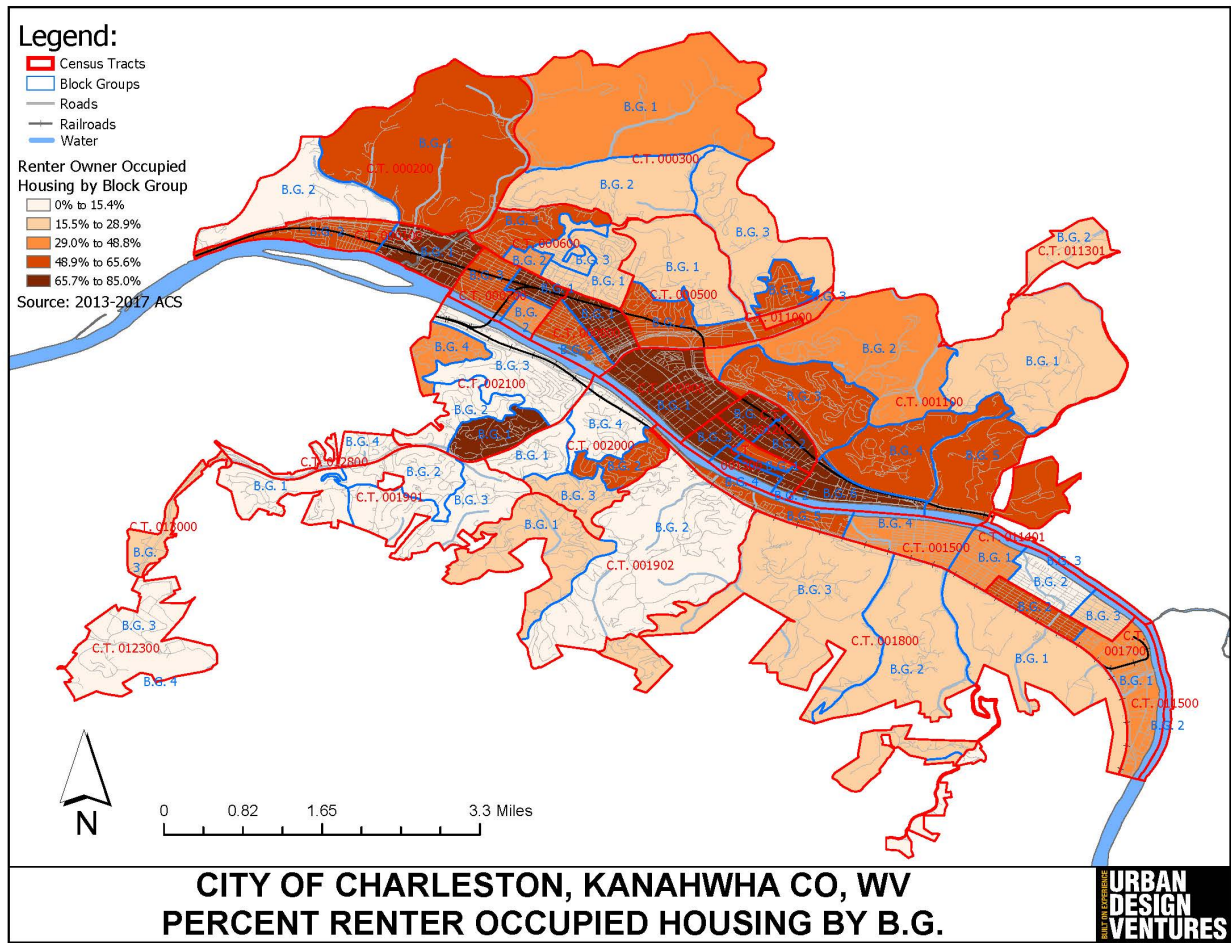


**Housing Density by Block Group**

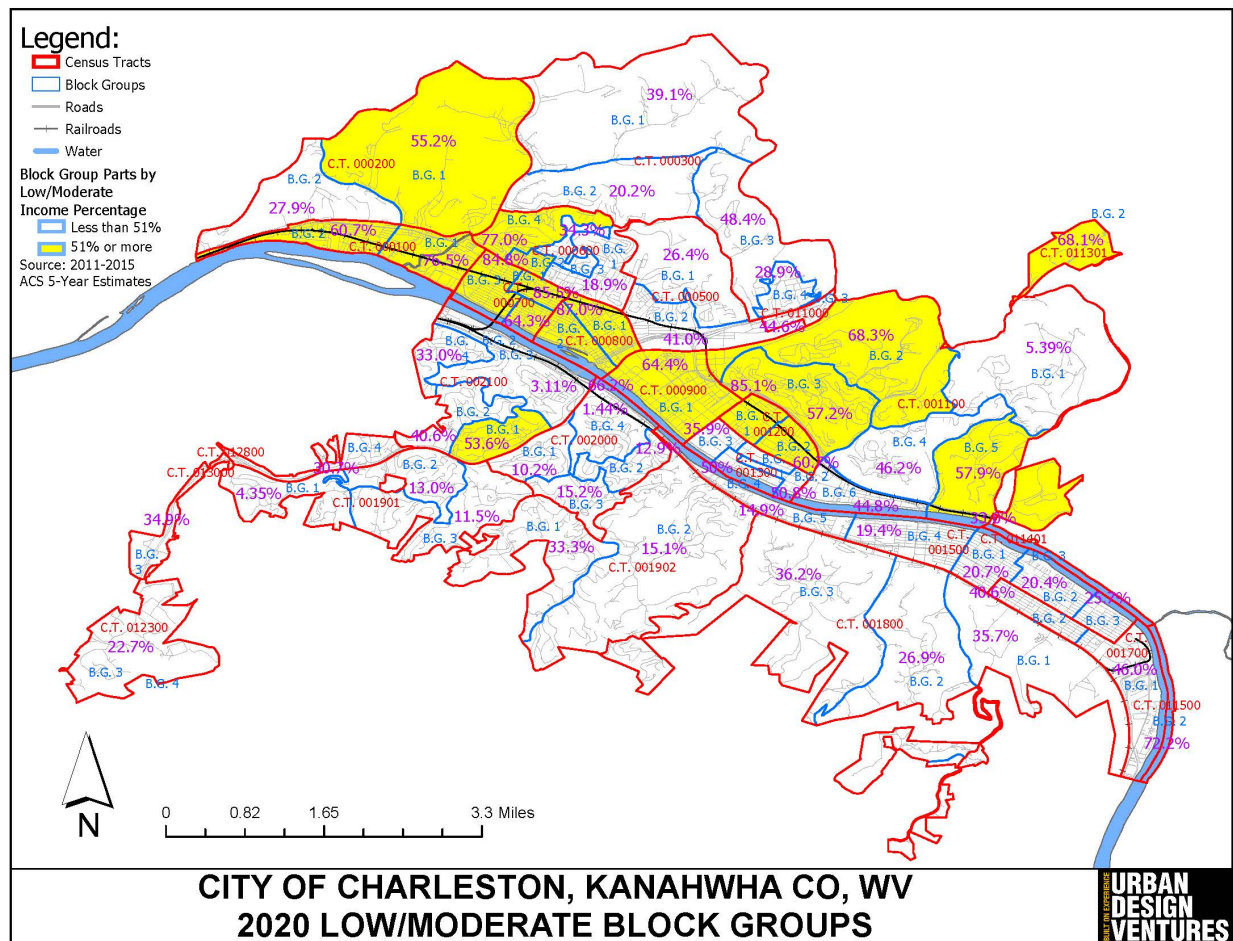




Percent Owner-Occupied Housing Units by Block Group



Percent Renter-Occupied Housing Units by Block Group



**Low/Moderate Income Percentage by Block Group**

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

The purpose of City of Charleston's FY 2020-2024 Five-Year Consolidated Plan is to serve as a consolidated planning document, an application, and a strategic plan for the City. The following six (6) strategies and subsequent priorities/goals have been identified by the City for the period of FY 2020 through FY 2024 for the Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program:

### Housing Strategy (High Priority)

**Priority Need:** There is a need to improve the quality of the housing stock in the City of Charleston by increasing the supply of decent, safe, sound, and accessible housing for homeowners, renters, and homebuyers that is affordable to low- and moderate-income persons and households.

**Goals:** The following housing goals are:



- **HSS-1 Homeownership** - Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
- **HSS-2 Owner-occupied Housing Rehabilitation** - Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
- **HSS-3 Renter-occupied Housing Rehabilitation** - Provide financial assistance to landlords to rehabilitate housing units for rent to low- and moderate-income tenants.
- **HSS-4 Neighborhood Revitalization** - Promote and strengthen the housing stock in residential neighborhoods throughout the City and particularly in the City's West Side and other neighborhoods with high concentrations of blight.
- **HSS-5 Housing Education** - Provide more access, for low-and-moderate residents, to financial counseling, credit counseling, life skills and homeownership training.
- **HSS-6 Housing Construction** - Increase the supply of decent, safe, sound, and accessible housing that is affordable to homebuyers and renters in the community through rehabilitation of vacant buildings and new construction.

#### **Homeless Strategy - (High Priority)**

**Priority Need:** There is a need for housing and supportive services for homeless persons and persons who are at-risk of becoming homeless.

**Goals:** The following homeless goals are:

- **HMS-1 Operation/Support** - Assist homeless providers in the operation of housing and supportive services for the homeless and persons who are at-risk of becoming homeless.
- **HMS-2 Housing** - Support efforts of local agencies to provide emergency shelters and permanent housing for the homeless.
- **HMS-3 Prevention and Re-Housing** - Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.

#### **Other Special Needs Strategy - (High Priority)**

**Priority Needs:** There is a need for affordable housing, services, and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with alcohol/drug dependency, and persons with other special needs.

**Goals:** The following special needs goals are:

- **SNS-1 Addiction Services** – Support programs to aid those directly and indirectly affected addiction and substance abuse.

- **SNS-2 Support for Social Services** - Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.
- **SNS-3 Housing** - Increase the supply of affordable, accessible, decent, safe, sound, and sanitary housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs through rehabilitation of existing buildings and new construction.

### **Community Development Strategy - (High Priority)**

**Priority Needs:** There is a need to continue to improve and enhance the public and community facilities, infrastructure, public social/welfare services, public safety, clearance/demolition, and the quality of life for residents throughout the City.

**Goals:** The following community development goals are:

- **CDS-1 Infrastructure** - Improve the public infrastructure through rehabilitation, reconstruction, and new construction of streets, sidewalks, ADA curb cuts, waterlines, sewer lines, storm drainage, sanitary sewers, addressing hill slips, broadband, etc.
- **CDS-2 Community Facilities** - Improve the parks, recreational facilities, trails, bikeways, and all public and community facilities through rehabilitation, new construction, and ADA accessibility improvements.
- **CDS-3 Public Services** - Improve and enhance public services including programs for youth, the elderly, disabled, and other public service programs for low- and moderate-income persons.
- **CDS-4 Nutritional Services** - Promote and support programs that provide more access to food and nutritional programs for low income residents.
- **CDS-5 Clearance/Demolition** - Remove and eliminate slum and blighting conditions through demolition of vacant, abandoned, and dilapidated structures in the City.
- **CDS-6 Public Safety** - Improve the public safety facilities, equipment, crime prevention programs, community policing, and ability to respond to emergency situations.
- **CDS-7 Transportation** - Encourage the Kanawha Valley Regional Transportation Authority (KRT) and other carriers to address the needs of low-income persons and households and the disabled to have access to employment, health care, and shopping.

### **Economic Development Strategy (High Priority)**

**Priority Need:** There is a need to increase employment, job training, technical assistance, work force development, and economic empowerment of low- and moderate-income residents in the City of Charleston.

**Goals:** The following economic development goals are:

- **EDS-1 Employment** - Support and encourage new job creation, job retention, workforce development, employment, and job training services for the unemployed and underemployed persons, including summer youth programs.
- **EDS-2 Financial Assistance** - Support the expansion, growth and new development of business and commercial enterprises through technical assistance programs and low interest financing.
- **EDS-3 Redevelopment Program** - Plan and promote the development, redevelopment and revitalization of economically distressed areas of the City.

### **Administration, Planning, and Management Strategy - (High Priority)**

**Priority Need:** There is a continuing need for sound planning, administration, management, and oversight of Federal, State, and local funded programs.

**Goals:** The following administration, planning, and management goals are:

- **AMS-1 Overall Coordination** - Provide program management and oversight for the successful administration of Federal, State, and local funded programs, including planning services for special studies, annual action plans, five-year consolidated plans, substantial amendments, consolidated annual performance and evaluation reports, environmental review and clearance, fair housing, and compliance with all Federal, State, and local laws and regulations.
- **AM-2 Fair Housing** - Provide funds for training, education, outreach, and monitoring to affirmatively further fair housing in the City of Charleston.

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

The City of Charleston strives to equitably allocate Community Development Block Grant (CDBG) funds to income eligible areas and persons throughout the City and has funded activities during the past five (5) years to meet the City's FY 2015 to FY 2019 Five-Year Consolidated Plan goals and objectives. Charleston's CDBG Program regularly meets the performance standards established by HUD. Each year the City prepares its Consolidated Annual Performance and Evaluation Report (CAPER) which summarizes the objectives it has addressed in achieving the Con Plan goals and objectives. The City submits its CAPER within ninety (90) days of the start of the new program year. Copies of the CAPER are available for review at the City of Charleston Mayor's Office of Economic and Community Development.

The FY 2018 CAPER was the fourth CAPER for the FY 2015-2019 Five-Year Consolidated Plan, which was approved by HUD. In the FY 2018 CAPER, the City of Charleston expended 76.08% of its CDBG funds to benefit low- and moderate-income persons. The City expended 14.61% of its funds during the FY 2018 CAPER period on public service, which is at the statutory maximum of 15%. The City expended 15.84% of its funds during this CAPER period on Planning and Administration, which is below the statutory maximum of 20%. The City met the required 1.5 maximum drawdown ratio. The City's drawdown ratio was 0.65.

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

The City of Charleston, in compliance with the City's Citizen Participation Plan, advertised and held two (2) public hearings on the needs of the City that provided residents with the opportunity to discuss the City's CDBG and HOME Programs and to offer their suggestions on future program priorities. The public hearings were advertised in the Charleston Gazette-Mail on January 7, 2020 and July 28, 2020.

The City maintains a stakeholder contact list for the CDBG program. All stakeholders received emails and phone calls notifying the listees of all public hearings, meetings, and surveys. A copy of the list can be found in the attachment section of the plan.

A "Draft Plan" was placed on display on the City's website at <https://www.charlestonwv.gov/government/city-departments/moecd>.

The "Draft Plan" was on display from Monday, July 20, 2020 until Monday, August 3, 2020 at 4:00 p.m. for review and comment. The draft Five Year Consolidated Plan review period was advertised in the Charleston Gazette-Mail on Monday July 13, 2020. The City held a third public hearing on Tuesday, July 28, 2020 at 2:00 p.m. to obtain comments on the draft Five-Year FY 2020-2024 Consolidated Plan and FY 2020 Annual Action Plan.

Additionally, the City developed and disseminated an online citizen's survey at the following address: [www.surveymonkey.com/r/CharConPlan](http://www.surveymonkey.com/r/CharConPlan).

The City developed the Consolidated Plan based on the input received from residents and stakeholders through interviews, public hearings, meetings, surveys, and draft plan review comments.

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

The City of Charleston held two Needs Public Hearings one on January 28, 2020 at 5:30 P.M. and the second on January 29, 2020 at 2:30 P.M.

Some of the comments received were:

- Need to expand housing rehabilitation program
- Renovate homes that need rehabilitation and demolish homes that are not suitable for rehabilitation
- West side of the City has lowest quality homes in general
- Need more life skills, credit counseling, supportive services
- Need to do more to address drug issues and other related issues
- Issues with squatting, arson in vacant homes
- Transportation to grocery stores and pharmacies, especially in the City's West Side
- Need for mental health services, related to homelessness and drug use

- Need for more youth programming in the City
- Need for more job development and economic development
- Need for more public services, food access, etc.

The City of Charleston held its Third Public Hearing on Tuesday, July 28, 2020 at 2:00 PM. No comments were received at this public hearing.

The City of Charleston Resident Survey was live from January 7, 2020 until March 27, 2020 and can be viewed at [www.surveymonkey.com/r/CharConPlan](http://www.surveymonkey.com/r/CharConPlan). There were a total of 189 responses.

The most common needs identified in the survey were:

- Over half of residents indicated establishing decent, safe and affordable rental units as an issue
- Over 65% of residents indicate negligent landlords are an issue
- a large number of residents also mentioned a need to increase affordability and access to housing rehabilitation programs in the City
- Residents also identified vacant residential and commercial structures as the largest causes of blight in the City
- Residents also identified a need for more walking or biking trails in the City
- Residents identified theft and drugs as the largest crime issues in the City with over 80% of respondents indicating these were issues in the City
- Residents also noted that a lack of job opportunities was a large issue related to employment in the City, over 75% of residents selected this option
- Residents identified vacant residential structures are a major blight issue in the City, with over 88% of residents selected this option
- Over 68% listed vacant commercial structures

A complete list of the comments received at the public hearings and survey results are included in the attachment section of the plan.

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

All comments and views were incorporated into this plan.

## **7. Summary**

The overall goal of the Five-Year Consolidated Plan is to outline for the next five years how the city of Charleston will use federal Community Development Block Grant funds and indicate how the city's efforts will be focused on specific initiatives to fulfill HUD's goals. Those goals include encouraging and providing safe, affordable housing and meeting key community development needs of low-to-moderate income neighborhoods. In addition, the Five-Year Consolidated Plan's planning process requires the city to state in a single document its planned strategy to pursue strategies for housing, community

development and ongoing planning activities. The city will use the Consolidated Plan's goals and objectives to allocate the next five (5) years of CDBG funds and to provide direction to other partners addressing the housing and community development needs of the low- and moderate-income population of the City. HUD will evaluate the City's performance under the Five-Year Consolidated Plan against these goals.

## **8. Budget**

During the FY 2020 Program Year, the City of Charleston will receive \$1,516,617.00 in CDBG funds and \$674,138.00 in HOME funds.

The City proposes to undertake the following activities with the FY 2020 CDBG and HOME funds:

### **Budget 2**

### **Budget 3**



## The Process

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

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

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	CHARLESTON	
CDBG Administrator	CHARLESTON	Mayor's Office of Economic and Community Dev.
HOPWA Administrator		
HOME Administrator	CHARLESTON	Mayor's Office of Economic and Community Dev.
HOPWA-C Administrator		

**Table 1 – Responsible Agencies**

### Narrative

The City of Charleston Mayor's Office of Economic and Community Development is the administrating agency for the City's CDBG and HOME programs. The Department prepares the Five-Year Consolidated Plans, Annual Action Plans, Environmental Review Records (ERR), the Consolidated Annual Performance and Evaluation Reports (CAPER), monitoring, pay requests, contracting, and oversight of the programs on a day to day basis. In addition, the City of Charleston has a private planning consulting firm available to assist the City on an as needed basis.

### Consolidated Plan Public Contact Information

Mr. Lawrence Malone, Director  
Mayor's Office of Economic and Community Development  
City of Charleston  
105 McFarland Street

Charleston, WV 25301  
Phone: (304) 348-8035  
Email: Lawrence.Malone@cityofcharleston.org

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

### **1. Introduction**

The City of Charleston held a series of meetings with local housing providers, social service agencies, community and economic development organizations, Charleston-Kanawha Housing Authority, members of the Kanawha Valley Collective, and City Department Directors. An online survey was created for stakeholders and residents to complete, which identified needs, gaps in the system, goals, etc. Input from the meetings and survey were used in the development of specific strategies, goals, and priorities for the Five-Year Plan.

Each year, as a part of the CDBG application process, local agencies/organizations are invited to submit proposals for CDBG grant eligible activities and to participate in the consultation process through attending a public hearing or responding directly to the correspondence or survey. A complete list of agencies contacted and representatives that participated in meetings can be found in the attachment.

**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 Mayor's Office of Economic and Community Development (MOECD) holds a series of meetings with non-profits, local housing providers, social service agencies, and community and economic development organizations to address these issues. MOECD holds two public hearings annually and invites agencies/organizations submit applications for funding to address issues in the City. The city is also a participating member of the Kanawha Valley Collective (KVC) which is the Continuum of Care. The KVC membership includes many public and assisted housing providers, private and governmental health, mental health and service agencies, to provide an effective coordination of 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 City of Charleston supports the KVC in efforts to address the needs of the homeless in the community. This is accomplished with the support of the annual HUD Continuum of Care application which supports housing for chronically homeless individuals and families, families with children and veterans and support of events that draw attention to the homeless and their needs (YWCA; Roark Sullivan Lifeway Center, etc.)

**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 Mayor's Office of Economic and Community Development (MOECD) continues to collaborate with the Kanawha Valley Collective (KVC) which is the CoC and the West Virginia Development Office Community Advancement and Development Division (WVCAD). MOECD has been part of the KVC since its inception in 1997. Staff has and continues to serve on the board of directors as well as various committees, including the Project Resource Committee formerly the Emergency Solutions Grant committee (ESG) and the Homeless Management Information System (HMIS).

The City continues to participate and support the activities of KVC including HMIS requirements to monitor and track homeless individuals and families and support Project Resource Committee. Staff works with the ESG working committee, made up of board members, ESG sub-recipients, and staff to get input on determining allocation of ESG funds, refining performance standards, policies, and procedures for the operation and administration of the HMIS.

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

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

1	<b>Agency/Group/Organization</b>	Kanawha Valley Collective (KVC)
	<b>Agency/Group/Organization Type</b>	Services-homeless Regional organization Planning organization Correctional Facilities
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
2	<b>Agency/Group/Organization</b>	Charleston Urban Renewal Authority
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Other government - Local Planning organization Business and Civic Leaders Redevelopment Authority
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Consultation on downtown issues, housing opportunity in the Homeownership Zone and Charleston's Westside for improved collaboration.
3	<b>Agency/Group/Organization</b>	MANNA MEAL
	<b>Agency/Group/Organization Type</b>	Services-homeless

	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Manna Meals was consulted for their input on the needs and goals for the City of Charleston.
4	<b>Agency/Group/Organization</b>	REA OF HOPE, INC.
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Rea of Hope was consulted for their input on the needs and goals for the City of Charleston.
5	<b>Agency/Group/Organization</b>	Covenant House, Inc.
	<b>Agency/Group/Organization Type</b>	Services-homeless Correctional Facilities
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Covenant House was consulted for their input on the needs and goals for the City of Charleston. The City of Charleston and Covenant House are both active members of the CoC which provides opportunity for continued and improved coordination with issues surrounding homelessness.

6	<b>Agency/Group/Organization</b>	YWCA Charleston
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services - Victims Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
7	<b>Agency/Group/Organization</b>	Kanawha County Board of Education
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Other government - County Regional organization Planning organization Civic Leaders School
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.



8	<b>Agency/Group/Organization</b>	BOB BURDETTE CENTER, INC.
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Recreation Programs
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
9	<b>Agency/Group/Organization</b>	WEST VIRGINIA WOMEN WORK
	<b>Agency/Group/Organization Type</b>	Services-Education Services-Employment Regional organization Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	WV Women Work was consulted for their input on the needs and goals for the City of Charleston.

10	<b>Agency/Group/Organization</b>	Catholic Charities WV
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Employment Services - Victims Health Agency Regional organization Planning organization Correctional Facilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
11	<b>Agency/Group/Organization</b>	NAACP Charleston Branch
	<b>Agency/Group/Organization Type</b>	Service-Fair Housing Regional organization Planning organization Civic Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Anti-poverty Strategy Community Development Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
12	<b>Agency/Group/Organization</b>	ROARK SULLIVAN LIFEWAY CENTER
	<b>Agency/Group/Organization Type</b>	Services-homeless Correctional Facilities
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homelessness Needs - Veterans Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Roark Sullivan Lifeway Center was consulted for their input on the needs and goals for the City of Charleston. The City of Charleston is a member agency of the KVC which gives much opportunity for continued and improved coordination with other member agencies.
13	<b>Agency/Group/Organization</b>	Step by Step
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
14	<b>Agency/Group/Organization</b>	Education Alliance
	<b>Agency/Group/Organization Type</b>	Services-Education Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.

15	<b>Agency/Group/Organization</b>	WV HEALTH RIGHT
	<b>Agency/Group/Organization Type</b>	Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	WV Health Right was consulted for their input on the needs and goals for the City of Charleston.
16	<b>Agency/Group/Organization</b>	CHARLESTON
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Education Service-Fair Housing Agency - Managing Flood Prone Areas Agency - Management of Public Land or Water Resources Agency - Emergency Management Other government - Local Planning organization Grantee Department
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.

17	<b>Agency/Group/Organization</b>	Bible Center Church
	<b>Agency/Group/Organization Type</b>	Faith Based
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
18	<b>Agency/Group/Organization</b>	Emmanuel Baptist Church
	<b>Agency/Group/Organization Type</b>	Faith Based
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
19	<b>Agency/Group/Organization</b>	Real Estate Central
	<b>Agency/Group/Organization Type</b>	Service-Fair Housing Board of Realtors
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Economic Development Market Analysis Fair Housing
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
20	<b>Agency/Group/Organization</b>	Capital Market
	<b>Agency/Group/Organization Type</b>	Services-Employment Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development Market Analysis Anti-poverty Strategy Community Development Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
21	<b>Agency/Group/Organization</b>	Goodwill
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities Services-Employment Services - Victims Regional organization Planning organization Business Leaders Civic Leaders Business and Civic Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Economic Development Market Analysis Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
22	<b>Agency/Group/Organization</b>	Bigley Avenue Economic Development Foundation
	<b>Agency/Group/Organization Type</b>	Planning organization Business Leaders Civic Leaders Business and Civic Leaders Neighborhood Organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.

23	<b>Agency/Group/Organization</b>	Mesh Design
	<b>Agency/Group/Organization Type</b>	Planning organization Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
24	<b>Agency/Group/Organization</b>	CHARLESTON ECONOMIC & COMMUNITY DEVELOPMENT
	<b>Agency/Group/Organization Type</b>	Planning organization Business Leaders Neighborhood Organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
25	<b>Agency/Group/Organization</b>	Rebuilding Together Charleston
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Service-Fair Housing Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Lead-based Paint Strategy Non-Homeless Special Needs Market Analysis Anti-poverty Strategy Community Development Strategy

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
26	<b>Agency/Group/Organization</b>	Fun Fitness Foundation
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
27	<b>Agency/Group/Organization</b>	Charleston Job Corps
	<b>Agency/Group/Organization Type</b>	Services-Education Services-Employment Regional organization Planning organization Job Training
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
28	<b>Agency/Group/Organization</b>	Westside Neighborhood Association
	<b>Agency/Group/Organization Type</b>	Housing Planning organization Business and Civic Leaders Neighborhood Organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Community Development Strategy



	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
29	<b>Agency/Group/Organization</b>	CHARLESTON KANAWHA HOUSING AUTHORITY
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Service-Fair Housing Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis Anti-poverty Strategy Fair Housing
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Was consulted for their input on the needs and goals for the City of Charleston.
30	<b>Agency/Group/Organization</b>	West Virginia Department of Health and Human Resources
	<b>Agency/Group/Organization Type</b>	Services-Health Health Agency Child Welfare Agency Publicly Funded Institution/System of Care Other government - State Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Lead-based Paint Strategy Non-Homeless Special Needs Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City of Charleston reviewed the Blood Lead Level Screening Plan provided through the West Virginia Department of Health and Human Resources - West Virginia Childhood Lead Poisoning Prevention Program (CLPPP).

31	<b>Agency/Group/Organization</b>	Suddenlink Communications
	<b>Agency/Group/Organization Type</b>	Services - Broadband Internet Service Providers Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Suddenlink Communications internet plans were examined to see the services they offer for the City of Charleston residents.
32	<b>Agency/Group/Organization</b>	Xfinity/Comcast
	<b>Agency/Group/Organization Type</b>	Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Business Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy Community Development Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Xfinity/Comcast internet plans were examined to see the services they offer for the City of Charleston residents.

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

All known agency types were consulted and contacted during the planning process. Meeting notes are in the attachment section.Â There were no agencies or organizations intentionally not consulted.

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

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	Kanawha Valley Collective (KVC)	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.
PHA Plan	Charleston Kanawha Housing Authority	The Charleston-Kanawha Housing Authority is the lead agency providing public housing in the City. The goals of the City and the Housing Authority are complimentary.

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Strategies to Revitalize Charleston's Neighborhood	City of Charleston Mayor's Office of Economic and Community Development	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.
Imagine Charleston Comprehensive Plan	City of Charleston Planning Department	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.
Kanawha Valley Collective Strategic Plan	Kanawha Valley Collective	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.
Blood Lead Level Screening Plan	West Virginia Department of Health and Human Resources	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.
Broadband Enhancement	2020 - 2025 WV State Broad Band Plan	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.
Resiliency	Kanawha Putnam Emergency Planning Committee	They are incorporated in the Five-Year Consolidated Plan and the Annual Action Plans.

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

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

The Mayors Office of Economic and Community Development (MOECD) is the administrating agency for the City's CDBG and HOME programs. MOECD coordinates with numerous other City departments such as the building commission, recreation department, the City's emergency services providers and the Charleston-Kanawha Housing Authority. The City also works with the Kanawha Valley Collective, social service providers, economic development agencies and other county and state agencies.

**Narrative**

The City and County work in conjunction to address needs and to implement projects and activities that extend beyond the City limits. Close consultation is maintained between City and County departments to ensure the needs of the area are adequately addressed.

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

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

The preparation process of the Five-Year Consolidated Plan and Annual Action Plan incorporated a number of actions that encouraged citizen participation. The City contacted local agencies and organizations to respond to the City's request for proposals (RFPs) for CDBG and HOME funding. The City conducted a series of interviews with community stakeholders and held an informal roundtable discussion with social service organizations, community development groups, and housing providers. In compliance with the City's Citizen Participation Plan, the City held a needs public hearing during the development phase of the Consolidated Plan, a second public hearing to discuss FY 2020 projects and "Draft Plans" on display.

A "Draft Plan" was placed on display on the City's website at <https://www.charlestonwv.gov/government/city-departments/moecd>.

Additionally, the City developed and disseminated an online citizen's survey at the following address: [www.surveymonkey.com/r/CharConPlan](http://www.surveymonkey.com/r/CharConPlan).

The City developed the Consolidated Plan based on the input received from residents and stakeholders through interviews, public hearings, meetings, surveys, and draft plan review comments. All stakeholders on the City's CDBG contact list received emails and phone calls notifying the listees of all public hearings, meetings, and surveys. Any stakeholder that did not respond via a survey or attended a meeting was offered an opportunity for a phone interview. A copy of the list can be found in the attachment.

### 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	Newspaper Ad	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies and Organizations</p>	Not Applicable.	Not Applicable.	Not Applicable.	Not Applicable.

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)
2	Public Hearing	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies and Organizations</p>	The City of Charleston held its Needs Public Hearing on January 28, 2020 at 5:30 P.M. and on January 29, 2020 at 2:30 P.M. to discuss the needs over the next five year and the budget. There were twenty-nine (29) attendees.	See the First Public Hearing comments in the Appendix section of the Plans.	All comments were accepted.	Not applicable.

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)
3	Agencies/Organizations Survey	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies and Organizations</p>	There was a total of 189 people that completed the online survey.	See attached survey summaries.	All comments were accepted.	<a href="http://www.surveymonkey.com/r/CharConPlan">www.surveymonkey.com/r/CharConPlan</a>

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)
4	Agencies/Organizations Survey	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies/Organizations</p>	There was a total of 6 agencies/organizations that completed the online survey.	See attached survey summaries.	All comments were accepted.	<a href="https://www.surveymonkey.com/r/CharAgencySurvey">https://www.surveymonkey.com/r/CharAgencySurvey</a>



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)
5	Internet Outreach	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies and Organizations</p>	Not Applicable.	Not Applicable.	Not Applicable.	<a href="https://www.charlestonwv.gov/government/city-departments/moecd">https://www.charlestonwv.gov/government/city-departments/moecd</a>

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)
6	Newspaper Ad	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies and Organizations</p>	Not Applicable	Not Applicable	Not Applicable	Not Applicable

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)
7	Public Hearing	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Agencies and Organizations</p>	The City held its Third Public Hearing on July 28, 2020 at 2:00 p.m. to discuss the Draft FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan.	See the Third Public Hearing comments in the Appendix section of the Plans.	All comments were accepted	Not Applicable

**Table 4 – Citizen Participation Outreach**

## **Needs Assessment**

### **NA-05 Overview**

#### **Needs Assessment Overview**

The City of Charleston used the 2011-2015 HUD Comprehensive Housing Affordability Strategy (CHAS) data, which provides statistical data on housing needs and 2011-2015 ACS Data to prepare its estimates and projects. The tables in this section have been pre-populated with HUD data sets based on the 2011-2015 ACS five-year estimates, and the 2010 U.S. Census. This data is the most current information available to assess housing needs, homeless needs, special needs, social service needs, economic development needs, etc.

Charleston is part of the Kanawha Valley Collective (KVC) the CoC which serves the City and Kanawha County. Data for the development for the homeless needs section was obtained from the Kanawha Valley Collective. Additional needs for the City of Charleston were obtained from input and interviews with various social service agencies, housing providers, city staff, and survey responses.

## NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c)

### Summary of Housing Needs

Based on a comparison between the base year of 2009 and 2015 population, the City of Charleston's population remained relatively flat though there was a slight decrease of 2% or 835 persons. The most current census estimate, for 2019 indicates the population is 46,536 a decrease of 4,029 persons from 2015. The 2015 ACS data saw a decrease in the number of households from 23,701 in 2009 to 22,765, a loss of 4%. The most common type of households in the City of Charleston are small single-family households followed by households that contain at least one-person age 62 - 74 or older. The City of Charleston's 2015 Median Income was \$48,442 which was a 17% increase from the base year of 2009 median of \$41,228.

Over the next five years the City anticipates the trend to continue of slight population loss coupled with smaller household size. This based on an aging population and the desire of these persons wishing to remain in their homes.

Through consultations with community stakeholder, resident surveys and discussions with City departments, the commonly identified issue was the low quality of housing. Almost half (49.8%) of all low-and-moderate residents in the City have at least one housing problem demonstrating a lack of quality, affordable housing units in the City. Based on community observations it seems that most affordable units are either low quality and in need of major rehabilitation or are far away from grocery stores, pharmacies and other key places residents need to access frequently.

The aging housing stock in the City also makes buying homes more difficult for low- and moderate-income residents due to high costs. Not only, do residents have to pay for the house they also need to spend another large sum of money to rehabilitate and improve the home.

There are also a large number of lots that are vacant or that have structures that are vacant, dilapidated and economically unfeasible to rehabilitate. Discussions with emergency management highlighted these properties as safety hazards due to fire risk, squatters and drug use. These properties affect the value of surrounding, occupied homes and the quality of the neighborhood as a whole.

Demographics	Base Year: 2009	Most Recent Year: 2015	% Change
Population	51,400	50,565	-2%
Households	23,701	22,765	-4%
Median Income	\$41,228.00	\$48,442.00	17%

**Table 5 - Housing Needs Assessment Demographics**

**Data Source:** 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

## Number of Households Table

	<b>0-30% HAMFI</b>	<b>&gt;30-50% HAMFI</b>	<b>&gt;50-80% HAMFI</b>	<b>&gt;80-100% HAMFI</b>	<b>&gt;100% HAMFI</b>
Total Households	3,085	2,430	3,210	1,800	12,235
Small Family Households	930	660	1,000	555	5,050
Large Family Households	170	155	70	75	585
Household contains at least one person 62-74 years of age	480	630	595	455	2,905
Household contains at least one person age 75 or older	209	335	785	280	1,280
Households with one or more children 6 years old or younger	530	468	284	184	659

**Table 6 - Total Households Table**

**Data Source:** 2011-2015 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	44	0	25	189	10	0	0	25	35
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	25	10	30	0	65	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	70	34	4	0	108	20	0	0	15	35
Housing cost burden greater than 50% of income (and none of the above problems)	1,340	455	24	0	1,819	260	195	50	15	520
Housing cost burden greater than 30% of income (and none of the above problems)	215	615	685	105	1,620	135	175	355	105	770

	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
Zero/negative Income (and none of the above problems)	125	0	0	0	125	75	0	0	0	75

**Table 7 – Housing Problems Table**

Data 2011-2015 CHAS  
Source:

## 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
<b>NUMBER OF HOUSEHOLDS</b>										
Having 1 or more of four housing problems	1,560	545	65	25	2,195	280	195	50	50	575
Having none of four housing problems	760	1,095	1,610	650	4,115	285	595	1,490	1,080	3,450
Household has negative income, but none of the other housing problems	125	0	0	0	125	75	0	0	0	75

**Table 8 – Housing Problems 2**

Data 2011-2015 CHAS  
Source:

## 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
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	640	400	230	1,270	125	70	90	285
Large Related	75	40	10	125	30	49	20	99
Elderly	184	218	154	556	153	199	253	605



	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Other	799	455	304	1,558	110	44	49	203
Total need by income	1,698	1,113	698	3,509	418	362	412	1,192

**Table 9 – Cost Burden > 30%**

Data 2011-2015 CHAS  
Source:

#### 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	590	160	20	770	80	45	25	150
Large Related	60	10	0	70	30	4	0	34
Elderly	110	89	0	199	89	129	28	246
Other	695	215	4	914	85	20	0	105
Total need by income	1,455	474	24	1,953	284	198	53	535

**Table 10 – Cost Burden > 50%**

Data 2011-2015 CHAS  
Source:

#### 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	95	29	4	0	128	0	0	0	15	15
Multiple, unrelated family households	0	10	0	0	10	20	0	0	0	20
Other, non-family households	0	10	30	0	40	0	0	0	0	0
Total need by income	95	49	34	0	178	20	0	0	15	35

**Table 11 – Crowding Information - 1/2**

Data 2011-2015 CHAS  
Source:

	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	0	0	0	0	0	0	0	0

**Table 12 – Crowding Information – 2/2**

Data Source  
Comments:

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

According to the 2011-2015 American Community Survey nearly 40% of residents (39.7%) live in one-person households. Of those one-person households 4,860 live in rental units while 4,177 live in owner-occupied housing units. Almost two-thirds (63.8%) of residents over the age of 65 are living in owner-occupied housing, and it is presumed they are aging in place. As a result, it will be necessary for the City to provide assistance with the upkeep of homes and making accessibility upgrades, as well as providing other senior service programs such as meal delivery and transportation services.

### **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.**

**Disabled:** Based on estimates from the 2011-2015 American Community Survey, there are 8,897 people with a disability in the City of Charleston, approximately 17.9% of the population in total. Of the 8,218 senior citizens in the City, 3,179 have a disability of some type, a percentage of 38.7%. This further highlights the need for services to support seniors in the City as a sizeable portion of this population may be living alone and not have the ability to take care of themselves. Additionally, nearly over 10% of children under the age of 17 have a disability, this could further exacerbate issues that families are facing if they do not have the means to assist their child. Of the 8,897 disabled people in the City, 4.5% have hearing difficulty, 2.9% have vision difficulty, 7.5% have cognitive difficulty, 10.3% have ambulatory difficulty, 3.8% have difficulty with Self-Care and 8.5% have an independent living difficulty.

**Domestic Violence:** The City does not maintain comprehensive statistics on domestic violence and instances of homelessness. However, over the past five years (2014-2020) Resolve Family Abuse Program has served 11,435 individuals in all programs including shelter, court advocacy, support group, counseling, and visitation and exchange. The number of cases has declined during this period from a high of 2,529 in 2014-15 to 1,789 in 2018-19. There is need for housing assistance and assistance programs for victims of domestic violence.

### **What are the most common housing problems?**

One of the most common housing problems in the City is affordability, with almost a quarter of all households cost-burdened (housing costs exceeding 30%). Not only are there a large number of cost burdened households, but 48.6% of households that are cost burdened are spending at least 50% of their income on housing costs per month.

Through consultations with community stakeholder, resident surveys and discussions with City departments, another commonly identified issue was the low quality of housing, particularly on the City's West Side. Almost half (49.8%) of all low-and-moderate residents in the City have at least one housing problem demonstrating a lack of quality, affordable housing units in the City. Based on community observations it seems that most affordable units are either low quality and in need of major rehabilitation or are far away from grocery stores, pharmacies and other key places residents need to access frequently. These problems are best illustrated on the West Side where the homes tend to be older and in need of more repairs and the closure of a community grocery store and a couple of pharmacies have created areas where people without access to a vehicle have difficulty reaching quality food and medicine.

The aging housing stock in the City also makes buying homes more difficult for low- and moderate-income residents due to high costs. Not only, do residents have to pay for the house they also need to spend another large sum of money to rehabilitate and improve the home.

There are also a large number of lots that are vacant or that have structures that are vacant, dilapidated and economically unfeasible to rehabilitate. Discussions with emergency management highlighted these properties as safety hazards due to fire risk, squatters and drug use. These properties affect the value of surrounding, occupied homes and the quality of the neighborhood as a whole. In August 2019, the City established a Land Reuse Agency to target vacant and abandoned properties within in the City and address the problem.

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

Non-White residents of the City of Charleston are affected by more housing issues than white residents, 56.26% of minority residents have at least one housing problem while only 48.02% of white residents have the same issue. These issues are also more prevalent among the elderly and disabled residents of the City, as they are on fixed or limited incomes and may not have the ability to make the necessary repairs or afford to move into high quality units.

Homeless persons and people at-risk of being homeless have also been affected by the lack of quality affordable units. Much of the population, which is at-risk of becoming homeless, is facing a housing cost overburden problem, and would benefit from emergency housing assistance for rent, emergency rehabilitation work, and/or mortgage payments and utilities to help them avoid eviction or foreclosures.

### **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**

Consultations with local homeless providers identified the following groups as the highest risk of becoming homeless:

**Young Adults and Teenagers:** Young adults exiting the foster system are one of the growing groups of potential homeless people in the City. Teenagers who have parents who are either suffering from drug addiction or have succumbed to it are also on the rise in Charleston and Kanawha County as a whole. Kanawha County Schools estimates they have 650-700 homeless students in the County and 800-1000 students who are living with grandparents, foster care or another guardian.

**Individuals:** Adults suffering from mental health, addiction or a combination of the two. Some individuals with criminal histories, struggle to find work and therefore have difficulty maintaining housing. The City is also seeing a rise in individuals over the age of 55 who can no longer afford to stay in their housing for a number of issues.

**Formerly Homeless nearing termination:** Individuals who are transitioning need more supportive services for mental health, addiction and general life skills. There is a need to add more transitional housing units in the City to give homeless people more time in the program.

**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:**

HUD's criteria for defining at risk of homelessness is an individual or family who:

- Has an annual income below 30% of median family income for the area; AND
- Does not have sufficient resources or support networks immediately available to prevent them from moving to an emergency shelter or another place defined in Category 1 of the "homeless" definition; AND
- Meets one of the following conditions: 1) Has moved because of economic reasons 2 or more times during the 60 days immediately preceding the application for assistance; OR 2) Is living in the home of another because of economic hardship; OR 3) Has been notified that their right to occupy their current housing or living situation will be terminated within 21 days after the date of application for assistance; OR 4) Lives in a hotel or motel and the cost is not paid for by charitable organizations or by Federal, State, or local government programs for low-income individuals; OR 5) Lives in an SRO or efficiency apartment unit in which there reside more than 2 persons or lives in a larger housing unit in which there reside more than one and a half persons per room; OR 6) Is exiting a publicly funded institution or system of care; OR 7) Otherwise lives

in housing that has characteristics associated with instability and an increased risk of homelessness, as identified in the recipient's approved Consolidated Plan.

Review of HMIS data including shelter utilization, PIT data, prevention and rapid rehousing to determine gaps in services. Within this data, a determination of changes in client demographics can be made which identifies at-risk population groups.

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

Some housing characteristics linked with instability and increased risk of homelessness include single earner households with children and persons in a household with a disability who are unable to obtain sustainable employment. Unexpected crises such as loss of income or loss of a second income earner to the household and/or a medical or transportation emergency cost contribute to destabilizing low- and moderate-income households. Many of these residents experience extreme rent burdens, become unstable, and face homelessness with first-time crises or loss of income. The lack of available supportive housing and the cost overburden of housing as it relates to income/employment are major housing issues linked with instability and an increased risk of homelessness. Cost of utilities also plays a role in the instability and increased risk of homelessness. The housing stock in the City is older and many rental units are large-single family homes. These units are typically not energy efficient and families have higher utility costs. This often leads to past due utility bills and tenants being evicted which leads to homelessness.

Reasons homelessness occurs may fall within the following categories and or risk factors:

- Eviction within two weeks from a private dwelling
- Sudden loss of income
- Extremely low income (30% below income limits)
- Overcrowding (doubling up)
- Experienced three or more moves in the past year
- Have children under the age of two
- Single parent
- Young head of household (under 25)
- Have an eviction notice from public or assisted housing
- Experienced domestic violence the past 12 months
- History of non-compliance (missed appointments with case workers, etc.)
- Released from jail, or prison within the past 18 months
- Mental health and or substance abuse issues
- Involvement with child welfare, including foster care
- Severe housing burden (greater than 50% of income for housing costs)

The availability and associated cost of purchase or rehabilitation of decent, safe, and sanitary housing in the City creates instability of housing for the lower income households in the area. Many households are living from paycheck to paycheck and are cost-overburden, paying over 30% of their income for housing.

Other characteristics linked to instability and an increased risk of homelessness include individuals being discharged from foster care, health care facilities, mental health treatment facilities, correctional facilities, and substance abuse treatment. It is difficult for these populations to achieve self-sufficiency because it can often take time to secure steady employment and stable housing. Individuals and households that are leaving situations where they were victims of domestic violence are also at risk. Finally, individuals and households with special needs, including the elderly, frail elderly, those with a disability, and those who are in treatment for substance abuse or HIV/AIDS are also at risk. Medical bills can be a burden and finding accessible housing can be a challenge. For people on fixed incomes, it can be difficult to make ends meet, and for those in the workforce, it can be difficult to find employment. Many people that are at risk of homelessness have limited financial literacy skills.

## **Discussion**

The continued aging of the housing stock coupled with continued loss of population, the opioid crisis and an aging population have contributed to the decline and lack of quality housing stock in the City particularly housing that is affordable. Many people have to spend more than they can afford on quality housing, if they can find it, or live in substandard dwellings.

## NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 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

In order for the City of Charleston to accurately address the City's housing needs, a thorough analysis of any racial or ethnic group that has a greater housing need in comparison to City's total housing needs was considered. Data detailing information organized by household racial group and ethnicity was evaluated from the CHAS Data. A disproportionately greater need was identified when a racial or ethnic group experienced a 10 percentage points or higher occurrence rate of severe housing problems. A housing problem is defined as one of the four following housing problems: housing lacks complete kitchen facilities; housing lacks complete plumbing facilities; housing has more than 1 persons per room; and housing cost burden is over 30%.

### 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	2,190	700	200
White	1,445	545	160
Black / African American	505	135	18
Asian	23	0	0
American Indian, Alaska Native	4	0	0
Pacific Islander	0	0	0
Hispanic	10	4	0

**Table 13 - Disproportionally Greater Need 0 - 30% AMI**

Data Source: 2011-2015 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	1,530	900	0
White	1,260	655	0
Black / African American	140	98	0
Asian	10	4	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	24	20	0

**Table 14 - Disproportionally Greater Need 30 - 50% AMI**

Data Source: 2011-2015 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	1,155	2,060	0
White	890	1,590	0
Black / African American	180	335	0
Asian	0	10	0
American Indian, Alaska Native	0	4	0
Pacific Islander	0	0	0
Hispanic	25	0	0

**Table 15 - Disproportionally Greater Need 50 - 80% AMI**

Data Source: 2011-2015 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	280	1,530	0
White	220	1,340	0
Black / African American	35	120	0
Asian	0	10	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	15	15	0

**Table 16 - Disproportionally Greater Need 80 - 100% AMI**

Data Source: 2011-2015 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

The racial and ethnic demographics of households in the City of Charleston according to the 2011-2015 ACS was: 81.8% White; 9.3% African American; 0.1% Native American; 2.3% Asian; 0.0% Pacific Islander; and the Hispanic or Latino population of any race was reported as 1.5%. The Hispanic or Latino population was disproportionately affected by a housing problem.

Comparing housing problems for households across all income groups based on race and ethnicity the prevalence of housing problems was: 48.0% for White households; 55.6% for Black/African American households; 57.9% for Asian households; 50.0% for American Indian, Alaska Native households; 0% for Pacific Islander households; and 65.5% for Hispanic households.

## NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 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

In order for the City of Charleston to accurately address the City's housing needs, a thorough analysis of any racial or ethnic group that has a greater housing need in comparison to City's total housing needs was considered. Data detailing information organized by household racial group and ethnicity was evaluated from the CHAS Data. A disproportionately greater need was identified when a racial or ethnic group experienced a 10 percentage points or higher occurrence rate of severe housing problems. A severe housing problem is defined as one of the four following housing problems: housing lacks complete kitchen facilities; housing lacks complete plumbing facilities; housing has more than 1.5 persons per room; and housing cost burden is over 50%.

### 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	1,840	1,045	200
White	1,275	705	160
Black / African American	375	265	18
Asian	23	0	0
American Indian, Alaska Native	4	0	0
Pacific Islander	0	0	0
Hispanic	0	15	0

**Table 17 – Severe Housing Problems 0 - 30% AMI**

Data Source: 2011-2015 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	740	1,690	0
White	630	1,285	0
Black / African American	65	169	0
Asian	10	4	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	8	35	0

**Table 18 – Severe Housing Problems 30 - 50% AMI**

Data Source: 2011-2015 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	115	3,100	0
White	95	2,380	0
Black / African American	18	505	0
Asian	0	10	0
American Indian, Alaska Native	0	4	0
Pacific Islander	0	0	0
Hispanic	0	25	0

**Table 19 – Severe Housing Problems 50 - 80% AMI**

Data Source: 2011-2015 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	75	1,730	0
White	75	1,495	0
Black / African American	0	150	0
Asian	0	10	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	30	0

**Table 20 – Severe Housing Problems 80 - 100% AMI**

Data Source: 2011-2015 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

The racial and ethnic demographics of households in the City of Charleston according to the 2011-2015 ACS was: 81.8% White; 9.3% African American; 0.1% Native American; 2.3% Asian; 0.0% Pacific Islander; and the Hispanic or Latino population of any race was reported as 1.5%.

Comparing severe housing problems for households across all income groups based on race and ethnicity the prevalence of housing problems was: 25.6% for White households; 29.3% for Black/African American households; 57.9% for Asian households; 50.0% for American Indian, Alaska Native households; 0% for Pacific Islander households; and 7.1% for Hispanic households. American Indian and Alaska Native and Asian households are disproportionately affected by severe housing problems.

## NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 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

In order for the City of Charleston to accurately address the City's housing needs, a thorough analysis of any racial or ethnic group that has a greater housing need in comparison to City's total housing needs was considered. Data detailing information organized by household racial group and ethnicity was evaluated from the CHAS Data. A disproportionately greater need was identified when a racial or ethnic group experienced a 10 percentage points or higher occurrence rate of housing cost burdens. A housing cost burden is defined as household paying over 30% of household AMI on housing costs.

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	17,150	2,780	2,635	200
White	14,905	2,120	1,945	160
Black / African American	1,180	425	460	18
Asian	415	0	33	0
American Indian, Alaska Native	4	0	4	0
Pacific Islander	0	0	0	0
Hispanic	159	70	0	0

**Table 21 – Greater Need: Housing Cost Burdens AMI**

Data Source: 2011-2015 CHAS

### Discussion

For the jurisdiction as a whole, 24.0% of all households were cost overburdened by 30% or more and 11.7% of all households were cost overburdened by 50% or more. The racial and ethnic demographics of households in the City of Charleston according to the 2011-2015 ACS was: 81.8% White; 9.3% African American; 0.1% Native American; 2.3% Asian; 0.0% Pacific Islander; and the Hispanic or Latino population of any race was reported as 1.5%. Black/African American, Hispanic or Latino and American Indian, Alaskan Natives were all disproportionately impacted groups in terms of housing problems identified.

Comparing all households that are housing cost burdened by 30% to 50%: 11.2% of White households were cost burdened; 20.6% of Black/African American households were cost burdened; 0% of Asian

households were cost burdened; 0% of American Indian, Alaska Native households were cost burdened; 0% of Pacific Islander households were cost burdened; and 30.6% of Hispanic households were cost burdened.

Comparing all households that are housing cost burdened by over 50%: 10.3% of White households were cost burdened; 22.3% of Black/African American households were cost burdened; 7.4% of Asian households were cost burdened; 50% of American Indian, Alaska Native households were cost burdened; 0% of Pacific Islander households were cost burdened; and 0% of Hispanic households were cost burdened.

## **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?**

The racial and ethnic demographics of households in the City of Charleston according to the 2011-2015 ACS was: 81.8% White; 9.3% African American; 0.1% Native American; 2.3% Asian; 0.0% Pacific Islander; and the Hispanic or Latino population of any race was reported as 1.5%. Hispanic or Latino, African American/Black, Hispanic or Latino and American Indian and Alaskan Natives are all disproportionately affected by cost burdens. Only Hispanic or Latino residents were disproportionately affected by housing problems including cost overburden.

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

Cost overburden is one of the main areas where minorities are disproportionately affected in the City of Charleston. Consultations with a number of different groups and housing providers in the City support this theory by citing a need for more credit counseling and life skills training for low-income people in general. Minorities represent a larger share of low-income residents than expected, they are more likely to be cost overburdened at a higher rate than white residents of the City.

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

Minority populations, predominantly African American/Black residents, are concentrated in three block groups that are all in the same area. Census Tract 0700, Block Groups 2 and 3 and Census Tract 0600, Block Group 2 are the only three minority-majority block groups in the City, the block groups are one contiguous area in the heart of the City's West Side. Other surrounding block groups in the same Census Tracts also have high percentages of minorities, however they are between 35 and 50% minority, these block groups are also considered part of the West Side.

Attached to this Plan are maps which illustrate the City of Charleston's demographics which are included in the Exhibits section of the plan.

## NA-35 Public Housing - 91.405, 91.205 (b)

### Introduction

The Charleston-Kanawha Housing Authority's housing programs meet the needs of over 4,000 individuals and families, and they strive to continue to expand their service base in order to meet the needs of additional needy families waiting for housing assistance. Charleston-Kanawha Housing Authority (CKHA) has 1,165 apartments and houses that they own, and that are available for lease, and another 2,835 units available through their subsidized rental program. CKHA has self-sufficiency programs to assist families and elderly, and they have employment and training programs to assist families to enter the workforce. CKHA has services that enable seniors to remain in their own homes, and they have recreational programs that improve the quality of living of its clients.

As of 5/31/20 there were 1,808 voucher applicants and 405 applicants for public housing, majority of applicants for either program are 1- and 2-bedroom households.

### 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 *
# of units vouchers in use	0	24	1,165	2,835	66	2,736	27	0	0

Table 22 - Public Housing by Program Type

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

Data Source: PIC (PIH Information Center)



## Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	7,279	11,405	9,932	10,149	9,964	6,236	0
Average length of stay	0	4	5	4	0	4	0	0
Average Household size	0	1	1	2	2	2	1	0
# Homeless at admission	0	0	1	0	0	0	0	0
# of Elderly Program Participants (>62)	0	3	276	304	4	297	2	0
# of Disabled Families	0	5	348	977	14	952	8	0
# of Families requesting accessibility features	0	24	1,165	2,835	66	2,736	27	0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

**Table 23 – Characteristics of Public Housing Residents by Program Type**

**Data Source:** PIC (PIH Information Center)

## Race of Residents

Race	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	21	559	2,161	19	2,121	15	0	0
Black/African American	0	3	602	649	47	591	11	0	0
Asian	0	0	1	7	0	7	0	0	0
American Indian/Alaska Native	0	0	3	13	0	13	0	0	0
Pacific Islander	0	0	0	5	0	4	1	0	0
Other	0	0	0	0	0	0	0	0	0
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 24 – Race of Public Housing Residents by Program Type**

Data Source: PIC (PIH Information Center)

## Ethnicity of Residents

Ethnicity	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	11	23	0	22	1	0	0
Not Hispanic	0	24	1,154	2,812	66	2,714	26	0	0
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 25 – Ethnicity of Public Housing Residents by Program Type**

**Data Source:** PIC (PIH Information Center)

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

The CKHA is an active 504 compliant Housing Authority and the 504 Plan is part of CKHA's Admissions and Continued Occupancy Plan, with 110 units or 9.6% of their units ADA accessible and 2% for the hearing impaired. Part of their Annual and Five-Year Action Plans is to continue to carry out modification needed in public housing units as determined by the Section 504 Needs Assessment for Public Housing. The Charleston-Kanawha Housing Authority's Five-Year Goals and Objectives list accessibility improvements and outreach to the elderly and disabled to improve their quality of life as a priority. Listed below are the goals and objectives that refer to improving the lives of the elderly and disabled:

- **Expand the supply of assisted housing:** Apply for additional rental vouchers when funding is available  
Reduce public housing vacancies: goal is to have 98%+ adjusted occupancy rate at each fiscal year's end  
Leverage private or other public funds to create additional housing opportunities  
Explore, tax credits, public housing conversions to project-based vouchers through the Rental Assistance Demonstration (RAD) program, and/or borrowing to upgrade, renovate, reduce density, and/or remodel Orchard Manor  
Acquire or build units or developments: Look to Low-Income Housing Tax Credits to build additional low-income housing/affordable units  
Designate tenant-based vouchers as project-based vouchers when appropriate  
Increase homeownership opportunities contingent upon interest, funds, and resources  
Enter into partnerships with other housing agencies to maximize resources in the management of housing stock  
Redirect funds as needs dictate (and as funding permits) from the "Reserve Funds" for development of new affordable housing
- **Improve the quality of assisted housing:** Improve public housing management: (PHAS score): Maintain 90%+ for end of each fiscal year  
Improve voucher management: (SEMAP score): Maintain 90%+ for end of each fiscal year  
Increase customer satisfaction by streamlining processes and training staff in quality service principles  
Concentrate on efforts to improve specific management functions such as public housing finance, voucher unit inspections, etc.  
Continue to automate the property inspection process to improve efficiency  
Renovate or modernize public housing units: Via Capital Grant Program  
Replacement Housing Funds, tax credits, bond-financing, public housing conversions to project-based vouchers, and/or other forms of borrowing, etc.  
Demolish or dispose of obsolete public housing: Complete redevelopment of Littlepage Terrace  
Provide replacement public housing: Continue to leverage Replacement Housing Funds allocated to build additional new units  
Provide replacement vouchers, especially in the event of any demolition  
Completely revitalize the oldest Charleston-Kanawha Housing Authority developments; disposition to Charleston-Kanawha Housing Authority related "development entity" (i.e., Housing Innovations Corporation); demolition of units; and construct new affordable housing units  
Revitalize older units at Orchard Manor  
Making the HQS inspection process more efficient by having HCV owners self-certify completion of minimal, non-life-threatening violations without having a reinspection  
CKHA Public Housing tenants or Housing Voucher participants who are removed from either program for cause (lease

or program violations) will be ineligible to apply for assistance to either program for one year after being vacated

**What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?**

The local economy doesn't provide many job opportunities near where residents live. There is also the problem of transportation and availability of grocery and retail stores near where they live. In consultation with the Charleston-Kanawha Housing Authority, the needs of public housing residents and Housing Choice Vouchers include:

- There is a need for housing for the extremely low income
- Market studies say one-bedroom units are needed, particularly for the elderly and disabled
- There is a need for supportive services, specifically, nutrition and access to healthcare, which includes transportation and wellness visits
- There is a need for more housing for homeless teens and transitional housing
- Need for more Section 8 properties, seeing more units fail inspections limiting options for people with vouchers
- Need more supportive services for people transitioning out of homelessness

Family self-sufficiency (FSS) is a HUD program that encourages communities to develop local strategies to help assisted families obtain employment that will lead to economic independence and self-sufficiency. Public housing agencies (PHAs) work with welfare agencies, schools, businesses, and other local partners to develop a comprehensive program that gives participating FSS family members the skills and experience to enable them to obtain employment that pays a living wage. The Charleston Family Self-Sufficiency (FSS) Program services may include, but are not limited to:

- Childcare
- Transportation
- Education
- Job training and employment counseling
- Substance/alcohol abuse treatment or counseling
- Household skill training
- Homeownership counseling

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

According to the 2011-2015 CHAS data, there are 3,085 households (approximately 15% of the total number of households) that are considered extremely low-income because their household income is

30% or below of the Area Median Income, which was \$33,909 in 2015 according to the 2011-2015 American Community Survey. The CHAS data indicates that only 11.0% of rental units are affordable to households in this income category.

According to housing and social service providers, there is a need for housing maintenance and financial literacy education in the City of Charleston, just as there is for public housing residents and Housing Choice Voucher holders. The general population of the City of Charleston also needs childcare, food programs, education, and job training and employment counseling.

## **Discussion**

The City of Charleston has identified the need for decent, safe and affordable housing that is accessible within the City. The Charleston-Kanawha Housing Authority is a valuable resource in working to address this need. Based on the CHAS data there is a large number of households within the City that are cost burdened and/or living in housing units that are not high quality. The City and the Housing Authority can work to address these issues through the following:

1. Continuing to redevelop and rehabilitate older housing units in the City through the housing rehabilitation program or other incentives to private developers.
2. Finding more landlords that manage quality rental units to accept section 8 vouchers within the City.
3. Providing credit counseling and life skills training for low- and moderate-income individuals in the City.

## NA-40 Homeless Needs Assessment - 91.405, 91.205 (c)

### Introduction:

The City of Charleston is part of the Kanawha Valley Collective (KVC), which is the lead organization for the Continuum of Care. The Continuum of Care addresses the needs of the City of Charleston, Kanawha County, Putnam County, Boone County and Clay County. The Mayor's Office of Economic and Community Development has been and continues to be a participating member of CoC. The City continues to have representation with KVC either on the Board of Directors or the various committees of the CoC. The City participates in strategic planning with the KVC, and its member agencies, to promote permanent housing for those experiencing homelessness.

Data taken from the Kanawha Valley Collective website shows that the number of homeless persons between 2015 and 2019 was fairly consistent (around 400 persons each year) with a marked decline to 360 in 2014.

The 2019 Point in Time survey indicated there were 293 homeless persons with only 2 unsheltered. The low unsheltered number was attributed to a warming station that night. There were 77 people in the warming station that night, and it is presumed they would have been unsheltered if not for that warming station.

### Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	57	2	200	390	410	45
Persons in Households with Only Children	10	0	60	60	60	60
Persons in Households with Only Adults	166	70	720	700	720	45
Chronically Homeless Individuals	49	1	30	30	31	90

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Chronically Homeless Families	0	0	0	0	0	0
Veterans	18	12	60	30	30	45
Unaccompanied Child	0	0	0	0	0	0
Persons with HIV	2	2	0	0	0	0

**Table 26 - Homeless Needs Assessment**

Data Source Comments:

Indicate if the homeless population is: Has No Rural Homeless

**If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):**

The 2020 "Point In Time Survey" has not been finalized but estimates were derived from preliminary PIT data.

Homelessness remains a concern in Charleston and the City works with a number of agencies and organizations to address the needs of the homeless and those at risk of becoming homeless. Many of these individuals and families are the working poor and/or those that have been unemployed and need of low-cost housing that is decent, safe, and sanitary. Many of the families and homeless individuals are the City's poorest and cannot turn to family members for assistance or housing. The current homeless population includes women with children, persons with mental illness, substance abusers, persons with HIV/AIDS, victims of domestic violence, as well as youth, and veterans who are unable to



find work and a decent and affordable place to live. The main factor that contributes to homelessness is the lack of a decent living wage and employment opportunities.

**Nature and Extent of Homelessness: (Optional)**

<b>Race:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
White	781	0
Black or African American	331	0
Asian	2	0
American Indian or Alaska Native	4	0
Pacific Islander	0	0
<b>Ethnicity:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
Hispanic	20	0
Not Hispanic	0	0

Data Source

Comments:

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

The City estimates 30 homeless veterans or families of veterans.

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

The City has no figures or estimates on the extent of homelessness by racial or ethnic group.

**Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.**

The homeless population is sheltered for the most part, the number has remained fairly constant at approximately 400 persons. Additionally, there has been a trend in the increase in the age group of 18-24 which includes youth transitioning out of Foster Care. Prester Center is providing housing for population. There has also been an increase in the senior homeless population.

**Discussion:**

KVC continues to refine the basic goals of the COC to better serve the homeless population. Those goals have been:

- Goal 1 - Improve Governance and Structure to increase communication and reduce barriers to homeless services throughout the continuum.
- Goal 2 - Utilize the KVC Strategic Plan as a guide to combat homelessness in the KVC.
- Goal 3 - Improve the infrastructure and administrative capacity of the KVC.

- Goal 4 - Maintain an appropriately balanced Continuum of Care service/housing array. The following objectives have been identified to address this goal:
  - Objective 1: Prevent Homelessness through early intervention
  - Objective 2: Improve and Continue to Maintain Outreach and Assessment
  - Objective 3: Maintain Emergency Shelter Capacity and Services
  - Objective 4: Maintain and expand the current supply of transitional housing for specific chronic homeless populations
  - Objective 5: Expand Permanent Supportive Housing
  - Objective 6: Develop permanent AAA housing: available, affordable, and adequate housing
  - Objective 7: Maintain and continue to expand Supportive Services

## **NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d)**

### **Introduction**

The groups to be addressed in this assessment include:

- Elderly Persons (65 years and older)
- Frail Elderly
- Children and Young Adults
- Persons with mental, physical, and/or developmental disabilities
- Persons with alcohol or other drug addictions
- Victims of domestic violence, dating violence, sexual assault, and stalking
- The housing needs of each one of these groups were determined by consultations with social service providers and statistical information provided by social service providers.

### **Describe the characteristics of special needs populations in your community:**

**Elderly Persons (65 years and older)** - According to the 2011-2015 American Community Survey, the elderly population represents 16.7% of the total population in the City of Charleston. There is a high number of elderly households on a fixed income and a need for transportation and housing rehabilitation assistance.

**Frail Elderly** - According to the 2011-2015 American Community Survey 38.4% of the elderly population have a disability; 14.8% have a hearing difficulty, 6.7% have a vision difficulty, 8.5% have a cognitive difficulty, 24.5%, have an ambulatory difficulty, 9.3% have a self-care difficulty, and 18.2% have an independent living difficulty. There is a need for accessibility modifications to owner-occupied and renter-occupied housing units.

**Children and Young Adults** - According to consultations with local organizations and agencies there is a rise in the need for mental health services in the City. There are very few mental health providers in the City that specialize in working with children and young adults. There is also a growing population of children aging out of the foster care system and into unstable situations and thus has created a need for more supportive services.

**Persons with Mental, Physical, and/or Developmental Disabilities** - According to the 2011-2015 American Community Survey, 17.9% of the population have a disability. Of the Under 18 Population, 7.6% have a disability. Of the 18-64 Population, 15.9% have a disability. For the 18-64 Age Population, 2.9% have a hearing difficulty, 2.6% have a vision difficulty, 6.9% have a cognitive difficulty, 8.9% have

an ambulatory difficulty, 3.8% have a self-care difficulty, and 6.0% have an independent living difficulty. There is a need for accessible housing, employment opportunities, and supportive services.

**Persons with Alcohol or other Drug Addiction** – In the City, through consultations with stakeholders, drug use in the City seems to be plateauing after the constant rise that coincided with the Opioid Crisis. More supportive services and transitional housing are needed for people recovering from alcohol and drug addiction.

**Victims of Domestic Violence, Dating Violence, Sexual Assault, and Stalking** - Based on crime statistics and social service agency responses, it can be estimated that a total of 50 single person households and family households are victims of domestic violence, dating violence, sexual assault, and stalking are in need of housing assistance. There is a need for supportive services and affordable housing.

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

There is a dire need for mental health, addiction and other supportive services in the City of Charleston. A large number of people in the City that need mental health services and are not diagnosed end up either homeless or incarcerated. People with mental health disorders who are lacking a diagnosis, struggle to find housing, and group homes will not often shelter these people.

The elderly in the City of Charleston also need more housing options that are affordable and accessible. Additionally, there is a need for more social services scattered around the City as the people that need these services do not have always have reliable transportation to services.

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

The West Virginia HIV/AIDS Surveillance Report, May 2014 Update, reports that Public Health District 3, which includes Kanawha, Clay, Boone and Putnam Counties, had 418 persons living with HIV/AIDS as of 2017. Recent data for Charleston or Kanawha County specifically are not available.

#### **Discussion:**

The needs for these various groups of the Special Needs Population are only estimates, based on HUD data, U.S. Census Data, ACS data and interviews with housing providers and social service agencies. Accurate statistics are not available for groups, therefore “best estimates” are presented.

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

### **Describe the jurisdiction's need for Public Facilities:**

The following public facility needs have been identified by the City:

#### **Recreation:**

- Invest in opportunities to maximize utilization of greenspaces and rivers by developing walking trails and boat launches throughout the City
- Highlight and expand park and recreational attractions
- Support increased youth programming and location for children in the City, especially teenagers

#### **Transportation:**

- Encourage complete streets concepts that connect key destinations with options for people of all ages, pedestrians, cyclists, commuters and people who use public transit. Encourage the growth of active transportation modes through protected bike lanes and other bike friendly measures
- Connect existing green spaces
- Repair priority sidewalks to create connections. Improve pedestrian crossings for safe connections. Investigate safe pedestrian crosswalks from hotels to mall and civic center area and other areas of high pedestrian traffic
- Improve KRA bus timing and provide more frequent routes throughout the City. Need to provide more bus shelters for people waiting for buses. Look to utilize rail systems for other more transit opportunities

#### **Infrastructure:**

- Create comprehensive right of way improvement guide that details signage, benches, lights, bike racks, planting strips, trash cans and other items as necessary to create a sense of place
- Increased lighting in public areas, especially parks and recreation centers
- Continue improving accessibility of sidewalks, installing ADA curb cuts and ensuring all public buildings are accessible
- Create and maintain a capital improvement plan
- Use vacant land for public green space or water retention
- Need to separate combined sanitary and storm sewers. Some sewers in the City are over 100 years old and are nearing capacity
- Reduce hill erosion and address increasing frequency in slips and landslides in the City
- Address backflow issues in the City that cause repetitive flooding in the City
- Prioritize improvements to the stormwater and sanitary system infrastructure
- Continue streetscape project and bury more electric lines in the City

### **How were these needs determined?**

These needs were determined through completed resident surveys, stakeholder meetings, and two Needs public hearings that were held in the City.

### **Describe the jurisdiction's need for Public Improvements:**

The following public improvement needs have been identified by the City:

- Continue creating historic districts and utilizing historic tax credits
- Create more Neighborhood clean-up events/groups
- Continue to address slum and blight through demolition of abandoned properties and rehabilitation of properties that can be saved

### **How were these needs determined?**

These needs were determined through completed resident surveys, stakeholder meetings, and two Needs public hearings that were held in the City.

### **Describe the jurisdiction's need for Public Services:**

The following public service needs have been identified by the City:

- Continue increased police presence and code enforcement at dilapidated properties
- Increase mental health availability for all residents, especially children
- Create more youth recreation and outreach programs
- Increased job training for both young and older adults

### **How were these needs determined?**

These needs were determined through completed resident surveys, stakeholder meetings, and two Needs public hearings that were held in the City.

# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

Over half (55.6%) of the City's housing stock was built prior to 1960, which is now over 60 years old. Just under five percent (4.7%) of the City's housing stock was built after 2000. The majority (66.1%) of the housing units in the City of Charleston are single unit detached structures. The majority (78.9%) of owner-occupied housing units have three or more bedrooms. There are only a few (6.1%) efficiency rental apartments but a diversity in other types of renter occupied housing units: 27.4% are one-bedrooms; 38.0% are two-bedrooms; and 21.5% are three-bedrooms. The median value of a home in the City of Charleston in 2000 was \$100,800 compared to \$90,700 for Kanawha County. The 2013-2017 American Community Survey estimates that the median value of a home in the City of Charleston increased to \$149,800 (a gain of 48.6%), as compared to a larger increase in Kanawha County to a median value of \$111,200 (a gain of 22.6%).



## MA-10 Housing Market Analysis: Number of Housing Units - 91.410, 91.210(a)&(b)(2)

### Introduction

According to the 2013-2017 ACS data, there are a total of 25,350 housing units in the City. There are 22,042 occupied housing units (12,495 owner-occupied and 9,547 renter-occupied), which leaves 3,308 (13.0%) vacant housing units. Vacant housing units were: For rent 676 (20.4%); Rented, not occupied 154 (4.7%); For sale only 495 (15.0%); Sold, not occupied 108 (3.3%); For seasonal, recreational, or occasional use 199 (6.0%); For migrant workers 7 (0.2%); and Other vacant 1,669 (50.4%). The majority of the owner-occupied housing are 3 or more bedrooms (78.8% of all owner-occupied houses). Two-thirds (66.5%) of all renter-occupied households have 2 or more bedrooms.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	17,130	66%
1-unit, attached structure	865	3%
2-4 units	3,615	14%
5-19 units	1,590	6%
20 or more units	2,465	10%
Mobile Home, boat, RV, van, etc	100	0%
<b>Total</b>	<b>25,765</b>	<b>100%</b>

**Table 27 – Residential Properties by Unit Number**

Data Source: 2011-2015 ACS

### Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	19	0%	495	5%
1 bedroom	315	2%	2,670	28%
2 bedrooms	2,800	21%	3,645	39%
3 or more bedrooms	10,170	76%	2,640	28%
<b>Total</b>	<b>13,304</b>	<b>99%</b>	<b>9,450</b>	<b>100%</b>

**Table 28 – Unit Size by Tenure**

Data Source: 2011-2015 ACS

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

The objectives of the housing programs in the City are to 1) provide property rehabilitation assistance, 2) provide opportunities for additional ownership, 3) to demolish abandoned, unsafe, and deteriorated

structures and 4) expand the supply of affordable housing **in good condition** that meets the needs of the City's diverse households, family structures, and income levels. This includes 1,408 extremely low-income and 1,036 very low-income households in the City that are part of the City's 3,000 HCV and the City's 1,241 public housing households.

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

The Charleston-Kanawha Housing Authority does not expect to lose any units.

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

There is a sufficient supply of housing units in the City with over 1,100 units in the City that are either "for sale" or "for rent." The issue is that many of these units are either unaffordable or are in poor condition. The need for more affordable units is reflected in the Charleston-Kanawha Housing Authority's waitlist for Section 8 vouchers which is over 1,700 people long, with oldest application being from June 2019.

The Housing Authority sees the largest demand for one bedroom/efficiency apartments and fills these units quickly. This need is not met by the current rental market where over two-thirds (66.5%) of units have 2 or more bedrooms.

**Describe the need for specific types of housing:**

There is a need for better quality housing in the City of Charleston. Over 43% of all rental units have at least one major condition that needs to be addressed making these rentals undesirable and potentially unsafe for residents.

**Discussion**

There is a continuing need for "affordable" and "accessible" housing in the City. However, there is a lack of financial resources to adequately address these issues. The City is committed to developing and fostering partnerships (CHDOs, Developers) to assist in providing opportunities for development of new affordable housing and to rehabilitate existing housing. There has also been development of a number of LIHTC Projects in the City. Following are recently completed projects, project currently under construction or awaiting funding approval.

**LIHTC Projects Completed:**

Hope Townhouse Development – 16 units

**LIHTC Projects Under Construction:**

East West Apartments – 20 units

**LIHTC Projects Awaiting Funding Approval:**

- **Staats Hospital** – 22 units of elderly housing
- **Liberty Village** – 48 units of elderly housing
- **Charmco** – 39 units of family housing
- **Bonaventure Apartments** – 40 units of family housing
- **Tiskelwah School Apartments** – 34 units of elderly housing.

## MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a)

### Introduction

The cost of housing in the City of Charleston has risen 11% over the past 6 years with the median home value rising from \$129,600 to \$144,400. This is substantially higher than the median home value in Kanawha County, which is \$111,200.

The cost of rent is also rising within the City as the median rent has increased 24% over the past 6 years, from \$429 to \$534. The median rent in the City is nearly identical to the median rent of Kanawha County which is \$533.

### Cost of Housing

	Base Year: 2009	Most Recent Year: 2015	% Change
Median Home Value	129,600	144,400	11%
Median Contract Rent	429	534	24%

Table 29 – Cost of Housing

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	4,404	46.6%
\$500-999	4,520	47.8%
\$1,000-1,499	335	3.5%
\$1,500-1,999	85	0.9%
\$2,000 or more	135	1.4%
<b>Total</b>	<b>9,479</b>	<b>100.3%</b>

Table 30 - Rent Paid

Data Source: 2011-2015 ACS

### Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	1,050	No Data
50% HAMFI	2,580	1,060
80% HAMFI	5,875	2,595
100% HAMFI	No Data	3,853
<b>Total</b>	<b>9,505</b>	<b>7,508</b>

Table 31 – Housing Affordability

Data Source: 2011-2015 CHAS

## Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	527	671	821	1,029	1,184
High HOME Rent	527	671	821	1,029	1,150
Low HOME Rent	527	600	720	832	928

**Table 32 – Monthly Rent**

Data Source Comments:

## Is there sufficient housing for households at all income levels?

Based on the HUD - CHAS data there appears to be sufficient housing for all income levels related to cost over burden criteria.

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

The population of Charleston has been falling but housing prices have continued to rise due to a scarcity of quality units. The City has plenty of units that are available, however the stock is quite old and needs significant rehabilitation in order to improve the quality of the units.

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

According to the website ([www.zumper.com](http://www.zumper.com)) the HOME/Fair Market rents are fairly similar with the largest discrepancy being the average rent for a 4 bedroom apartment, where the rent is listed at \$1,350 nearly 14% higher than the Fair Market Rent.

## Discussion

The cost of housing in the City currently is affordable, but the quality of housing in the City is an issue the City will need to increase as the housing stock in the City continues to age.

## MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a)

### Introduction

A vast majority of the City's housing stock is more than thirty-five years old. This generally translates to the need for major housing repairs. Utility and maintenance costs are typically higher with older homes and major rehabilitation projects are more common.

Based on observation and consultation with local officials, a large portion of the housing stock is in substandard condition but suitable for rehabilitation.

### Describe the jurisdiction's definition for "substandard condition" and "substandard condition but suitable for rehabilitation":

The following definitions are used in the table below:

- **"Selected Housing Condition"** - Over-crowding (1.01 or more persons per room), lacking a complete kitchen, lack of plumbing facilities, and/or other utilities, and cost over-burden.
- **"Substandard condition"** - Does not meet code standards or contains one of the selected housing conditions.
- **"Suitable for Rehabilitation"** - The amount of work required to bring the unit up to minimum code standard, and the existing debt on the property, together are less than the fair market value of the property.
- **"Not Suitable for Rehabilitation"** - The amount of work required to bring the unit up to minimum code standard exceeds the fair market value of the property after rehabilitation work is complete.

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	1,715	13%	3,700	39%
With two selected Conditions	30	0%	215	2%
With three selected Conditions	0	0%	25	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	11,565	87%	5,515	58%
<b>Total</b>	<b>13,310</b>	<b>100%</b>	<b>9,455</b>	<b>99%</b>

Table 33 - Condition of Units

Data Source: 2011-2015 ACS

## Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	509	4%	453	5%
1980-1999	1,830	14%	1,220	13%
1950-1979	5,960	45%	4,550	48%
Before 1950	5,015	38%	3,245	34%
<b>Total</b>	<b>13,314</b>	<b>101%</b>	<b>9,468</b>	<b>100%</b>

**Table 34 – Year Unit Built**

Data Source: 2011-2015 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	10,975	82%	7,795	82%
Housing Units build before 1980 with children present	578	4%	279	3%

**Table 35 – Risk of Lead-Based Paint**

Data Source: 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)

## Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	2,465	434	2,899
Abandoned Vacant Units	2,465	434	2,899
REO Properties	70	3	73
Abandoned REO Properties	70	3	73

**Table 36 - Vacant Units**

Alternate Data Source Name:

Composited of 2013-2017 ACS, 2020 NSP Neighborhood

Data Source Comments:

## Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.

In the City of Charleston there is a need for both Owner and Rental Rehabilitation as the City's housing stock is aging and needs further upkeep. The City currently offers a housing rehabilitation program through CDBG funds. A large number of rental units in the City (43.2%) have at least one selected condition, many of these units are located in the City's West Side.

**Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405**

There are approximately 11,888 (56.9%) owner-occupied and 8,985 (43.1%) renter-occupied housing units that were built prior to 1980. It is estimated approximately 7,500 units contain some form of lead.

**Discussion**

To determine decent, safe, and sanitary housing, a number of factors need to be considered including environmental quality such as where units are located, air quality and contaminants in the soil. Census data only reports on the number of persons per room (overcrowding condition) and the lack of a complete kitchen, or plumbing facilities. These are general conditions and do not necessarily reflect the true conditions of houses in the area. A better source is the local building inspector or code officer.



## MA-25 Public And Assisted Housing - 91.410, 91.210(b)

### Introduction

The Charleston-Kanawha Housing Authority's housing programs meet the needs of over 4,000 individuals and families, and they strive to continue to expand their service base in order to meet the needs of additional needy families waiting for housing assistance. Charleston-Kanawha Housing Authority (CKHA) has 1,165 apartments and houses that they own, and that are available for lease, and another 2,835 units available through their subsidized rental program. CKHA has self-sufficiency programs to assist families and elderly, and they have employment and training programs to assist families to enter the workforce. CKHA has services that enable seniors to remain in their own homes, and they have recreational programs that improve the quality of living of its clients.

### 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 *
# of units vouchers available	0	24	1,459	2,952	0	2,952	0	0	0
# of accessible units			49						
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 37 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

**Describe the supply of public housing developments:**

**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:**

CKHA maintains its units, the annual capital improvement plan includes modernization and upgrades in the housing projects. A more complete description is presented in the Charleston-Kanawha Housing Authority's Five-Year Plan for FY 2020-2024 and its Annual Plan for FY 2020.

Some of the Housing Authority's units are among the oldest in the nation, constructed in the late 1930s. Many of the units, both those built in the 30's as well as newer units are in need of renovation or rehabilitation. This work also encompasses maintenance of streets, parking lots, grounds and sidewalks, to maintain livability. Older units are monitored and the Authority working toward completing a phased redevelopment plan including construction of more than 300 new homes and the total revitalization of two of its oldest public housing communities.

## Public Housing Condition

Public Housing Development	Average Inspection Score
Carroll Terrace - 199 units	88
Jarrett Terrace - 88 units	98
Lee Terrace - 80 units	83
Lippert Terrace - 112 units	97
Hillcrest Village - 54 units	75
Oakhurst Village - 50 units	75
Orchard Manor - 150 units	81
South Park Village - 80 units	84
Scattered Sites - 50 units	98
Charleston Replacement Housing #1 - 44 units	94
Charleston Replacement Housing #2 - 22 units	90
Charleston Replacement Housing #3 - 51 units	93
Orchard Elderly CRH #4 - 12 units	98
Charleston Replacement Housing #5 - 40 units	97
Charleston Replacement Housing #6 - 23 units	85
Albert Harris - 44 units	91
J.D. Anderson - 49 units	91

**Table 38 - Public Housing Condition**

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

CKHA modernization strategy is driven by its Capital Needs Assessment. At present, CKHA has approximately \$31 million in unmet needs and receives on average \$2.5 in HUD Capital Funds for improvements.

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

CKHA is committed to maintaining and modernizing our facilities to provide up-to-date, safe and enjoyable communities in which families can reside. This includes everything from: installing new elevator systems in our high-rise buildings, to kitchen and bath upgrades at family sites, installing Wi-Fi in community centers for afterschool programs and developing neighborhood gardens for the social and mental health wellbeing of residents. Through non-HUD grants, CKHA has established pantries at numerous sites to provide for basic needs (food, cleaning supplies, etc.) and has partnered with local providers to provide on-site health services.

Since 2007 CKHA has been redeveloping its oldest public housing developments through mixed-finance Low Income Housing Tax Credit projects as identified as follows:

- CRH # 1 – Completed 44 new LIHTC units (9% tax credits) in 2007. No demolition of existing units. 44 public housing units.
- CRH # 2 – Completed 44 new LIHTC units (9% tax credits) in 2008. No demolition of existing units. 22 public housing units and 22 project-based Sec. 8 units.
- CRH # 3– Demolished 7 buildings (120 units) at Washington Manor and 3 buildings (46 units) at Littlepage Terrace in 2010. Completed 80 new LIHTC units at Washington Manor and 16 new LIHTC units at Littlepage Terrace (4% tax credits). 51 public housing units and 45 project-based Sec. 8 units.
- CRH # 4 – Completed 12 new elderly/disabled LIHTC units (9% tax credits) at Orchard Manor site in 2009. No demolition of existing units. 12 public housing units.
- CRH # 5 – Demolished the remainder of Washington Manor (9 buildings – 181 units) and built 66 new LIHTC units (4% credits) (40 public housing and 26 Section 8 units) in 2012.
- CRH #6 – 1 building, 16 units at Littlepage Terrace was demolished and 23 new LIHTC units (9% credits) of public housing were built at Littlepage site in 2011.
- CRH #7 - To build 36 new LIHTC units (9% credits); 28 on property acquired at 1905-1921 Washington Street, West and 8 additional units at the CRH #5 site. All units are project-based vouchers. Completed in 2013.
- CRH# 8 – To build 31 new LIHTC units (9% credits); 20 units on Washington St., W across from CRH #7 and 11 units on property acquired from American Legion on 7th Avenue. All units are project-based vouchers. Completed in 2014.
- CRH #9 – 24 new LIHTC units (9% credits): 24 units at Littlepage Terrace site after demolition of 51 units. All units are project-based vouchers. Completed in 2017
- CRH #10 – 20 new LIHTC units (9% credits) 20 units at Littlepage Terrace site after demolition of 56 units. Completed in 2019.

In addition, CKHA has utilized Replacement Housing Funds (HUD funds from prior demolition of public housing) to acquire and rehabilitate existing rental properties with the purpose of providing additional affordable housing in the community. The goal has been to stabilize and enhance existing neighborhoods while deconcentrating assisted housing. In 2014-2015, two – four-unit buildings were purchased and received significant rehabilitation. In 2016, a five units building was acquired in Kanawha County to help provide affordable housing in a depressed community. In 2018, two existing properties with a total of five units were purchased on Charleston’s West Side. Rehabilitation and leasing was completed in 2019.

### **Discussion:**

The Housing Authority is the primary provider of housing for the very low- and extremely low-income residents of the City. To adequately meet the housing needs of the lowest income residents of the City additional funding resources are required.

The Charleston-Kanawha Housing Authority (CKHA) does not anticipate losing any units from its current inventory. Units that may have reached the end of their usable life could be slated for removal, but the Authority would address the loss by ensuring a replacement unit is developed either through construction or acquisition. The CKHA continually monitors its need for accessible units and provides accommodation when needed. Additionally, as units are upgraded, accessibility accommodations are taken into account to ensure availability of units.

## MA-30 Homeless Facilities and Services - 91.410, 91.210(c)

### Introduction

The City of Charleston is part of the Kanawha Valley Collective (KVC), which is the lead organization for the Continuum of Care. The Continuum of Care addresses the needs of the City of Charleston, Kanawha County, Putnam County, Boone County and Clay County. The Mayor's Office of Economic and Community Development has been and continues to be a participating member of CoC. The City continues have representation with KVC either on the Board of Directors or the various committees of the CoC. The City participates in strategic planning with the KVC, and its member agencies, to promote permanent housing for those experiencing homelessness.

### Facilities Targeted to Homeless Persons

	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)	31	0	0	0	0
Households with Only Adults	180	70	12	0	0
Chronically Homeless Households	0	0	0	93	0
Veterans	0	0	12	62	0
Unaccompanied Youth	10	0	5	0	0

Table 39 - Facilities Targeted to Homeless Persons

Data Source Comments:

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

The Kanawha Valley Collective partners and collaborates with the following agencies to provide mainstream services to homeless persons:

- Children's Home Society of West Virginia
- Covenant House
- Daymark, Inc.
- West Virginia Health Right
- Kanawha Valley Fellowship Home
- Legal Aid of West Virginia
- Prestera Center
- Roark-Sullivan Lifeway Center, Inc.
- United Way of Central West Virginia
- YWCA of Charleston
- Religious Coalition for Community Renewal
- Salvation Army
- Charleston Area Medical Center
- Highland Hospital
- Kanawha County Schools
- US Department of Veteran Affairs
- REA of Hope Fellowship
- Synergy Health
- Manna Meal
- Cabin Creek Health Systems

These services include healthcare, dental and vision assistance, mental health services and employment services. Once an individual or family is stabilized, employment services can reduce the obstacle of homeless reaching self-sufficiency.

**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.**

The following are existing facilities for the homeless in the City and Kanawha County. These homeless facilities are under contract with the West Virginia Department of Health and Human Resources to serve residents throughout the City and County. The Kanawha Valley Collective administers the Continuum of Care for the City and County.

Charleston has five homeless shelters: the YWCA's Sojourner's Shelter for women and families; the Roark Sullivan Lifeway Center's Giltinan Center; the Union Mission's Crossroads Shelter, Daymark and Brookside Family Life Center. The Giltinan Center and Crossroads serve homeless adult men. Daymark serves unaccompanied youth up to 18 years of age.



## **MA-35 Special Needs Facilities and Services - 91.410, 91.210(d)**

### **Introduction**

The City of Charleston have identified the priorities for services and facilities for special needs population. This includes elderly, frail elderly, persons with disabilities, persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, and public housing residents.

**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**

- **Elderly Persons** – Accessible housing units plus supportive services, for example, transportation to health services and recreation opportunities.
- **Frail Elderly** – Accessible housing units plus supportive services, for example, transportation to health services and recreation opportunities.
- **Mentally, Physically Disabled** – Accessible housing/permanent supportive housing, using the Housing First model to avoid transitional housing, plus supportive services such as PATH (Project for Assistance in Transition from Homelessness) and SOAR (SSI/SSDI Outreach, Access, and Recovery) case management for those suffering from mental illness, substance abuse, or coexisting disorders, education and job training, financial counseling, and access to health care services.
- **Alcohol & Drug Addicts** – Permanent supportive housing, using the Housing First model to avoid transitional housing, plus supportive services such as PATH (Project for Assistance in Transition from Homelessness) and SOAR (SSI/SSDI Outreach, Access, and Recovery) case management for those suffering from mental illness, substance abuse, or coexisting disorders, education and job training, financial counseling, and access to health services and substance abuse counseling.
- **HIV/AIDS Persons** – Permanent supportive housing plus supportive services such as case management and continued access to health services and counseling.
- **Victims of Domestic Violence** – Permanent supportive housing, using the Housing First model to avoid transitional housing, plus supportive services such as case management, education and job training, financial counseling, and access to victims counseling.

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

Service providers coordinate efforts with each other as well as the State Department of Health and Human Resources to ensure that persons returning from mental and physical health institutions have an individual supportive services plan. This can include housing, training and educational opportunities, employment and other supportive services needed for a smooth transition back into society.

Local hospitals and other organizations have guidelines on how to appropriately discharge patients and clients, regarding resource connections and appropriate living situations prior to exiting the facility. Following are examples of these policies:

**Foster Care:** The WV Department of Health & Human Resources foster care discharge plan addresses children aging out of the foster care system. The policy has been reviewed by the WV Interagency Council on Homelessness. The policy requires DHHR case managers to work on a plan for eventual independence. The process begins when a child reaches the age of 14, and until the youth ages out, there are continuous reviews and modifications to enable the youth to access services both before and after discharge. Youths who have graduated high school may further their education through college/vocation school (up to age 21) and youths with good grades are encouraged in this direction in order to become independent. Follow up services are available to youth aging out of the system. According to the code DHHR is responsible to help youth develop into self-sufficient adults. Most youth aging out of foster care in WV enter the work force; some continue education after high school.

**Health Care:** Charleston Area Medical Center (CAMC), which is the largest hospital in the state, serves the vast majority of people in the KVC service area. There are several smaller hospitals, but most people go to CAMC. CAMC, and the other hospitals, have policies directing staff to discharge patients into the community with appropriate resources identified prior to discharge. Hospital social workers/case coordinators work with patients prior to discharge and look first at returning patients to prior living situations. If those are no longer in place, community resources are located through the DHHR's county affiliates (local health departments) and nonprofit agencies offering placements in some type of group living or care facility. Patients who were already in shelter or temporary housing return to those placements. Patients coming to mental hospitals from the street, and who are to be discharged, are referred for services to local emergency shelters if other placements absolutely cannot be found. The WV Interagency Council has a Discharge Planning Committee which is attempting to develop uniform protocols, but since hospitals are not part of state government, state agencies do not have jurisdiction.

**Mental Health:** The WV Department of Health has a clinical policy that deals with discharge planning. It states that clients in public behavioral health hospitals and long-term care facilities shall be discharged as part of an organized process of evaluation; planning and treatment carried out by an interdisciplinary team and based on the unique needs of each individual. This written plan addresses the client's behavioral, health, medical, psychosocial, housing, financial, vocational, educational and recreational needs and links the client to the appropriate aftercare and supportive services to meet those needs. The institution's case management staff is responsible for coordinating with family members and regional/local behavioral health centers to access services, including housing. Many community resources/agencies are funded by this agency for community-based permanent housing for the seriously mentally ill.

**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)**

**Priority Needs:** There is a need for affordable housing, services, and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with alcohol/drug dependency, and persons with other special needs.

**Goals:** The following special needs goals are:

- **SNS-1 Addiction Services** – Support programs to aid those directly and indirectly affected addiction and substance abuse.
- **SNS-2 Support for Social Services** - Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.
- **SNS-3 Housing** - Increase the supply of affordable, accessible, decent, safe, sound, and sanitary housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs through rehabilitation of existing buildings and new construction.

**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))**

The City will continue to support programs which assists families struggling to meet everyday living needs. Financial support may not be provided each year during the period of the Consolidated Plan but the City will annually review requests for financial support and to determine where to direct support.

## **MA-40 Barriers to Affordable Housing - 91.410, 91.210(e)**

### **Describe any negative effects of public policies on affordable housing and residential investment**

In order to ensure the health, safety, and quality of life of residents while minimizing barriers that may impede the development of affordable housing the City uses zoning ordinances, subdivision controls, permit systems, and housing codes and standards. These measures are not intended to restrict the affordability of housing, though these regulations may on occasion affect the pricing of housing. There are no known public policies in the City that are a barrier to affordable housing.

The most important impediment to affordable housing revolves around the lack of income of City residents. The cost of maintenance, renovation, or redevelopment is very high in the City. Many structures, as noted earlier, are old and contain both lead-based paint and asbestos, which must be remediated bring the structure up to code. These facts make housing redevelopment expensive and many times put quality affordable housing out of the reach of low-income households.

Other barriers include:

- a limited supply of sites physically suitable and appropriately zoned for new housing;
- the expense of available sites;
- a lengthy and sometimes complex regulatory process for residential development;
- high property taxes makes residential homeownership expensive; and
- public attitudes toward affordable housing.

Issues revolving around personal finances (lack of down payment, credit history, employment history) affect the availability of affordable housing for residents. However, the City is committed to removing or reducing barriers to the development of affordable housing whenever possible. A variety of actions to reduce the cost of housing to make it affordable include providing developers with incentives for construction of affordable housing, assistance in acquiring sites for affordable housing, and promoting Federal and State financial assistance programs for affordable housing.

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

### Introduction

According to the City of Charleston, West Virginia's website, Community Development activities include:

- Fosters public private and intergovernmental collaborations
- Provide safe, decent and suitable home living environments
- Expand economic opportunities within the City, targeting low-to-moderate income persons, specifically
- Fostering economic growth within the City by utilizing the Opportunity Zones located within the City
- Ensure housing accessibility for all through the promotion of Fair Housing activities

The priority projects for the City of Charleston's Vision and Strategy for 2020 are:

- Successful Downtown Redevelopment Program
- Utilize Riverfront developments for economic growth
- Improve transportation options and improve walkability in the City

### 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	298	278	2	1	-1
Arts, Entertainment, Accommodations	2,508	5,183	15	12	-3
Construction	710	1,250	4	3	-1
Education and Health Care Services	4,904	15,131	28	34	6
Finance, Insurance, and Real Estate	1,503	4,827	9	11	2
Information	515	1,659	3	4	1
Manufacturing	608	631	4	1	-3

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Other Services	782	1,953	5	4	-1
Professional, Scientific, Management Services	1,716	5,452	10	12	2
Public Administration	0	0	0	0	0
Retail Trade	2,447	6,103	14	14	0
Transportation and Warehousing	532	807	3	2	-1
Wholesale Trade	706	1,092	4	2	-2
Total	17,229	44,366	--	--	--

**Table 40 - Business Activity**

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

## Labor Force

Total Population in the Civilian Labor Force	25,665
Civilian Employed Population 16 years and over	23,775
Unemployment Rate	7.31
Unemployment Rate for Ages 16-24	27.59
Unemployment Rate for Ages 25-65	4.09

**Table 41 - Labor Force**

Data Source: 2011-2015 ACS

Occupations by Sector	Number of People
Management, business and financial	7,835
Farming, fisheries and forestry occupations	852
Service	2,070
Sales and office	5,635
Construction, extraction, maintenance and repair	1,039
Production, transportation and material moving	535

**Table 42 – Occupations by Sector**

Data Source: 2011-2015 ACS

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	19,705	88%
30-59 Minutes	1,975	9%
60 or More Minutes	750	3%
<b>Total</b>	<b>22,430</b>	<b>100%</b>

**Table 43 - Travel Time**

Data Source: 2011-2015 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	610	120	1,265
High school graduate (includes equivalency)	3,850	405	2,760
Some college or Associate's degree	5,125	295	1,715
Bachelor's degree or higher	9,550	300	1,275

**Table 44 - Educational Attainment by Employment Status**

Data Source: 2011-2015 ACS

## Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	70	90	75	265	410
9th to 12th grade, no diploma	805	610	134	830	490
High school graduate, GED, or alternative	1,340	1,540	1,615	3,860	2,435
Some college, no degree	1,940	1,465	1,235	2,710	1,695
Associate's degree	145	370	435	910	348
Bachelor's degree	410	1,365	1,280	3,285	1,430
Graduate or professional degree	30	1,140	1,270	2,775	1,635

**Table 45 - Educational Attainment by Age**

Data Source: 2011-2015 ACS

## Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	38,882
High school graduate (includes equivalency)	67,192
Some college or Associate's degree	80,156
Bachelor's degree	139,267
Graduate or professional degree	186,812

**Table 46 – Median Earnings in the Past 12 Months**

Data Source: 2011-2015 ACS

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

The City of Charleston is the capital of West Virginia and houses many of the state's agencies and organizations as well as a number of different industries.

The largest employers are Charleston Area Medical Center, Kanawha County Schools, Thomas Memorial Hospital, Toyota Motor Manufacturing, Frontier Communication and Capital Area Service Company.

The three (3) largest categories of jobs in the City of Charleston in occupations by sector is as follows:

- **Management, business, and financial** – 7,835 jobs



- **Sales and Office** – 5,635 jobs
- **Service** – 2,070 jobs
- **Total: 15,540 jobs**

These three categories represent 86.4% of the total number of jobs in the City. According to the Charleston Area Alliance, the following entities employ the most people in the Charleston MSA:

- **Local Government:** 13,300
- **State Government:** 11,800
- **Charleston Area Medical Center:** 6,800
- **Kanawha County Schools:** 3,750
- **Federal Government:** 2,600
- **Thomas Memorial Hospital:** 1,300
- **Toyota Motor Manufacturing:** 1,300
- **Frontier Communications:** 1,250
- **Capital Area Service Company:** 725
- **Tri-State Racing & Mardi Gras Casino Resort:** 500
- **Dow Chemical Company:** 400
- **Trans Canada:** 400
- **Gestamp Manufacturing:** 400

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

According to consultation with City staff and social service and economic development stakeholders in the City of Charleston, there are infrastructure and workforce needs that inhibit development and growth.

- The public transportation bus system that serves the city should review its routes in the city in order to ensure sufficient accessibility for city residents commuting to work.
- There is a need for alternative transportation options in the form of bike and walking trails. The City is working to tie unconnected sections of the City to developed areas.
- There is a need for programs and services to assist ex-offenders to re-enter society. Options include programs to aid in employment and mentoring.
- The city should explore the idea of creating a small business assistance program to recruit businesses and to aid existing small businesses.
- There is no co-working space in the City, development of a space like this could help spur more growth among small businesses.
- Continually examine ways to enhance and expand broadband and wireless capabilities to meet the needs of business and industry.
- Foster greater use of available workforce training programs, particularly among young adults and minorities.

According to the Charleston Area Alliance website, the Charleston area can offer companies that establish new facilities the following types of incentives:

- Monthly networking event that provides businesses with a chance to connect.
- A six-month entrepreneurial boot camp
- Provides a network for Women who are professionals
- Sponsors the Generation Charleston project to attract and retain young professionals
- Small Business Innovation Research assistance program provides funding for small businesses.
- Provides assistance for developing businesses located within Charleston's Opportunity Zones.

**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.**

The City has created a Land Reuse Agency to help aid in the redevelopment of vacant or abandoned parcels of land in the City. The City and the Charleston Urban Renewal Authority completed the following plan:

**Strategic Urban Renewal Plan for Downtown Charleston, Near East End and Near West Side Districts –**

The purpose of the plan is to aid in the revitalization of the Downtown area of Charleston through rehabilitation of existing structures, new public improvements, private redevelopment of existing sites and the potential acquisition of sites for new development. The plan also updated three neighborhood plans previously completed.

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

According to the Bureau of Labor Statistics, the City of Charleston has an unemployment rate of 4.1% which is slightly lower than the Kanawha County unemployment rate of 4.4% and the West Virginia unemployment rate of 5.0% for that same period. In Charleston, there are 25,665 workers and 22,524 jobs.

**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 State of West Virginia established the West Virginia Invest Grant which provides funding for select certificate and associate degree programs at public West Virginia Colleges and Universities. The program covers full tuition and mandatory fees for the programs that are not already covered by federal

grants or scholarships. The program gives preference to fields that are in higher demand in the State, such as Information Technology or Healthcare.

According to the Charleston Area Alliance, there are several quality institutions of higher education in the Charleston area:

**Marshall University Graduate School** - The Marshall University campus experiences continuous growth and maintains an enrollment of approximately 14,000 students. The graduate program offers 60 accredited graduate degree programs and 35 graduate certificate programs.

**University of Charleston** – UC provides a quality four-year education both online and in-person to over 2,000 students, with over 1,500 undergraduates. The University offers 41 Undergraduate degrees, 6 graduate degrees and 1 certificate in coding, the degrees are in a variety of fields.

**West Virginia State University** – WVSU is a historically black, state university just outside of the City of Charleston. The school offers 23 undergraduate programs and 7 graduate programs to just under 4,000 students.

**Bridge Valley Community and Technical College** – BVCTC offers a variety of degrees and certificates in a range of fields from healthcare to manufacturing. BVCTC works to prepare students for work after education at a lower cost.

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

Yes

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

The following economic development priorities were identified in the City's Comprehensive Plan, "Imagine Charleston":

- Redevelop and stimulate economic growth in the downtown area of the City
- Review and revise zoning regulations to allow for more development in the City
- Upgrade street infrastructure to improve walkability in the City
- Complete more streetscaping and beautification throughout the main areas of the City
- Create an inventory of underutilized industrial property that could transition into mixed-use commercial and residential properties, especially along the riverfront.
- Encourage more homeownership in the City closer to where people work

## **Discussion**

The City's economic development is lead primarily by the City of Charleston and the Charleston Area Alliance. Various organizations and entities are also involved in economic development in the City, County and surrounding region. The City is also working on cultivating arts, cultural and recreational venues, the City hopes to retain and attract young workers. The key economic development agents and drivers are described above.

## **MA-50 Needs and Market Analysis Discussion**

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

Areas with multiple housing problems are concentrated in the block groups that are 51% or more low- and moderate-income households. The following census tracts and block groups have at least 51% of low- and moderate-income households.

- CT 200, BG 1
- CT 100, BG 1
- CT 100, BG 2
- CT 600, BG 2
- CT 600, BG 4
- CT 700, BG 1
- CT 700, BG 2
- CT 700, BG 3
- CT 800, BG 1
- CT 800, BG 2
- CT 900, BG 1
- CT 1100, BG 2
- CT 1100, BG 3
- CT 1100, BG 5
- CT 1200, BG 1
- CT 1200, BG 2
- CT 2100, BG 1
- CT 113.01, BG 2

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

Areas where racial or ethnic minorities are concentrated are block groups where more than 51% of the households are minorities. The following census tracts and block groups have more than 51% minority households.

- CT 200, BG 2
- CT 200, BG 3
- CT 600, BG 2

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

All except for one of the block groups that have more than 51% low- and moderate-residents are located west of the Kanawha River. This area is comprised of a number of different neighborhoods however they all tend to have more renters than homeowners. This area also has the highest concentration of minorities in the City with all of the block groups that are at least 35% minority households located in the area west of the Kanawha River. Portions of the area have become a food desert with the closure of a Save-A-Lot grocery store in January 2020.

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

The area has multiple neighborhood organizations that work to advocate for their neighborhoods in a number of ways, such as organizing neighborhood clean-ups, or fostering economic growth in their portion of the City. Many of these neighborhoods also have very easy access to the downtown area of the City.

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

These areas in general have many homes that either need rehabilitation or demolished, this area would benefit from a rehabilitation program to save as many houses as possible. The area also has potential for people looking to buy starter homes as there are inexpensive homes available. By encouraging use of the first-time homebuyer program and owner-occupied rehabilitation programs, in conjunction, the City can provide stable, long-term, affordable housing for low- and moderate-income residents, while also improving the quality of housing stock in the area.

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

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

The City falls under the 2020-2025 West Virginia State Broadband Plan in order to increase access to reliable, high speed internet in the State. The plan aims to connect people who do not have broadband access across the state. Additionally, the plan also prioritizes gaining more accurate data to identify gaps in broadband coverage. Access to broadband is critical for low- and moderate-income households in order to gain more access to jobs, education and relevant information.

The broadband issue for low- and moderate-income persons in Charleston is not availability but affordability. Charleston is a long-established community, and as such, availability of services such as broadband have been in place for a number of years. Persons living on fixed incomes or working low wage jobs may not be able to afford the monthly payment for broadband access. There are locations such as libraries and public facilities which do provide access though it may not be the most convenient for users. However, in today's market the use of wireless internet through a smartphone has likely become the option of choice for most users including low- and moderate-income persons. Additionally, developers generally will include broadband wiring during construction.

Currently 94% of the City has access to DSL service and 95% of the city has access to internet through cable. The more rural areas of the HOME Consortium are likely more effected by access to broadband unless they have access to satellite or wireless hotspots.

According to the Charleston-Kanawha Housing Authority all of their buildings are wired with service connections. Older properties may only have one connection per unit where newer building have multiple connections. The Housing Authority does not provide wifi but residents are able to contract with a local vendor in the community. The Authority has 4 properties which have after school programs and wifi is available the youth enrolled in the program. The Authority is also looking into providing service at senior developments related to tele-medicine.

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

The City has two internet service providers, Suddenlink Communications and Frontier. In addition, the City has a number of wireless providers including AT&T, Verizon and Sprint. Cities in the state of West Virginia are encouraged to seek competition between broadband providers, this keeps prices lower for residents and ensures that providers have an incentive to provide consistent, quality coverage.





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

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

Charleston may be subject to increased natural hazard risks associated with climate change. These may include hotter summers, more frequent and violent thunderstorms, a higher potential for tornado and tornado winds and more incidents of street flooding and greater frequency of high-water levels on the Elk and Kanawha Rivers. Some of these weather events may result in more damages to homeowners, businesses and governmental facilities.

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

Low- and moderate-income households will see an increase in flooding events as stronger rainstorms become more common. The West Side of the City is particularly vulnerable to flooding, consultations with members of the community have already identified backflow flooding as an issue in this section of the City. Increased storms will only exacerbate these problems and decrease the quality of life for low- and moderate-income residents.

# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

The Strategic Plan is a guide for the City of Charleston to establish its housing, homeless, other special needs, community development, economic development, and administrative priorities and goals that the City anticipates it will complete during the next five years. The FY 2020-2024 Strategic Plan has been developed based on evaluating the needs and problems experienced by the residents of City of Charleston. This strategy is the result of the City's housing and community development needs assessment, as well as a housing market analysis, which has determined the City's priorities based on its overall needs.

The goals, projects, and activities of the Five-Year Consolidated Plan are designed to assist those households with incomes less than 80% of the area median income (AMI). This group is referred to as the "target income" group. Areas in the City with 51% or more of households with incomes less than 80% AMI are designated as CDBG Target Areas. The City of Charleston has an overall low- and moderate-income population of 36.39% as of the 2011-2015 ACS data LMI HUD calculation.

The City of Charleston, based its goals and objectives for the FY 2020-2024 Consolidated Plan on the following guiding principles, which provided a framework for the development of the Five-Year Consolidated Plan:

- **Assist** - Develop comprehensive strategies to support and assist those in need in the City of Charleston.
- **Involve** - Involve the community and provide opportunities for citizen input and involvement in the Five-Year Consolidated Plan process and the preparation of the report.
- **Collaborate** - Encourage collaboration between public, private, and non-profit agencies in order to ensure the most efficient and effective services.
- **Leverage** - Leverage CDBG funds and other local resources to maximize the effectiveness of programs and services.
- **Promote** - Encourage and support outside agencies and organizations to undertake specific projects and programs to assist low- and moderate-income persons.

The City of Charleston's priority needs were determined based on existing data on the needs of the community:

- through consultation with City Department Heads and staff
- attendees at round table discussions
- public hearings

- resident surveys
- surveys from social service providers, housing organizations, and community and economic development agencies

The key factors affecting the determination of the five-year priorities include the following:

- The types of target income households with greatest need for assistance
- The City's low- and moderate-income areas with the greatest need
- Those activities that will best address the needs of the City residents
- The limited amount of funding available to meet the needs
- The ability to leverage additional resources

The City developed the following Strategies:

## **Housing Strategy**

### **Housing Strategy**

**Priority Need:** There is a need to improve the quality of the housing stock in the City of Charleston by increasing the supply of decent, safe, sound, and accessible housing for homeowners, renters, and homebuyers that is affordable to low- and moderate-income persons and households.

**Goals:** The following housing goals are:

- **HSS-1 Homeownership** - Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
- **HSS-2 Owner-occupied Housing Rehabilitation** - Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
- **HSS-3 Renter-occupied Housing Rehabilitation** - Provide financial assistance to landlords to rehabilitate housing units for rent to low- and moderate-income tenants.
- **HSS-4 Neighborhood Revitalization** - Promote and strengthen the housing stock in residential neighborhoods throughout the City and particularly in the City's West Side and other neighborhoods with high concentrations of blight.
- **HSS-5 Housing Education** - Provide more access, for low-and-moderate residents, to financial counseling, credit counseling, life skills and homeownership training.

## **Homeless Strategy**

### **Homeless Strategy**

**Priority Need:** There is a need for housing and supportive services for homeless persons and persons who are at-risk of becoming homeless.

**Goals:** The following homeless goals are:

- **HMS-1 Operation/Support** - Assist homeless providers in the operation of housing and supportive services for the homeless and persons who are at-risk of becoming homeless.
- **HMS-2 Housing** - Support efforts of local agencies to provide emergency shelters and permanent housing for the homeless.
- **HMS-3 Prevention and Re-Housing** - Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.

### **Other Special Needs Strategy**

#### **Other Special Needs Strategy**

**Priority Needs:** There is a need for affordable housing, services, and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with alcohol/drug dependency, and persons with other special needs.

**Goals:** The following special needs goals are:

- **SNS-1 Addiction Services** – Support programs to aid those directly and indirectly affected addiction and substance abuse.
- **SNS-2 Support for Social Services** - Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.
- **SNS-3 Housing** - Increase the supply of affordable, accessible, decent, safe, sound, and sanitary housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs through rehabilitation of existing buildings and new construction.

### **Community Development Strategy**

#### **Community Development Strategy**

**Priority Needs:** There is a need to continue to improve and enhance the public and community facilities, infrastructure, public social/welfare services, public safety, clearance/demolition, and the quality of life for residents throughout the City.

**Goals:** The following community development goals are:

- **CDS-1 Infrastructure** - Improve the public infrastructure through rehabilitation, reconstruction, and new construction of streets, sidewalks, ADA curb cuts, waterlines, sewer lines, storm drainage, sanitary sewers, addressing hill slips, broadband, etc.
- **CDS-2 Community Facilities** - Improve the parks, recreational facilities, trails, bikeways, and all public and community facilities through rehabilitation, new construction, and ADA accessibility improvements.
- **CDS-3 Public Services** - Improve and enhance public services including programs for youth, the elderly, disabled, and other public service programs for low- and moderate-income persons.
- **CDS-4 Nutritional Services** - Promote and support programs that provide more access to food and nutritional programs for low income residents.
- **CDS-5 Clearance/Demolition** - Remove and eliminate slum and blighting conditions through demolition of vacant, abandoned, and dilapidated structures in the City.
- **CDS-6 Public Safety** - Improve the public safety facilities, equipment, crime prevention programs, community policing, and ability to respond to emergency situations.
- **CDS-7 Transportation** - Encourage the Kanawha Valley Regional Transportation Authority (KRT) and other carriers to address the needs of low-income persons and households and the disabled to have access to employment, health care, and shopping.

## **Economic Development Strategy**

### **Economic Development Strategy**

**Priority Need:** There is a need to increase employment, job training, technical assistance, work force development, and economic empowerment of low- and moderate-income residents in the City of Charleston.

**Goals:** The following economic development goals are:

- **EDS-1 Employment** - Support and encourage new job creation, job retention, workforce development, employment, and job training services for the unemployed and underemployed persons, including summer youth programs.
- **EDS-2 Financial Assistance** - Support the expansion, growth and new development of business and commercial enterprises through technical assistance programs and low interest financing.
- **EDS-3 Redevelopment Program** - Plan and promote the development, redevelopment and revitalization of economically distressed areas of the City.

## **Administration, Planning, and Management Strategy**

### **Administration, Planning, and Management Strategy**

**Priority Need:** There is a continuing need for sound planning, administration, management, and oversight of Federal, State, and local funded programs.

**Goals:** The following administration, planning, and management goals are:

- **AMS-1 Overall Coordination** - Provide program management and oversight for the successful administration of Federal, State, and local funded programs, including planning services for special studies, annual action plans, five-year consolidated plans, substantial amendments, consolidated annual performance and evaluation reports, environmental review and clearance, fair housing, and compliance with all Federal, State, and local laws and regulations.
- **AM-2 Fair Housing** - Provide funds for training, education, outreach, and monitoring to affirmatively further fair housing in the City of Charleston.

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

### Geographic Area

Table 47 - Geographic Priority Areas

1	<b>Area Name:</b>	Charleston-Kanawha County Consortium
	<b>Area Type:</b>	Countywide HOME Consortium
	<b>Other Target Area Description:</b>	Countywide HOME Consortium
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
2	<b>Area Name:</b>	Citywide
	<b>Area Type:</b>	Citywide
	<b>Other Target Area Description:</b>	Citywide
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	

	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
<b>3</b>	<b>Area Name:</b>	Low/mod areas
	<b>Area Type:</b>	Low and Moderate Income areas
	<b>Other Target Area Description:</b>	Low and Moderate Income areas
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	

## General Allocation Priorities

Describe the basis for allocating investments geographically within the state

The proposed activities to be funded under the CDBG program are located in areas with the highest percentages of low- and-moderate income persons. The following Census Tracts and Block Groups have over 51% low- and-moderate income residents.

- CT 200, BG 1
- CT 100, BG 1
- CT 100, BG 2
- CT 600, BG 2



- CT 600, BG 4
- CT 700, BG 1
- CT 700, BG 2
- CT 700, BG 3
- CT 800, BG 1
- CT 800, BG 2
- CT 900, BG 1
- CT 1100, BG 2
- CT 1100, BG 3
- CT 1100, BG 5
- CT 1200, BG 1
- CT 1200, BG 2
- CT 2100, BG 1
- CT 113.01, BG 2

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

### Priority Needs

Table 48 – Priority Needs Summary

1	<b>Priority Need Name</b>	Housing Strategy
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Low and Moderate Income areas Citywide Countywide HOME Consortium

	<b>Associated Goals</b>	HSS-1 Homeownership HSS-2 Owner-Occupied Housing Rehabilitation HSS-3 Renter-Occupied Housing Rehabilitation HSS-4 Neighborhood Revitalization HSS-5 Housing Education HSS-6 Housing Construction
	<b>Description</b>	There is a need to improve the quality of the housing stock in the community by increasing the amount of decent, safe, sound, and accessible housing for homeowners, renters, and homebuyers that is affordable to low- and moderate-income persons and families.
	<b>Basis for Relative Priority</b>	The City has a high percentage of cost overburdened households as well as an aging, decrepit housing stock.
<b>2</b>	<b>Priority Need Name</b>	Homeless Strategy
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Low and Moderate Income areas Citywide
	<b>Associated Goals</b>	HMS-1 Operation/Support HMS-2 Housing HMS-3 Prevention and Re-Housing
	<b>Description</b>	There is a need for housing and support services for homeless persons, and persons who are at-risk of becoming homeless.
	<b>Basis for Relative Priority</b>	The City has an increasing population of homeless peoples due to a number of factors including addiction, mental illness and a lack of affordable housing.
	<b>3 Priority Need Name</b>	Other Special Needs Strategy
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Low and Moderate Income areas Citywide
	<b>Associated Goals</b>	SNS-1 Addiction Services SNS-2 Support for Social Services SNS-3 Housing
	<b>Description</b>	There is a need for affordable housing, services, and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with alcohol/drug dependency, and persons with other special needs.
	<b>Basis for Relative Priority</b>	The City has a need to ensure vulnerable populations are supported and that programs are provided.
<b>4</b>	<b>Priority Need Name</b>	Community Development Strategy

	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Low and Moderate Income areas Citywide
	<b>Associated Goals</b>	CDS-1 Infrastructure CDS-2 Community Facilities CDS-3 Public Services CDS-4 Nutritional Services CDS-5 Clearance/Demolition CDS-6 Public Safety CDS-7 Transportation
	<b>Description</b>	There is a need to improve the public and community facilities, infrastructure, public social/welfare services, public safety, clearance, and the quality of life for all residents throughout the City.

	<b>Basis for Relative Priority</b>	The City of Charleston is an older, built-up, urban environment in need of infrastructure improvements to improve the quality of life for the residents of the City.
5	<b>Priority Need Name</b>	Economic Development Strategy
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Low and Moderate Income areas Citywide
	<b>Associated Goals</b>	EDS-1 Employment EDS-2 Financial Assistance EDS-3 Redevelopment Program

	<b>Description</b>	There is a need to increase employment, job training, technical assistance, work force development, and economic empowerment of low- and moderate-income residents in the City of Charleston.
	<b>Basis for Relative Priority</b>	The City has a need to develop, attract and retain jobs and workers in order to improve economic conditions in the City.
<b>6</b>	<b>Priority Need Name</b>	Administration, Planning, and Management Strategy
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	Low and Moderate Income areas Citywide Countywide HOME Consortium



	<b>Associated Goals</b>	AMS-1 Overall Coordination AMS-2 Fair Housing
	<b>Description</b>	There is a continuing need for sound planning, administration, management, and oversight of Federal, State, and local funded programs.
	<b>Basis for Relative Priority</b>	The City needs to ensure Federal funds are being properly spent to maximize the positive impact from CDBG and HOME funds.

### **Narrative (Optional)**

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

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

## SP-30 Influence of Market Conditions - 91.415, 91.215(b)

### Influence of Market Conditions

<b>Affordable Housing Type</b>	<b>Market Characteristics that will influence the use of funds available for housing type</b>
Tenant Based Rental Assistance (TBRA)	The City has very limited HOME funds. Financial assistance is limited to acquisition, construction, or rehabilitation of properties for affordable housing for both owner and renter occupied housing.
TBRA for Non-Homeless Special Needs	The City has very limited HOME funds. Financial assistance is limited to acquisition, construction, or rehabilitation of properties for affordable housing for both owner and renter occupied housing.
New Unit Production	<p>There is a need for new housing units in the City. The City aims to provide more decent, safe, sanitary and affordable housing by supporting rehabilitation and new housing efforts in the City.</p> <p>There are numerous vacant sites in residential areas that the City can utilize for new infill housing construction and for new rental construction. New construction will permit the design of housing that is accessible for the special needs populations.</p>
Rehabilitation	Over 84.5% of all housing units in the City were built prior to 1980 according to the 2014-2018 American Community Survey. Due to the age of these housing units, there is a need to rehabilitate the City's housing stock. It is more economical to rehab an existing home than to construct a new home.
Acquisition, including preservation	The City has established a Land Reuse Agency that mainly acquires property through donations or that are attainable at a low cost. The LRA hopes to redevelop these properties to increase the supply of housing or further economic development.

**Table 49 – Influence of Market Conditions**

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

### **Introduction**

The City of Charleston is receiving \$1,516,617 in CDBG funds, \$674,138 in HOME funds for the FY 2020 program year. In addition, the City anticipates it will receive \$20,000 in CDBG Program Income and \$71,929 in HOME Program Income. The program year goes from July 1, 2020 through June 30, 2024. The City projects the following anticipated resources:

- **FY 2020** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2021** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2022** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2023** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2024** = \$1,516,617 CDBG \$674,138 HOME
- **Total** = **\$7,583,085 CDBG, \$3,370,690 HOME**

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

## Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,516,617	20,000	0	1,536,617	6,066,468	Due to fluctuations in CDBG funding allocations, the City estimates that it will receive \$6,066,468 for the remainder of the Consolidated Plan period.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	674,138	71,929	0	746,067	2,696,552	Due to fluctuations in HOME funding allocations, the City estimates that it will receive \$2,696,552 for the remainder of the Consolidated Plan period.

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**

**HUD Capital Funds:** The Charleston-Kanawha Housing Authority received \$3,390,352 in HUD Capital Funds for the FY 2020.

The City of Charleston/Kanawha County Consortium is obligated to seek out non-federal contributions for projects it anticipates completing. The match obligation of the City is 25% of the HOME funds expended. Sources of match may be met with documentation from several sources. Currently, the primary source of match is based on the donated value of land that is sold to existing clients for less than market value. The city continues to expand and leverage funds with local lender's and non-profit agencies. This allows for ongoing discovery and opportunities for additional match sources.

CDBG funds will also be leveraged against other state grants to provide funding other opportunities. As CDBG funds have decreased the City has needed to seek other funding sources in order to continue developing and redeveloping the City.

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

The City will continue to utilize federal, state and private resources currently available to develop and expand affordable rental opportunities, homeownership options for low- and moderate-income households, and to promote other critical community sustainability initiatives. Currently there are no publicly owned land or property that will be used to address needs.

**Discussion**

The City established its Priorities, Strategies and Goals based on its limited amount of HUD Federal CDBG and HOME Grant Funds.

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

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
CHARLESTON	Continuum of care	Homelessness Planning	Jurisdiction
CHARLESTON KANAWHA HOUSING AUTHORITY	PHA	Public Housing	Jurisdiction
Kanawha Valley Collective (KVC)			Region

Table 51 - Institutional Delivery Structure

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

The City of Charleston Mayor's Office of Economic and Community Development will coordinate activities among the public and private agencies and organizations in the area. This coordination will ensure that the goals and objectives of the Five-Year Consolidated Plan will be effectively addressed by more than one agency. The staff of City of Charleston will facilitate and coordinate the linkages between these public-private partnerships and develop new partnership opportunities.

Effective implementation of the Five-Year Consolidated Plan involves a variety of agencies both in the community and in Kanawha County. Coordination and collaboration between agencies are important to ensuring that the needs within the community are adequately addressed. The key agencies that are involved in the implementation of the Plan, as well as additional resources that may be available, are described below.

**Public Sector - City of Charleston:** The Mayor's Office of Economic and Community Development will be responsible for the administration of the City's community development programs, including some of the local programs that assist target income residents. The staff's responsibilities include managing and implementation of the City's affordable housing policies, including the Consolidated Plan and related documents. Several other City Departments will continue to serve an integral role in meeting the Consolidated Plan objectives.

**Public Sector - The Charleston-Kanawha Housing Authority:** The Charleston-Kanawha Housing Authority is one of the primary owners of affordable housing within the community. The Housing Authority administers the Housing Choice (Section 8) Voucher Program. The City will continue to work in close consultation with the Housing Authority regarding affordable housing issues in Charleston.

**Public Sector - Other Housing & Development Agencies:** The City will continue to partner with the following government related agencies in meeting the Consolidated Plan objectives. Some of these

agencies are: The Charleston Area Alliance (CAA); Charleston Urban Renewal Authority (CURA); Land Reuse Agency; the City's Building Commission and Planning Department.

There are several non-profit and community agencies that serve target income households in the Charleston area. The City will collaborate with these essential service providers. The private sector is an important collaborator in the services and programs associated with the Consolidated Plan. The private sector brings additional resources and expertise that can be used to supplement existing services or fill gaps in the system. Lenders, affordable housing developers, business and economic development organizations, and private service providers offer a variety of assistance to residents such as health care, small business assistance, home loan programs, and assisted housing, among others.

The City is committed to continuing its participation and coordination with federal, state, county, and local agencies, as well as with the private and non-profit sectors, to serve the needs of target income individuals and families in the community. It will continue to meet with these agencies and organizations. Their input is important to the City and their role in meeting the City's needs is recognized and encouraged.

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

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

Supportive Services			
Transportation	X	X	
Other			

**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 City of Charleston employs an outreach coordinator who works directly with the homeless and those at risk of becoming homeless. The coordinator works in a number of capacities such as finding shelters for homeless people, providing follow up after overdose events, and entrances into addiction and mental health treatment facilities. The City also provides funding for bus tickets to reunite homeless people with family members who can provide stable shelter. The coordinator and non-profits ensure that the person being transported out of the City is guaranteed to have the support of family members before leaving the care of non-profits.

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

The strengths of the service delivery system include the Housing First team, centralized assessment process and collaboration of community agencies in serving homeless with most urgent need. The Housing First team enables the KVC to pool resources and come together to solve issues that no one agency could address alone.

The weakness of the service delivery system is the lack of supportive services to assist all of the homeless in need of this support.

**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**

There will always be a need for improvements in the assessment and referral system throughout the homeless and housing provider network. Additional representation is always welcome to discuss options for clients and working together to address their needs. Representatives outside of the agencies receiving funding through the CoC, play a key role in reducing homelessness and supporting individuals seeking permanent housing and their participation is always welcome. The region needs more affordable, safe, decent rental housing as well as employment opportunities that support at least a living wage to assist the homeless population and those at risk of becoming homeless.



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

### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	HSS-1 Homeownership	2020	2024	Affordable Housing	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$0 HOME: \$2,599,949	Direct Financial Assistance to Homebuyers: 108 Households Assisted
2	HSS-2 Owner-Occupied Housing Rehabilitation	2020	2024	Affordable Housing	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$1,250,000 HOME: \$0	Homeowner Housing Rehabilitated: 26 Household Housing Unit  Other: 5 Other
3	HSS-3 Renter-Occupied Housing Rehabilitation	2020	2024	Affordable Housing Non-Homeless Special Needs	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$0 HOME: \$101,121	Rental units rehabilitated: 1 Household Housing Unit

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	HSS-4 Neighborhood Revitalization	2020	2024	Affordable Housing	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$0 HOME: \$0	Rental units constructed: 0 Household Housing Unit  Rental units rehabilitated: 0 Household Housing Unit  Homeowner Housing Added: 0 Household Housing Unit  Homeowner Housing Rehabilitated: 0 Household Housing Unit  Direct Financial Assistance to Homebuyers: 0 Households Assisted  Buildings Demolished: 0 Buildings  Other: 0 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	HSS-5 Housing Education	2020	2024	Affordable Housing	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$0 HOME: \$0	Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Other: 0 Other
6	HSS-6 Housing Construction	2020	2024	Affordable Housing Non-Homeless Special Needs	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$0 HOME: \$303,362	Rental units constructed: 3 Household Housing Unit  Rental units rehabilitated: 0 Household Housing Unit  Homeowner Housing Added: 0 Household Housing Unit  Homeowner Housing Rehabilitated: 0 Household Housing Unit  Other: 0 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
7	HMS-1 Operation/Support	2020	2024	Homeless	Low/mod areas Citywide	Homeless Strategy	CDBG: \$0 HOME: \$0	<p>Public service activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted</p> <p>Tenant-based rental assistance / Rapid Rehousing: 0 Households Assisted</p> <p>Homeless Person Overnight Shelter: 0 Persons Assisted</p> <p>Overnight/Emergency Shelter/Transitional Housing Beds added: 0 Beds</p> <p>Homelessness Prevention: 0 Persons Assisted</p> <p>Other: 0 Other</p>

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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
8	HMS-2 Housing	2020	2024	Homeless	Low/mod areas Citywide	Homeless Strategy	CDBG: \$0 HOME: \$0	<p>Tenant-based rental assistance / Rapid Rehousing: 0 Households Assisted</p> <p>Homeless Person Overnight Shelter: 0 Persons Assisted</p> <p>Overnight/Emergency Shelter/Transitional Housing Beds added: 0 Beds</p> <p>Homelessness Prevention: 0 Persons Assisted</p> <p>Other: 0 Other</p>

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	HMS-3 Prevention and Re-Housing	2020	2024	Homeless	Low/mod areas Citywide	Homeless Strategy	CDBG: \$0 HOME: \$0	Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Tenant-based rental assistance / Rapid Rehousing: 0 Households Assisted  Homelessness Prevention: 0 Persons Assisted  Other: 0 Other
10	SNS-1 Addiction Services	2020	2024	Non-Homeless Special Needs	Low/mod areas Citywide	Other Special Needs Strategy	CDBG: \$152,500 HOME: \$0	Public service activities other than Low/Moderate Income Housing Benefit: 570 Persons Assisted  Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Other: 0 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	SNS-2 Support for Social Services	2020	2024	Non-Homeless Special Needs	Low/mod areas Citywide	Other Special Needs Strategy	CDBG: \$25,000 HOME: \$0	<p>Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted</p> <p>Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 0 Households Assisted</p> <p>Public service activities other than Low/Moderate Income Housing Benefit: 1750 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted</p> <p>Other: 0 Other</p>

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
12	SNS-3 Housing	2020	2024	Non-Homeless Special Needs	Low/mod areas Citywide	Other Special Needs Strategy	CDBG: \$0 HOME: \$0	Rental units constructed: 0 Household Housing Unit  Rental units rehabilitated: 0 Household Housing Unit  Homeowner Housing Added: 0 Household Housing Unit  Homeowner Housing Rehabilitated: 0 Household Housing Unit  Other: 0 Other



Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
13	CDS-1 Infrastructure	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$1,803,070 HOME: \$0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted  Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Other: 135 Other
14	CDS-2 Community Facilities	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$745,364 HOME: \$0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 17000 Persons Assisted  Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Other: 0 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
15	CDS-3 Public Services	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$1,294,000 HOME: \$0	Public service activities other than Low/Moderate Income Housing Benefit: 56000 Persons Assisted  Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Other: 0 Other
16	CDS-4 Nutritional Services	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$165,000 HOME: \$0	Public service activities other than Low/Moderate Income Housing Benefit: 1625 Persons Assisted  Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted  Other: 0 Other
17	CDS-5 Clearance/Demolition	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$500,000 HOME: \$0	Buildings Demolished: 25 Buildings

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
18	CDS-6 Public Safety	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$0 HOME: \$0	<p>Public service activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted</p> <p>Other: 0 Other</p>
19	CDS-7 Transportation	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$0 HOME: \$0	<p>Public service activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted</p> <p>Other: 0 Other</p>

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
20	EDS-1 Employment	2020	2024	Non-Housing Community Development Economic Development	Low/mod areas Citywide	Economic Development Strategy	CDBG: \$0 HOME: \$0	<p>Public service activities other than Low/Moderate Income Housing Benefit: 0 Persons Assisted</p> <p>Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted</p> <p>Jobs created/retained: 0 Jobs</p> <p>Businesses assisted: 0 Businesses Assisted</p> <p>Other: 0 Other</p>

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
21	EDS-2 Financial Assistance	2020	2024	Non-Housing Community Development Economic Development	Low/mod areas Citywide	Economic Development Strategy	CDBG: \$0 HOME: \$0	Facade treatment/business building rehabilitation: 0 Business  Brownfield acres remediated: 0 Acre  Jobs created/retained: 0 Jobs  Businesses assisted: 0 Businesses Assisted  Other: 0 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
22	EDS-3 Redevelopment Program	2020	2024	Non-Housing Community Development Economic Development	Low/mod areas Citywide	Economic Development Strategy	CDBG: \$0 HOME: \$0	Facade treatment/business building rehabilitation: 0 Business  Brownfield acres remediated: 0 Acre  Jobs created/retained: 0 Jobs  Businesses assisted: 0 Businesses Assisted  Other: 0 Other
23	AMS-1 Overall Coordination	2020	2024	Administration, Planning, and Management	Low/mod areas Citywide Charleston-Kanawha County Consortium	Administration, Planning, and Management Strategy	CDBG: \$1,516,616 HOME: \$438,187	Other: 10 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
24	AMS-2 Fair Housing	2020	2024	Administration, Planning, and Management	Low/mod areas Citywide Charleston-Kanawha County Consortium	Administration, Planning, and Management Strategy	CDBG: \$0 HOME: \$0	Other: 5 Other

**Table 53 – Goals Summary**

## Goal Descriptions

1	Goal Name	HSS-1 Homeownership
	Goal Description	Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
2	Goal Name	HSS-2 Owner-Occupied Housing Rehabilitation
	Goal Description	Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
3	Goal Name	HSS-3 Renter-Occupied Housing Rehabilitation
	Goal Description	Provide financial assistance to landlords to rehabilitate housing units for rent to low- and moderate-income tenants.
4	Goal Name	HSS-4 Neighborhood Revitalization
	Goal Description	Promote and strengthen the housing stock in residential neighborhoods throughout the City and particularly in the City's West Side and other neighborhoods with high concentrations of blight.

5	<b>Goal Name</b>	HSS-5 Housing Education
	<b>Goal Description</b>	Provide more access, for low-and-moderate residents, to financial counseling, credit counseling, life skills and homeownership training.
6	<b>Goal Name</b>	HSS-6 Housing Construction
	<b>Goal Description</b>	Increase the supply of decent, safe, sound, and accessible housing that is affordable to homebuyers and renters in the community through rehabilitation of vacant buildings and new construction.
7	<b>Goal Name</b>	HMS-1 Operation/Support
	<b>Goal Description</b>	Assist homeless providers in the operation of housing and supportive services for the homeless and persons who are at-risk of becoming homeless.
8	<b>Goal Name</b>	HMS-2 Housing
	<b>Goal Description</b>	Support efforts of local agencies to provide emergency shelters and permanent housing for the homeless.
9	<b>Goal Name</b>	HMS-3 Prevention and Re-Housing
	<b>Goal Description</b>	Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.
10	<b>Goal Name</b>	SNS-1 Addiction Services
	<b>Goal Description</b>	Support programs to aid those directly and indirectly affected addiction and substance abuse.
11	<b>Goal Name</b>	SNS-2 Support for Social Services
	<b>Goal Description</b>	Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.



12	<b>Goal Name</b>	SNS-3 Housing
	<b>Goal Description</b>	Increase the supply of affordable, accessible, decent, safe, sound, and sanitary housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs through rehabilitation of existing buildings and new construction.
13	<b>Goal Name</b>	CDS-1 Infrastructure
	<b>Goal Description</b>	Improve the public infrastructure through rehabilitation, reconstruction, and new construction of streets, sidewalks, ADA curb cuts, waterlines, sewer lines, storm drainage, sanitary sewers, addressing hill slips, broadband, etc.
14	<b>Goal Name</b>	CDS-2 Community Facilities
	<b>Goal Description</b>	Improve the parks, recreational facilities, trails, bikeways, and all public and community facilities through rehabilitation, new construction, and ADA accessibility improvements.
15	<b>Goal Name</b>	CDS-3 Public Services
	<b>Goal Description</b>	Improve and enhance public services including programs for youth, the elderly, disabled, and other public service programs for low- and moderate-income persons.
16	<b>Goal Name</b>	CDS-4 Nutritional Services
	<b>Goal Description</b>	Promote and support programs that provide more access to food and nutritional programs for low income residents.
17	<b>Goal Name</b>	CDS-5 Clearance/Demolition
	<b>Goal Description</b>	Remove and eliminate slum and blighting conditions through demolition of vacant, abandoned, and dilapidated structures in the City.
18	<b>Goal Name</b>	CDS-6 Public Safety
	<b>Goal Description</b>	Improve the public safety facilities, equipment, crime prevention programs, community policing, and ability to respond to emergency situations.

19	<b>Goal Name</b>	CDS-7 Transportation
	<b>Goal Description</b>	Encourage the Kanawha Valley Regional Transportation Authority (KRT) and other carriers to address the needs of low-income persons and households and the disabled to have access to employment, health care, and shopping.
20	<b>Goal Name</b>	EDS-1 Employment
	<b>Goal Description</b>	Support and encourage new job creation, job retention, workforce development, employment, and job training services for the unemployed and underemployed persons, including summer youth programs.
21	<b>Goal Name</b>	EDS-2 Financial Assistance
	<b>Goal Description</b>	Support the expansion, growth and new development of business and commercial enterprise through technical assistance programs and low interest financing.
22	<b>Goal Name</b>	EDS-3 Redevelopment Program
	<b>Goal Description</b>	Plan and promote the development, redevelopment and revitalization of economically distressed areas of the City.
23	<b>Goal Name</b>	AMS-1 Overall Coordination
	<b>Goal Description</b>	Provide program management and oversight for the successful administration of Federal, State, and local funded programs, including planning services for special studies, annual action plans, five-year consolidated plans, substantial amendments, consolidated annual performance and evaluation reports, environmental review and clearance, fair housing, and compliance with all Federal, State, and local laws and regulations.
24	<b>Goal Name</b>	AMS-2 Fair Housing
	<b>Goal Description</b>	Provide funds for training, education, outreach, and monitoring to affirmatively further fair housing in the City of Charleston.

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

The City will continue to provide direct assistance for homeownership. It is estimated to serve approximately 134 households over the next five years. This would include approximately:

**Extremely Low Income** - 4 households

**Low Income** - 50 households

**Moderate Income** - 84 households

## **SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c)**

### **Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)**

At present, approximately 10% of units managed by CKHA meet accessible standards. Since 2007, as part of CKHA's redevelopment of older public housing developments, the construction of accessible units has been a priority. Specifically, the demand for two-bedroom, ground floor fully accessible units has been addressed to meet the needs seen among applicants and existing residents.

### **Activities to Increase Resident Involvements**

CKHA encourages residents to take advantage of all the recreational, educational, financial and spiritual programs the housing authority offers.

The CKHA offers free computer labs with internet, printing, educational programming and individual assistance at 6 of its 12 main public housing facilities. The South Park Village facility hosts an after-school program for students in grades K-6, the program plans special activities for kids and provides homework assistance. The CKHA provides a Family Self-Sufficiency program to connect residents with services they may need, services include job training, education, homeownership programs, personal counseling and other services. At the Littlepage Terrace, Orchard Manor, South Park village and Washington Manor locations the CKHA provides a Family Service Coordinator to assist families in resolving transportation issues, planning for college and scholarship assistance, counseling and other services and projects.

CKHA also provides services for seniors to improve quality of life, increase safety and assist in medical care at the four senior-only complexes in the City. The CKHA employs a full-time safety and security officer that collaborates with the police and local patrols to ensure the safety of all public housing residents. CKHA also provides safety training and monitors security cameras at each of their developments.

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

No

### **Plan to remove the 'troubled' designation**

Not applicable.

## **SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h)**

### **Barriers to Affordable Housing**

In order to ensure the health, safety, and quality of life of residents while minimizing barriers that may impede the development of affordable housing the City uses zoning ordinances, subdivision controls, permit systems, and housing codes and standards. These measures are not intended to restrict the affordability of housing, though these regulations may on occasion affect the pricing of housing. There are no known public policies in the City that are a barrier to affordable housing.

The most important impediment to affordable housing revolves around the lack of income of City residents. The cost of maintenance, renovation, or redevelopment is very high in the City. Many structures, as noted earlier, are old and contain both lead-based paint and asbestos, which must be remediated bring the structure up to code. These facts make housing redevelopment expensive and many times put quality affordable housing out of the reach of low-income households.

Other barriers include:

- a limited supply of sites physically suitable and appropriately zoned for new housing;
- the expense of available sites;
- a lengthy and sometimes complex regulatory process for residential development;
- high property taxes makes residential homeownership expensive; and
- public attitudes toward affordable housing.

Issues revolving around personal finances (lack of down payment, credit history, employment history) affect the availability of affordable housing for residents. However, the City is committed to removing or reducing barriers to the development of affordable housing whenever possible. A variety of actions to reduce the cost of housing to make it affordable include providing developers with incentives for construction of affordable housing, assistance in acquiring sites for affordable housing, and promoting Federal and State financial assistance programs for affordable housing.

### **Strategy to Remove or Ameliorate the Barriers to Affordable Housing**

The City will continue work with housing providers as well as seek out developers versed in development of affordable housing. The City will continue to promote education and awareness, conduct presentations to community based organizations, social service agencies, civic/ neighborhood organizations, faith-based organizations, and/or academic groups, provide informational/training sessions for CDBG subrecipients, local government staff, council and other interested parties.

The City will continue to seek financial incentives to partner with developers to increase housing choice as well as continue to offer programs for homeowners and landlords to maintain their properties

through rehabilitation. These programs should also be done in conjunction with targeted neighborhood improvements to generate local pride in neighborhoods.

## **SP-60 Homelessness Strategy - 91.415, 91.215(d)**

Describe how the jurisdiction's strategic plan goals contribute to:

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

The City of Charleston employs an outreach worker focusing on people experiencing homelessness and those dealing with addiction issues. The largest form of outreach comes from the Kanawha Valley Collective's Centralized Assessment Team (CAT). The CAT is a team of case managers that help people suffering from homelessness or at-risk of becoming homeless receive assistance from a centralized location. A case manager identifies potential options for clients and helps them find an open shelter or enter the person or family into another housing program offered in the City. The team also works with the YWCA for people experiencing homelessness as a result of domestic violence.

The City has established, working in conjunction with the KVC CoC, the following as objectives and goals:

#### **Homeless Strategy**

**Priority Need:** There is a need for housing and supportive services for homeless persons and persons who are at-risk of becoming homeless.

**Goals:** The following homeless goals are:

- **HMS-1 Operation/Support** - Assist homeless providers in the operation of housing and supportive services for the homeless and persons who are at-risk of becoming homeless.
- **HMS-2 Housing** - Support efforts of local agencies to provide emergency shelters and permanent housing for the homeless.
- **HMS-3 Prevention and Re-Housing** - Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.

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

Emergency housing needs are met through the Kanawha Valley Collective (KVC) and the shelters they support and operate. There are five (5) shelters located in the City, 4 of these shelters allow for overnight stays. The KVC also operates other shelters outside of the City of Charleston and can help the homeless in the City into these shelters as well if need be. The Roark Sullivan Lifeway Center and Union Mission Crossroads Shelter both serve the male homeless population in the City of Charleston. The YWCA Sojourner's Shelter serves the women, family and children of the City of Charleston and the Resolve Family Abuse Program's Hope House serves victims of domestic violence and their children.

Transitional housing is available for homeless families. There are numerous transitional housing opportunities in the City of Charleston, the Roark Sullivan Lifeway Center's Twin Cities is a communal

support housing facility for those with mental health disorder and substance abuse issues. The Covenant House administers a Rapid Rehousing program for those who are homeless or fleeing domestic violence and administers a Housing First Program where clients pay rent based on their income. The Charleston-Kanawha Housing Authority also operates the Shelter+Care program which gives a voucher similar to Section 8 to clients and also provides people with supportive services.

**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.**

Utilizing the Housing First model, homeless individuals and families are housed as soon as they are eligible for housing, based on a centralized assessment as well as housing availability. Prior to housing, homeless individuals/families are assigned to a supportive services team which continues to provide support to them once they obtain their housing. This model has been effective in housing retention.

**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**

Information and Referral (I&R) is the local 211 organization. This is the clearing house agency for linking people with needs to the appropriate community resources to meet their needs. The agency provides connections to basic needs which may defer individuals and families from becoming homeless. Agency representation is also part of the Housing First team meetings during which time agency representatives gather to discuss individuals that have been identified with needs and connect those individuals with services that are available through the various agencies being represented.

Members of the Housing First team also assist individuals with applications for mainstream resources to assist them in addressing their particular need. The revamped Care Coordination to Community Engagement Specialist movement focuses on assisting individuals in remaining in their housing by providing support services, maintaining intensity of services that are needed and reducing intensity as the need reduces but continuing to provide support as long as necessary to keep individuals housed. Individuals being discharged from the psychiatric hospitals are particularly targeted for these services; however, these services are also available for other homeless, chronic homeless, or those near homelessness.



Once an individual is on the CES roster, or on another supportive services team roster, their needs are individually reviewed and they are connected with the services that they need in order to live permanently housed in their community. This also includes mainstream resources needed, employment programs, primary care, mental health or other specific needs identified by the team. The KVC utilizes a centralized assessment to identify needs and to also rank individuals so that those with the most needs are prioritized for immediate assistance.

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

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

According to the 2014-2018 American Community Survey, approximately 84.5% of the City's housing stock was built prior to 1979. The possible incidence and associated hazards of lead-based paint in the housing stock is extremely high. The reported cases of childhood lead poisoning are low, state health department representatives emphasized that the number of unreported/undetected cases of childhood lead poisoning is unknown, and the low number of reported cases should not be misconstrued as evidence that lead poisoning is not more widespread.

The revised Federal lead-based paint regulations published on September 15, 1999 (24 CFR Part 35) have had a significant impact on many activities, including housing rehabilitation and property acquisition, which are supported by the CDBG and HOME programs. The City of Charleston along with its partners comply with 24 CFR Part 35: Lead-Based Paint Poisoning Prevention in Certain Residential Structures (Current Rule) for its projects that are funded with CDBG and HOME funds.

Lead reduction involves the implementation of a lead-based paint treatment program which will be carried out in conjunction with the City of Charleston's CDBG and HOME funded housing activities. The City of Charleston will receive applications for rehabilitation assistance. The goal of the lead-based paint treatment program is the reduction of lead paint hazards. The lead-based paint treatment program will include the following responsibilities:

- financial management and recordkeeping of all funds
- qualification of households
- inspection and treatment of non-lead aspects of the projects
- procurement of third-party service contractors
- relocation of households where required
- implementation of the bidding process
- awarding of contracts
- monitoring of ongoing projects
- preparation of progress and final payments to contractors
- overall responsibility for program compliance with HUD 24 CFR Parts 905, 941, 965, and 968

The work tasks of third-party service contractors shall include:

- initial lead risk assessments
- testing of all painted surfaces in structures which include testing by approved XRF and Spectrum

The chart below illustrates the number of lead based paint housing units in the City of Charleston:

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

Lead-based paint in residential housing can cause severe health risks for children. HUD provides a general formula to estimate the potential presence of lead-based paint (LBP) in housing built prior to 1979, before lead-based paint was banned in the United States. It is estimated that 17,456 (79.8%) of the 21,861 occupied housing units are at risk to LBP hazards.

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

In order to meet the requirements of the new lead-based paint regulations, the City of Charleston will take the following actions regarding rehabilitation, tenant based rental assistance, homeownership, and homeless/special needs housing:

#### **Rehabilitation Programs** - The City of Charleston will continue ensure that:

- Applicants for rehabilitation funding receive the required lead-based paint information and understand their responsibilities.
- Staff properly determines whether proposed projects are exempt from some or all lead-based paint requirements.
- The level of federal rehabilitation assistance is properly calculated and the applicable lead-based paint requirements determined.
- Properly qualified personnel perform risk management, paint testing, lead hazard reduction, and clearance services when required.
- Required lead hazard reduction work and protective measures are incorporated into project rehabilitation specifications.
- Risk assessment, paint testing, lead hazard reduction, and clearance work are performed in accordance with the applicable standards established in 24 CFR Part 35.
- Required notices regarding lead-based paint evaluation, presumption, and hazard reduction are provided to occupants and documented.
- Program documents establish the rental property owner's responsibility to perform and document ongoing lead-based paint maintenance activities, when applicable.
- Program staff monitors owner compliance with ongoing lead-based paint maintenance activities, when applicable.

#### **Homeownership Programs** - The City of Charleston will continue to ensure that:

- Applicants for homeownership assistance receive adequate information about lead-based paint requirements.
- Staff properly determines whether proposed projects are exempt from some or all lead based paint requirements.
- A proper visual assessment is performed to identify deteriorated paint in the dwelling unit, any common areas servicing the unit, and exterior surfaces of the building or soil.

- Prior to occupancy, properly qualified personnel perform paint stabilization and the dwelling passes a clearance exam in accordance with the standards established in 24 CFR Part 35 when required.
- The home purchaser receives the required lead-based paint pamphlet and notices.

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

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

Approximately 15% of Charleston residents live in poverty. Of families living in poverty, 52.7% of female-headed households with children are below the poverty level. The City's goal is to reduce the extent of poverty based on actions the City has control over, or actions in which the City will cooperate with outside agencies.

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

The City's anti-poverty strategy is based on attracting a range of businesses and supporting workforce development including job-training services for low income residents. In addition, the City's strategy is to provide supportive services for target income residents. The following strategies to help reduce the poverty level are:

- Slum and blight removal
- Neighborhood revitalization in concentrated areas of poverty
- Workforce development
- Promotion of new businesses in the City
- Assistance for food, shelter, and training programs
- Commercial/industrial infrastructure development
- Rehabilitation of commercial/industrial facilities
- Promote small business and micro-enterprises

During the City of Charleston's FY 2020 CDBG and HOME Program Year, the City will continue to improve its working relationship with the various social service agencies in the area. The City will continue to support economic development to provide new job opportunities for unemployed and underemployed persons in the City of Charleston.

## **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**

The City of Charleston and the Mayor's Office of Economic and Community Development (MOECD) will have the primary responsibility for monitoring the City's Consolidated Plan. The Mayor's Office of Economic and Community Development will maintain records on the progress toward meeting the goals and on the statutory and regulatory compliance of each activity. MOECD will be responsible for the ongoing monitoring of sub-recipients.

For each activity authorized under the National Affordable Housing Act, the City has established fiscal and management procedures that will ensure program compliance and fund accountability. Additionally, the Department will ensure that the reports to the U.S. Department of Housing & Urban Development (HUD) are complete and accurate. The programs will be subject to the Single Audit Act.

For projects, other than CDBG funded activities, a similar reporting format will be used to monitor the Consolidated Plan progress for HOME activities.

The City of Charleston will provide citizens with reasonable notice of, and the opportunity to comment on its Annual Action Plan in its performance under previously funded CDBG Program Years, and substantial amendments to the Five-Year Consolidated Plan and Annual Action Plans.

The City of Charleston will respond within fifteen (15) days in writing to any written complaints or inquiries from citizens in regard to the CDBG Program, HOME Program, its housing strategy, or its CAPER. This is enumerated in its Citizen Participation Plan.

The City of Charleston and its sub-recipients shall comply with the requirements and standards of 2 CFR Part 200 - UNIFORM ADMINISTRATIVE REQUIREMENTS, COST PRINCIPLES, AND AUDIT REQUIREMENTS FOR FEDERAL AWARDS. In addition, the City will have written agreements with each of its sub-recipients.

The City will monitor its performance with meeting its goals and objectives with its Five-Year Consolidated Plan. It will review its goals on an annual basis in the preparation of its CAPER and will make adjustments to its goals as needed.

The City's monitoring process is multi-tiered. The City conducts desk monitoring of sub-recipients coupled with the requirement of a quarterly report from the sub-recipient. Additionally, anytime a sub-recipient submits a request for payment, all documentation for the requested invoice must also be included. The City also conducts on-site monitoring on an as needed basis based on the experience of the

sub-recipient. New sub-recipients receive on-site monitored to ensure their understanding of the program. City staff will readily provide technical assistance.

The City does not have a timeliness of expenditures problem. The City abides by the Federal cost principals and expenditures. In the expenditures of the CDBG and HOME funds for housing construction or project improvements, the City's inspectors will make periodic on-site inspections to insure compliance with the local housing codes. The City also requires submittal of architectural drawings, site plan, and work specifications for this work. These will be reviewed prior to issuance of building permits and the distribution of CDBG funds or HOME funds.

## Expected Resources

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

#### Introduction

The City of Charleston is receiving \$1,516,617 in CDBG funds, \$674,138 in HOME funds for the FY 2020 program year. In addition, the City anticipates it will receive \$20,000 in CDBG Program Income and \$71,929 in HOME Program Income. The program year goes from July 1, 2020 through June 30, 2024. The City projects the following anticipated resources:

- **FY 2020** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2021** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2022** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2023** = \$1,516,617 CDBG \$674,138 HOME
- **FY 2024** = \$1,516,617 CDBG \$674,138 HOME
- **Total** = **\$7,583,085 CDBG, \$3,370,690 HOME**

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

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		



Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,516,617	20,000	0	1,536,617	6,066,468	Due to fluctuations in CDBG funding allocations, the City estimates that it will receive \$6,066,468 for the remainder of the Consolidated Plan period.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	674,138	71,929	0	746,067	2,696,552	Due to fluctuations in HOME funding allocations, the City estimates that it will receive \$2,696,552 for the remainder of the Consolidated Plan period.

Table 54 - 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**

**HUD Capital Funds:** The Charleston-Kanawha Housing Authority received \$3,390,352 in HUD Capital Funds for the FY 2020.

The City of Charleston/Kanawha County Consortium is obligated to seek out non-federal contributions for projects it anticipates completing. The match obligation of the City is 25% of the HOME funds expended. Sources of match may be met with documentation from several sources. Currently, the primary source of match is based on the donated value of land that is sold to existing clients for less than market value. The city continues to expand and leverage funds with local lender's and non-profit agencies. This allows for ongoing discovery and opportunities for additional match sources.

CDBG funds will also be leveraged against other state grants to provide funding other opportunities. As CDBG funds have decreased the City has needed to seek other funding sources in order to continue developing and redeveloping the City.

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

The City will continue to utilize federal, state and private resources currently available to develop and expand affordable rental opportunities, homeownership options for low- and moderate-income households, and to promote other critical community sustainability initiatives. Currently there are no publicly owned land or property that will be used to address needs.

**Discussion**

The City established its Priorities, Strategies and Goals based on its limited amount of HUD Federal CDBG and HOME Grant Funds.

## Annual Goals and Objectives

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

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
<b>1</b>	HSS-1 Homeownership	2020	2024	Affordable Housing	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	HOME: \$577,533	Direct Financial Assistance to Homebuyers: 24 Households Assisted
<b>2</b>	HSS-2 Owner-Occupied Housing Rehabilitation	2020	2024	Affordable Housing	Low/mod areas Citywide Charleston-Kanawha County Consortium	Housing Strategy	CDBG: \$266,000	Homeowner Housing Rehabilitated: 6 Household Housing Unit Other: 1 Other
<b>3</b>	SNS-1 Addiction Services	2020	2024	Non-Homeless Special Needs	Low/mod areas Citywide	Other Special Needs Strategy	CDBG: \$30,500	Public service activities other than Low/Moderate Income Housing Benefit: 138 Persons Assisted
<b>4</b>	SNS-2 Support for Social Services	2020	2024	Non-Homeless Special Needs	Low/mod areas Citywide	Other Special Needs Strategy	CDBG: \$5,000	Public service activities other than Low/Moderate Income Housing Benefit: 400 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	CDS-1 Infrastructure	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$400,000	Other: 44 Other
6	CDS-2 Community Facilities	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$88,459	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 4300 Persons Assisted Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 0 Households Assisted Other: 0 Other
7	CDS-3 Public Services	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$258,800	Public service activities other than Low/Moderate Income Housing Benefit: 13779 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 0 Households Assisted Other: 0 Other
8	CDS-4 Nutritional Services	2020	2024	Non-Housing Community Development	Low/mod areas Citywide	Community Development Strategy	CDBG: \$33,000	Public service activities other than Low/Moderate Income Housing Benefit: 325 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
9	AMS-1 Overall Coordination	2020	2024	Administration, Planning, and Management	Low/mod areas Citywide Charleston-Kanawha County Consortium	Administration, Planning, and Management Strategy	CDBG: \$303,323 HOME: \$168,535	Other: 2 Other
10	AMS-2 Fair Housing	2020	2024	Administration, Planning, and Management	Low/mod areas Citywide Charleston-Kanawha County Consortium	Administration, Planning, and Management Strategy	CDBG: \$0	Other: 1 Other

**Table 55 – Goals Summary**

## Goal Descriptions

1	Goal Name	HSS-1 Homeownership
	Goal Description	Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
2	Goal Name	HSS-2 Owner-Occupied Housing Rehabilitation
	Goal Description	Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.

3	<b>Goal Name</b>	SNS-1 Addiction Services
	<b>Goal Description</b>	Support programs to aid those directly and indirectly affected addiction and substance abuse.
4	<b>Goal Name</b>	SNS-2 Support for Social Services
	<b>Goal Description</b>	Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.
5	<b>Goal Name</b>	CDS-1 Infrastructure
	<b>Goal Description</b>	Improve the public infrastructure through rehabilitation, reconstruction, and new construction of streets, sidewalks, ADA curb cuts, waterlines, sewer lines, storm drainage, sanitary sewers, addressing hill slips, broadband, etc.
6	<b>Goal Name</b>	CDS-2 Community Facilities
	<b>Goal Description</b>	Improve the parks, recreational facilities, trails, bikeways, and all public and community facilities through rehabilitation, new construction, and ADA accessibility improvements.
7	<b>Goal Name</b>	CDS-3 Public Services
	<b>Goal Description</b>	Improve and enhance public services including programs for youth, the elderly, disabled, and other public service programs for low- and moderate-income persons.
8	<b>Goal Name</b>	CDS-4 Nutritional Services
	<b>Goal Description</b>	Promote and support programs that provide more access to food and nutritional programs for low income residents.
9	<b>Goal Name</b>	AMS-1 Overall Coordination
	<b>Goal Description</b>	Provide program management and oversight for the successful administration of Federal, State, and local funded programs, including planning services for special studies, annual action plans, five year consolidated plans, substantial amendments, consolidated annual performance and evaluation reports, environmental review and clearance, fair housing, and compliance with all Federal, State, and local laws and regulations.

<b>10</b>	<b>Goal Name</b>	AMS-2 Fair Housing
	<b>Goal Description</b>	Provide funds for training, education, outreach, and monitoring to affirmatively further fair housing in the City of Charleston.



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

### Introduction

The City of Charleston is proposing the following projects for its FY 2020 Annual Action Plan. The City has \$151,573 as uncommitted CDBG funds not included in the list of projects below.

#	Project Name
1	CORP Housing Rehab Program
2	CORP Housing Rehab Program - Program Delivery
3	Kanawha Valley Fellowship Home Basic Needs
4	Rea of Hope Fellowship Home
5	YWCA Resolve Family Abuse Program
6	ADA Accessible Curb Cuts
7	Hillcrest Village Playground Equipment
8	Cato Park ADA Pool Chair Lift
9	Kanawha City Rec Center ADA Pool Chair Lift
10	Martin Luther King Rec Center ADA Pool Chair Lift
11	North Charleston Community Center ADA Pool Chair Lift
12	Kanawha Valley Senior Services
13	Bob Burdette Center Afterschool Program
14	Covenant House CAT Coordinator
15	Daymark Patchwork Youth Services
16	Pro-Kids, Inc.
17	Religious Coalition for Community Renewal
18	Women's - Health Center
19	WV Health Right, Inc.
20	West Virginia Interfaith Refugee Ministry
21	WV Women Work
22	Care Office
23	Manna Meal, Inc. Food Insecurity Safetynet Program
24	YWCA Sojourners Shelter
25	CDBG Administration
26	First-Time Homebuyer Program
27	HOME Administration

**Table 56 – Project Information**

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

The City allocated its CDBG and HOME funds to those geographic areas where the population exceeds 51% low- and moderate-income households or the beneficiaries are LMI. At least 70% of the City's

CDBG funds are budgeted to activities that principally benefit low- and moderate-income persons. The following guidelines for allocating CDBG funds will be used for the FY 2020 Annual Action Plan:

- The Housing activities will directly benefit LMI household.
- The Community Facilities and Public Service activities will assist organizations which are directly providing benefit to LMI persons.

The allocation priorities were established through consultations with stakeholders, a resident survey, and public meetings.

A significant obstacle in the City to meet underserved needs is access to financial resources to develop additional or enhanced housing and community development activities.

**AP-38 Project Summary**  
**Project Summary Information**

<b>1</b>	<b>Project Name</b>	CORP Housing Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HSS-2 Owner-Occupied Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Strategy
	<b>Funding</b>	CDBG: \$166,000
	<b>Description</b>	Funding for rehabilitation projects for low- to moderate-income households living in the City of Charleston. (Charleston Owner-Occupied Rehabilitation Program)
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	6 LMI Households
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The National Objective is Low/Mod Housing Benefit (LMH). The HUD Matrix Code is 14A, Rehab; Single-Unit Residential.
<b>2</b>	<b>Project Name</b>	CORP Housing Rehab Program - Program Delivery
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	HSS-2 Owner-Occupied Housing Rehabilitation
	<b>Needs Addressed</b>	Housing Strategy
	<b>Funding</b>	CDBG: \$100,000
	<b>Description</b>	These funds will be used for the services and delivery costs of the CORP.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	5 LMI Households and 1 Organization
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The National Objective is Low/Mod Income Housing Benefit (LMH). The HUD Matrix Code is 14H, Rehabilitation Administration.
<b>3</b>	<b>Project Name</b>	Kanawha Valley Fellowship Home Basic Needs
	<b>Target Area</b>	Citywide

	<b>Goals Supported</b>	SNS-1 Addiction Services
	<b>Needs Addressed</b>	Other Special Needs Strategy
	<b>Funding</b>	CDBG: \$14,000
	<b>Description</b>	Funding for this halfway house for men recovering from substance abuse will assist with food and utility expenses at the facility located at 1121 Virginia Street & 1327 Quarrier Street, Charleston 25301.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	80 LMI Men
	<b>Location Description</b>	1121 Virginia Street & 1327 Quarrier Street, Charleston 25301
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05F Substance Abuse Services.
4	<b>Project Name</b>	Rea of Hope Fellowship Home
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SNS-1 Addiction Services
	<b>Needs Addressed</b>	Other Special Needs Strategy
	<b>Funding</b>	CDBG: \$7,500
	<b>Description</b>	Funding for this halfway house for recovering alcoholic women, located at 1429 Lee Street, Charleston 25301, will assist with utility expenses.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	58 LMI Women
	<b>Location Description</b>	1429 Lee Street, Charleston 25301
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05F Substance Abuse Services.
5	<b>Project Name</b>	YWCA Resolve Family Abuse Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SNS-2 Support for Social Services

	<b>Needs Addressed</b>	Other Special Needs Strategy
	<b>Funding</b>	CDBG: \$5,000
	<b>Description</b>	Funding provided will assist with utility expenses for this domestic violence shelter.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	400 LMI women and households
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05G Services for Victims of Domestic Violence, Dating Violence, Sexual Assault, or Stalking.
6	<b>Project Name</b>	ADA Accessible Curb Cuts
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-1 Infrastructure
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$400,000
	<b>Description</b>	This activity will provide for the repair and/or replacement of ADA accessible ramps throughout the City.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	44 Curb Cuts
	<b>Location Description</b>	Citywide
7	<b>Planned Activities</b>	The national objective is Low/Mod Income Area Benefit (LMA). The project matrix code is 03L, Sidewalks.
	<b>Project Name</b>	Hillcrest Village Playground Equipment
	<b>Target Area</b>	Low/mod areas
	<b>Goals Supported</b>	CDS-2 Community Facilities
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$22,459

	<b>Description</b>	Improvements to the recreational facilities at Hillcrest Village Playground. The improvements include benches, protective fall area & accessible play equipment.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	125 LMI Children
	<b>Location Description</b>	Hillcrest Village Playground
	<b>Planned Activities</b>	The national objective is Low/Mod Income Area Benefit (LMA). The project matrix code is 03E Neighborhood Facilities.
<b>8</b>	<b>Project Name</b>	Cato Park ADA Pool Chair Lift
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-2 Community Facilities
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$4,000
	<b>Description</b>	Funds used to install an ADA compliant chair lift at Cato Park pool.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1,000 LMI Persons
	<b>Location Description</b>	Cato Park
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 03E Neighborhood Facilities.
<b>9</b>	<b>Project Name</b>	Kanawha City Rec Center ADA Pool Chair Lift
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-2 Community Facilities
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$4,000
	<b>Description</b>	Funds used to install an ADA compliant chair lift at Kanawha City Rec Center pool.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	450 LMI Persons
	<b>Location Description</b>	Kanawha City Rec Center
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 03E Neighborhood Facilities.
<b>10</b>	<b>Project Name</b>	Martin Luther King Rec Center ADA Pool Chair Lift
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-2 Community Facilities
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$4,000
	<b>Description</b>	Funds used to install an ADA compliant chair lift at Martin Luther King Rec Center pool.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1,000 LMI Persons
	<b>Location Description</b>	Martin Luther King Rec Center
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 03E Neighborhood Facilities.
<b>11</b>	<b>Project Name</b>	North Charleston Community Center ADA Pool Chair Lift
	<b>Target Area</b>	Low/mod areas
	<b>Goals Supported</b>	CDS-2 Community Facilities
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$4,000
	<b>Description</b>	Funds used to install an ADA compliant chair lift at North Charleston Community Center pool.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1,000 LMI Persons



	<b>Location Description</b>	North Charleston Community Center
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 03E Neighborhood Facilities.
<b>12</b>	<b>Project Name</b>	Kanawha Valley Senior Services
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-2 Community Facilities
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$50,000
	<b>Description</b>	Funding for Kanawha Valley Senior Center to purchase kitchen equipment located at 1710 Pennsylvania Avenue, Charleston 25302.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	725 LMI Persons
	<b>Location Description</b>	1710 Pennsylvania Avenue, Charleston 25302
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05A Senior Services.
<b>13</b>	<b>Project Name</b>	Bob Burdette Center Afterschool Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$12,000
	<b>Description</b>	Funding for the afterschool program located at 1401 Washington Street, W, 1009 Woodward Drive, 100 Florida St and 550 Hawks Ridge Rd to assist with direct provider salary, benefits & payroll taxes.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	140 LMI Children

	<b>Location Description</b>	1401 Washington Street, W,,1009 Woodward Drive; 100 Florida St; and 550 Hawks Ridge Rd
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05L Child Care Services.
<b>14</b>	<b>Project Name</b>	Covenant House CAT Coordinator
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$8,500
	<b>Description</b>	Funding for the Centralized Assessment staff salary, benefits & payroll taxes for Covenant House CAT Coordinator.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	390 LMI Persons
	<b>Location Description</b>	600 Shrewsbury Street, Charleston, WV 25301
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 03T Homeless/AIDS Patients Programs (subject to 15% public service cap).
<b>15</b>	<b>Project Name</b>	Daymark Patchwork Youth Services
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$20,000
	<b>Description</b>	Funding for the Patchwork program, a crisis intervention center and shelter for youth, located at 1583 Lee Street, Charleston, 25311. Funds will assist with direct provider salaries, benefits & payroll taxes.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	200 LMI Persons

	<b>Location Description</b>	1583 Lee Street, Charleston, 25311
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05D Youth Services.
<b>16</b>	<b>Project Name</b>	Pro-Kids, Inc.
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$18,000
	<b>Description</b>	Funding for an after school program located at 209 Morris Street, Charleston, 25301. Funds will assist with direct service provider salaries, benefits & payroll taxes.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	60 LMI Children
	<b>Location Description</b>	209 Morris Street, Charleston, 25301
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05L Child Care Services.
<b>17</b>	<b>Project Name</b>	Religious Coalition for Community Renewal
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$23,000
	<b>Description</b>	Funding for this 29 unit low income apartment building, located at 801 Smith Street, Charleston, 25301. These funds will be used to assist with utility expenses.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	29 LMI Households
	<b>Location Description</b>	801 Smith Street, Charleston, 25301

	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05Z Other Public Services Not Listed in 03T and 05A-05Y.
<b>18</b>	<b>Project Name</b>	Women's - Health Center
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$17,000
	<b>Description</b>	Funding for the Women's Health Center, parent program, to assist with salary, benefits & payroll taxes for the licensed social workers and transportation expenses for the clients.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	100 LMI Women
	<b>Location Description</b>	510 Washington Street, West, Charleston, WV 25302
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05M Health Services.
<b>19</b>	<b>Project Name</b>	WV Health Right, Inc.
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$49,000
	<b>Description</b>	Funding will assist with the purchase of medications and medical supplies/dental supplies & consumables.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	12,000 LMI Persons
	<b>Location Description</b>	1520 Washington Street, East, Charleston, 25311
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05M Health Services.

20	<b>Project Name</b>	West Virginia Interfaith Refugee Ministry
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$5,000
	<b>Description</b>	Funding will be used to assist with Case Managers Salary to assist homeless families arriving in the United States.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	20 LMI Families
	<b>Location Description</b>	Citywide; PO Box 5387, Charleston, WV
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 03T Homeless/AIDS Patients Programs (subject to 15% public service cap).
21	<b>Project Name</b>	WV Women Work
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$6,300
	<b>Description</b>	Funds will assist with salaries, benefits & payroll taxes & rent.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	30 LMI Women
	<b>Location Description</b>	James Street, West, Charleston, WV 25387
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05H Employment Training.
22	<b>Project Name</b>	Care Office
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-3 Public Services

	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$100,000
	<b>Description</b>	Funds to assist with mental health issues, QR, and homeless outreach to assist with salary and benefits, transportation and supplies.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	85 LMI Persons
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05O Mental Health Services. Project/activity is to prepare/prevent/respond to COVID.
<b>23</b>	<b>Project Name</b>	Manna Meal, Inc. Food Insecurity Safetynet Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	CDS-4 Nutritional Services
	<b>Needs Addressed</b>	Community Development Strategy
	<b>Funding</b>	CDBG: \$33,000
	<b>Description</b>	Funding for the soup kitchen, located at 1105 Quarrier Street, Charleston, WV 25301, to assist the homeless and low income persons with food expenses.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	325 LMI Persons
	<b>Location Description</b>	1105 Quarrier Street, Charleston, WV 25301
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05W Food Banks. Project/activity is to prepare/prevent/respond to COVID.
<b>24</b>	<b>Project Name</b>	YWCA Sojourners Shelter
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	SNS-1 Addiction Services

	<b>Needs Addressed</b>	Other Special Needs Strategy
	<b>Funding</b>	CDBG: \$9,000
	<b>Description</b>	Funding provided will assist salary, benefits & payroll expenses of the substance abuse counselor for the Sojourners Shelter.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	400 LMI women and households
	<b>Location Description</b>	1418 Washington Street, East, Charleston, WV 25301
	<b>Planned Activities</b>	The national objective is Low/Mod Income Clientele Benefit (LMC). The project matrix code is 05F Substance Abuse Services. Project/activity is to prepare/prevent/respond to COVID.
25	<b>Project Name</b>	CDBG Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	AMS-1 Overall Coordination AMS-2 Fair Housing
	<b>Needs Addressed</b>	Administration, Planning, and Management Strategy
	<b>Funding</b>	CDBG: \$303,323
	<b>Description</b>	Funds will be used for the administration of the Community Development Block Grant Program.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1 Organization
	<b>Location Description</b>	105 McFarland Street, Charleston, WV 25301
	<b>Planned Activities</b>	The project matrix code is 21A, General Program Administration.
26	<b>Project Name</b>	First-Time Homebuyer Program
	<b>Target Area</b>	Charleston-Kanawha County Consortium
	<b>Goals Supported</b>	HSS-1 Homeownership
	<b>Needs Addressed</b>	Housing Strategy
	<b>Funding</b>	HOME: \$577,533

	<b>Description</b>	Funds will be used to increase opportunities for homeownership for LMI homebuyers by overcoming obstacles created by the cost of purchasing a home.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	24 LMI Households
	<b>Location Description</b>	Consortium wide
	<b>Planned Activities</b>	The National Objective is Low/Mod Income Household Benefit (LMH). The HUD Matrix Code is 13, Direct Homeowner Assistance.
<b>27</b>	<b>Project Name</b>	HOME Administration
	<b>Target Area</b>	Charleston-Kanawha County Consortium
	<b>Goals Supported</b>	AMS-1 Overall Coordination AMS-2 Fair Housing
	<b>Needs Addressed</b>	Administration, Planning, and Management Strategy
	<b>Funding</b>	HOME: \$168,534
	<b>Description</b>	Funds will be used for the administration of the HOME Investment Partnership Program.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1 Organization
	<b>Location Description</b>	Consortium-wide.
	<b>Planned Activities</b>	The project matrix code is 21A, General Program Administration.



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

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

The City of Charleston will distribute CDBG funds on a City-wide basis and HOME on a Consortium-wide basis to eligible beneficiaries. An eligible beneficiary may be a LMI individual person or family, and activity that primarily benefits a LMI household, or an activity located in a LMI Census Tract or Block Group.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Low/mod areas	8
Citywide	69
Charleston-Kanawha County Consortium	23

**Table 57 - Geographic Distribution**

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

CDBG funds are intended to provide lower and moderate-income households with viable communities, including decent housing, a suitable living environment, and expanded economic opportunities. Eligible activities include community facilitates and improvements, housing rehabilitation and preservation, affordable housing development activities, public services, economic development, planning, and administration.

The system for establishing the priority for the selection of these projects is predicated upon the following criteria:

- Meeting the statutory requirements of the CDBG program
- Meeting the needs of very-low, low-, and moderate-income residents
- Focus on low- and moderate-income areas or neighborhoods
- Coordination and leveraging of resources
- Response to expressed needs
- Sustainability and/or long-term impact
- The ability to measure or demonstrate progress and success

### **Discussion**

The geographic locations for the FY 2020 CDBG and HOME Activities will be citywide or at the location of

service provider sub-recipients. Public benefit will be for low- and moderate- income residents of the City either through direct benefit such as homeownership, housing rehabilitation or individual services such as homeless assistance. Community facilities improvements will be area benefit activities such as street reconstruction or recreation improvements in areas where at least 51% of the residents are LMI.

## Affordable Housing

### AP-55 Affordable Housing - 91.420, 91.220(g)

#### Introduction

The City has long recognized the need for housing that is decent, safe, sanitary, affordable and accessible. To that end the CDBG funds will be allocated to income eligible households to purchase an affordable home or to develop affordable housing. All of the funds will principally benefit low- and moderate-income persons 100%. The HOME funds will be budgeted for homebuyer assistance for low-income households.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	29
Special-Needs	0
Total	29

Table 58 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	5
Acquisition of Existing Units	24
Total	29

Table 59 - One Year Goals for Affordable Housing by Support Type

#### Discussion

The proposed affordable housing projects in the City for FY 2020 CDBG and HOME are:

- **Housing Rehabilitation** – residential rehabilitation for income eligible owner-occupied units in need of health, safety or code violations. (5 households)
- **Homeownership** – Down Payment Closing Cost Assistance Loans. Available consortium-wide for income eligible low- to moderate-income first-time homebuyers. (24 households)

## **AP-60 Public Housing - 91.420, 91.220(h)**

### **Introduction**

The Charleston Kanawha Housing Authority is the public housing agency that serves the City of Charleston and Kanawha County. The overall mission of the Housing Authority is to provide decent, safe, and sanitary housing to the residents receiving assistance through the Public Housing and Section 8 Housing Choice Voucher Programs in an efficient and professional manner.

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

CKHA is in the process of developing a strategic asset management plan for the next five years which will give recommendations for the best use of existing properties, need for new developments or the acquisition of additional affordable housing.

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

The Charleston Kanawha Authority continues to seek ways to improve the living environment of residents by working with the Resident Councils. A number of years ago when the Authority was moving toward resident councils the meetings tended to be “gripe” sessions. Authority staff worked with the residents to move to meetings from gripe sessions to what can be done to work together. That move has been very successful. As typical some Councils are very active and other not so much. The Councils do meet monthly and the Authority holds a quarterly meeting with lunch for all the Council chairs to meet and discuss the needs of the various properties. The Authority also meets with each council yearly when they start working on their upcoming Capital Improvement Application.

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

The Housing Authority is not designated as “troubled” per HUD guidelines.

### **Discussion**

There continues to be a need in the City for housing that are affected by housing problems including: severe housing problems and housing cost burden. The Housing Authority plays a key role in addressing these needs by providing of housing for extremely low - income, very low income, and lower income residents of the City by means of Public Housing or the Section 8 Housing Choice Voucher Program.

## **AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)**

### **Introduction**

The City will fund activities with FY 2020 CDBG funds that will provide case management services for homeless and lower income persons. The City has funded special needs activities in the FY 2020 grant year related to substance abuse and domestic violence.

The following goals and objective for the City of Charleston's Homeless and Special Needs Strategies have been identified for the five-year period of FY 2020 through FY 2024.

### **Homeless Strategy**

**Priority Need:** There is a need for housing and supportive services for homeless persons and persons who are at-risk of becoming homeless.

**Goals:** The following homeless goals are:

- **HMS-1 Operation/Support** - Assist homeless providers in the operation of housing and supportive services for the homeless and persons who are at-risk of becoming homeless.
- **HMS-2 Housing** - Support efforts of local agencies to provide emergency shelters and permanent housing for the homeless.
- **HMS-3 Prevention and Re-Housing** - Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.

### **Other Special Needs Strategy**

**Priority Needs:** There is a need for affordable housing, services, and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with alcohol/drug dependency, and persons with other special needs.

**Goals:** The following special needs goals are:

- **SNS-1 Addiction Services** – Support programs to aid those directly and indirectly affected addiction and substance abuse.
- **SNS-2 Support for Social Services** - Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.
- **SNS-3 Housing** - Increase the supply of affordable, accessible, decent, safe, sound, and sanitary housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs through rehabilitation of existing buildings and new construction.

**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 Kanawha Valley Collective is comprised of individuals, government agencies, faith-based organizations, nonprofit and community-based organizations that share a common concern for the needs of Charleston and Kanawha County's residents who are homeless or at risk of homelessness. The KVC will continue to evaluate the needs of residents who are homeless, continue to advocate for resources, and coordinate services to meet these needs. The members of the KVC use street outreach programs to meet the needs of the most vulnerable homeless individuals and identify and engage individuals residing in places that are considered unfit for habitation. Case workers distribute food, clothing and conduct basic needs assessments. The case workers become liaisons between homeless individuals, other KVC homeless providers and other appropriate providers.

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

Charleston is home to several homeless shelters. The shelters range from family shelters to shelter for domestic violence. The KVC uses the Housing First model to address the needs of homeless persons by placing them in housing first then providing the needed services to work toward self-sufficiency. The goal of the KVC is to get people off the street and some type of housing be it emergency shelter or transitional housing with the final goal of permanent housing.

**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 KVC continues to use the Housing First Model to provide housing for homeless individuals. This model houses persons quickly and ties them to supportive services necessary to maintain that housing. The Rapid Re-Housing program promotes self-sufficiency and reduces time as homeless. Case Manager's provide long-term monitoring of clients prevent further episodes of homelessness.

**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.**

KVC partners use Homeless Assistance Prevention (HAP) funds to assist the most at-risk families to avoid homelessness. These funds provide rental assistance (when available) and case management services which include – budget counseling, goal setting, home maintenance training, life skills and employment referrals in an effort to assist these families with achieving self-sufficiency and maintaining stable housing. The KVC also assesses discharge policies of the foster care system, physical/mental health and correctional facilities within the jurisdiction. The purpose is to work with institutions to ensure the institutions are knowledgeable of resources and services. This subcommittee works collaboratively to ensure that no one in these publicly funded programs is discharged into homelessness.

**Discussion**

The Kanawha Valley Collective is comprised of individuals, government agencies, faith-based organizations, nonprofit and community-based organizations that share a common concern for the needs of the homeless in Charleston and Kanawha County. The KVC evaluates the needs of those who are homeless, advocates for resources, and coordinates services to meet these needs.

## **AP-75 Barriers to affordable housing - 91.420, 91.220(j)**

### **Introduction**

The City of Charleston, as many communities are now seeing, affordable housing needs have expanded beyond the affordability factor. Housing today should be encompassing of decent, safe, sanitary, accessible and affordable. The City has also identified the following barriers and obstacles to meet the housing needs of the residents:

- Lack of a supply of decent, safe, sanitary, affordable, and accessible housing
- Cost of land acquisition for new housing development
- High cost of construction of new housing
- Economic factors that limit a low- or moderate-income person's or family's opportunity to improve their income and wealth status (for example job opportunities, transportation accessibility, etc.)
- Limited access via public transportation to community social services and facilities (for example health care facilities, day care, etc.)
- 

### **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 did not, as part of the Five-Year Consolidated Plan process, complete an Analysis of Impediments to Fair Housing Choice. The City anticipates updating its AI including identifying issues people encounter when seeking decent, safe, sanitary accessible and affordable housing. Public policies have a role in that negative effect related to affordable housing and residential investment in a community. The following have been previously identified as needing attention and further consideration to remove barriers including: the ability of lower-income households to become homeowners and funding for owner-occupied housing rehabilitation and rehabilitation of rental housing units; prevention of predatory lending; and investigating lower homeownership rates experienced by African Americans and Hispanics.

Barriers to homeownership include:

- Sufficient funds for down payments and closing costs while contending with other obligations such as monthly rent and utilities.
- Affordable units which require repairs to make them habitable and must be completed by closing of the sale.
- Poor credit, inconsistent employment, lack of budgeting skills.



Barriers to housing rehabilitation include:

- Demand for funds exceeds what is available
- Cost of lead-based paint abatement
- Real estate taxes, which in Charleston are high

The City will continue to use CDBG and HOME funds to support homeownership, owner occupied housing rehabilitation and rental housing development. The city will also provide Certification of Consistency with the Consolidated Plan for projects that meet local codes and land use requirements.

The current Analysis of Impediments to Fair Housing Choice had several suggestions and recommendations to modify sections to include various definitions and changes to zoning districts and special use requirements.

## Discussion

Specific to the FY 2020 Annual Action Plan, the City of Charleston will use the following activities to assist in removing barriers to affordable housing as well as implement the updates of the Analysis of impediments to Fair Housing Choice as outlined above:

- **HSS-1 Homeownership** - Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
- **HSS-2 Owner-occupied Housing Rehabilitation** - Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
- **HSS-3 Renter-occupied Housing Rehabilitation** - Provide financial assistance to landlords to rehabilitate housing units for rent to low- and moderate-income tenants.
- **HSS-4 Neighborhood Revitalization** - Promote and strengthen the housing stock in residential neighborhoods throughout the City and particularly in the City's West Side and other neighborhoods with high concentrations of blight.
- **HSS-5 Housing Education** - Provide more access, for low-and-moderate residents, to financial counseling, credit counseling, life skills and homeownership training.

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

### **Introduction**

Despite efforts made by the City and social service providers, a number of obstacles to meeting underserved needs remain. With funding resources being scarce, funding becomes the greatest obstacle for the City to meet its underserved needs. With insufficient funding it leads to issues with maintaining funding levels and also limits the availability of funding to the many worthy public service programs, activities and agencies.

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

The City and social service providers have made efforts to reduce obstacles to meet underserved needs however obstacles remain. Funding resources are scarce, making funding one of the largest obstacles for the City to meet its underserved needs. Insufficient funding lessens the ability to fund many worthwhile public service programs, activities, and agencies. The City through its planning efforts will use its limited resources to address the greatest needs and improve the quality of life for its residents. The following obstacles need to be overcome in order to meet underserved needs:

- Lack of decent, safe, sound, accessible and affordable homeowner and rental housing
- High cost of rehabilitation work
- Amount of abandoned or vacant housing that affects the vitality of residential neighborhoods
- Aging in place population who need accessibility improvements
- Low wages in the service and retail sector job market
- Increasing costs to complete projects
- Decrease in the amount of federal financial assistance each year
- Difficulty in obtaining mortgages for low-income homebuyers

The following projects are being proposed to address the need in the City during the 2020 Program year and is inclusive of CDBG and HOME:

- Housing Rehabilitation
- Support programs for substance abuse and addiction
- Support programs for the elderly, disabled victims of domestic violence and other special needs
- ADA Curb Cuts
- Playground improvements
- Accessibility at City pools
- Kitchen Improvements at a City Senior Center
- Afterschool Program for City youth
- Support for homeless programs including HIV/AIDS
- Food Assistance programs
- First-Time Homebuyer Assistance

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

In order to provide affordable housing items such as lack of funding, lack of affordable housing, and escalating costs to provide housing are obstacles in providing affordable housing. The City will continue to fund housing activities and expand those activities over the next five years. The City continually seeks additional resources to assist property owners in the rehabilitation of both owner occupied and rental housing and works with the Continuum of Care to provide funds for homeless programs . The Housing Authority provides vouchers for rental housing opportunities in the City. The members of the Kanawha Valley Collective have programs to provide assistance for homelessness persons and strive to end chronic homelessness.

The City will continue to provide Certificate of Consistency with the Consolidated Plan to agencies and organizations applying for other federal funding to meet the goals in the Consolidated Plan.

In order to foster and maintain affordable housing, the City proposes the following Five-Year Goals and Strategies:

- **HSS-1 Homeownership** - Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
- **HSS-2 Owner-occupied Housing Rehabilitation** - Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.

The following projects are being proposed to address the need in the City during the 2020 Program year and is inclusive of CDBG and HOME:

- Housing Rehabilitation
- First-Time Homebuyer Assistance

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

Charleston is proactive in identifying and controlling lead hazards to ensure lead problems are addressed. Contractors must be trained and registered with EPA to work in older homes and follow the latest rule of Title 24, Part 35: Lead-Based Paint Poisoning Prevention in Certain Residential Structures. The City ensures the following:

### **Rehabilitation Programs:**

- Applicants for rehabilitation funding receive the required lead-based paint information and understand their responsibilities.
- Staff properly determines whether proposed projects are exempt from some or all lead-based paint requirements.

- The level of federal rehabilitation assistance is properly calculated and the applicable lead-based paint requirements determined.
- Properly qualified personnel perform risk management, paint testing, lead hazard reduction, and clearance services when required.
- Required lead hazard reduction work and protective measures are incorporated into project rehabilitation specifications.
- Risk assessment, paint testing, lead hazard reduction, and clearance work are performed in accordance with the applicable standards established in 24 CFR Part 35.
- Required notices regarding lead-based paint evaluation, presumption, and hazard reduction are provided to occupants and documented.
- Program documents establish the rental property owner's responsibility to perform and document ongoing lead-based paint maintenance activities, when applicable.
- Program staff monitors owner compliance with ongoing lead-based paint maintenance activities, when applicable.

#### **Homeownership Programs:**

- Applicants for homeownership assistance receive adequate information about lead-based paint requirements.
- Staff properly determines whether proposed projects are exempt from some or all lead based paint requirements.
- A proper visual assessment is performed to identify deteriorated paint in the dwelling unit, any common areas servicing the unit, and exterior surfaces of the building or soil.
- Prior to occupancy, properly qualified personnel perform paint stabilization and the dwelling passes a clearance exam in accordance with the standards established in 24 CFR Part 35.
- The home purchaser receives the required lead-based paint pamphlet and notices.

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

The City assists other agencies and organizations to reduce poverty. The City typically funds programs to provide services to the homeless and other low- and moderate-income individuals and families out of poverty. This grant year homeless services are being funded to provide case management which may include childcare assistance, job training, employment opportunities and financial management programs.

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

The Mayor's Office of Economic and Community Development (MOECD) works with public and private agencies and organizations in the City to ensure that the goals and objectives of the Five-Year Consolidated Plan are addressed by more than one agency. The MOECD will facilitate and coordinate the linkages between these public-private partnerships and develop new partnership opportunities.

Effective implementation of the Consolidated Plan involves a variety of agencies both in the community and in the region. Coordination and collaboration between agencies is important to ensure that the needs in the community are addressed.

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

The primary responsibility for the administration of the Annual Action Plan is assigned to the MOECD. The department coordinates activities among the public and private organizations, in their efforts to implement different elements of the Annual Action Plan to realize the prioritized goals of the Annual Action Plan. The City is committed to continuing its participation and coordination with public, housing, and social service organizations. The City has solicited funding requests for CDBG and HOME funds. These requests have been reviewed by staff for recommendations for funding.

MOECD works with the Charleston Urban Renewal Authority (CURA) which oversees five urban renewal areas. This oversight of economic redevelopment efforts includes – infrastructure improvements, land use regulations and renovation or removal of blighted structures. MOECD also works with the Charleston Kanawha Housing Authority which administers public housing and the Housing Choice Voucher Program.

The Charleston-Kanawha Housing Authority continues to modernize units as well as develop and disburse units into mixed-income neighborhoods throughout the City. The Kanawha Valley Collective (KVC) is the lead organization for the Continuum of Care. The CoC addresses the needs of the homeless in the City as well as Kanawha, Putnam, Boone and Clay Counties.

There are a number of non-profit agencies that serve targeted income households in the City. Many of these agencies are funded through the CDBG and Home programs. The City will continue to collaborate with and support essential service providers. Non-profit developers assist in the implementation of the Five Year Consolidated and Annual Action Plans and are funded through MOECD, the West Virginia Housing Development Fund (WVHDF), and other financial institutions. Typically, the developers are providing housing through new construction and rehabilitation. There are six service providers supported by the City that provide shelter and/or drop-in services for the homeless.

The City also continues to collaborate with the private sector in the implementation of the Five- Year Consolidated Plan and Annual Action Plans. The private sector brings additional resources and expertise that is used to supplement existing services or fill gaps in the system. Several lending institutions provide first-time homebuyer mortgage financing and financing for rehabilitation. Lenders, affordable housing developers, business and economic development organizations and private service providers offer a variety of assistance to residents such as health care, small business assistance, home loan programs and assisted housing.

The City continues participating and coordinating with federal, state, county, and local agencies, as well

as with the private and non-profit partners, to serve the needs of target income individuals and families in the community.

## **Discussion**

The Mayor's Office of Economic and Community Development has the primary responsibility for monitoring the City's Consolidated Plan and Annual Action Plan and maintain records on the progress toward meeting the goals and the statutory and regulatory compliance of each activity. Timeliness of expenditures is achieved through scheduling activities, drawdown of funds, and budgets which track of expenditures. Program modifications are considered if project activities are not able to be completed within the allowable time limits of the grant. The MOECD is also responsible for the on-going monitoring of any sub-recipients for similar compliance.

## Program Specific Requirements

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

#### Introduction

The City of Charleston receives an annual allocation of CDBG and HOME funds. Since the City receives these Federal allocations the questions below have been completed, as they are applicable.

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

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

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	20,000
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
<b>Total Program Income:</b>	<b>20,000</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

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

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

The City of Charleston does not anticipate funds to be used beyond those identified in section 92.205.

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

The City of Charleston/Kanawha County Consortium has adopted the HOME Program Recapture Policy for homeownership activities. It is the policy of the City, whenever possible to recapture the appropriate amount of the HOME investments rather than restricting the sale to a qualified low-income family. The HOME subsidy to be recaptured includes only direct homebuyer assistance.

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:

**Eligibility:**

Each qualifying applicant will be issued a Letter of Eligibility after the completion of all the above steps. This letter will inform the applicants of their successful completion of the City of Charleston/Kanawha County Consortium process and provide a limited time frame to search for a home. Applicants are required to negotiate a sales contract for the appropriate sales price prior to expiration. Time frames may be extended at the discretion of MOECD.

**Lender Loan:**

Applicant is responsible for contacting and scheduling loan application with a participating lender. Upon approval of the loan application, the lender will contact the MOECD to coordinate the closing process. Funds will only be requested after loan approval and/or the determination has been made that closing is possible within 15 days after funding has been received. The first mortgage obtained by the borrower must be a fixed rate loan. The loan term is optional as long as the client can meet the debt to income ratio guidelines. It is preferable the loan term remain between 20 to 30 years. The loans require an of escrow of taxes, insurance and additional homeowner fees. Loans with a balloon term are not acceptable.

**Affordability/Recapture/Resale Requirements:**

HOME units require a minimum affordability period. The City of Charleston/Kanawha County Consortium has elected the minimum set forth by the HOME regulations . The current regulations



set a 5-year term for loans less than \$15000.00, a term of 10 years for loans between 15,000.00 and 40,000.00, and a term of 15 years for any loan over the amount of 40,000.00. The affordability period will begin on the 1st of the second month after the loan closing. In order to maintain this affordability a recapture requirement as described by 92.254 will apply to assisted property. The loan represents the HOME subsidy to be recaptured and only includes direct homebuyer assistance. Upon sale of the home by the borrower, MOECD will recapture a portion of the HOME investment from the net proceeds of the sale. The HOME investment amount is reduced based on the time the homeowner has owned and occupied the unit measured against the required affordability period. The loan will be reduced on monthly bases by amortizing the total loan amount by the appropriate affordability period. The net proceeds will be determined by subtracting the loan repayments and senior liens from the gross sale price of the home. The homeowner will recover the amounts over and above the funds needed to recapture any outstanding HOME investment. If the net proceeds are not sufficient to recapture any outstanding HOME, the HOME investment amount may be reduced based on actual proceeds received from the sale. This requirement will be enforced by a deed of trust lien that is carried with the loan. Lender will use HOME funds that are recaptured to assist other income eligible clients.

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:

The City of Charleston/Kanawha County Consortium does not intend to refinance any existing debt for multi-family housing that will be rehabilitated with HOME funds.

**CDBG Percentages:**

- Administrative Percentage: 20.0%
- Public Service Percentage: 15.0%

- Low- and Moderate-Income Percentage: 100%
- Slum and Blight Activities Percentage: 0%

**CDBG Program Income:**

- The City of Charleston anticipates that it will receive \$20,000 in CDBG Program Income during this program year.

**HOME Percentages:**

- Administrative Percentage: 25.0%
- CHDO Set-A-Side: 0%

**HOME Program Income:**

- The City of Charleston anticipates that it will receive \$71,929 in HOME Program Income during this program year.

**CHDO Organizations:**

- The Charleston/Kanawha County HOME Consortium has request and been granted a waiver to allow that CHDO funds be used for admin.

**HOME Match Requirements:**

The Charleston had an excess of HOME Match funds from the previous fiscal year in the amount of \$768,955. The HOME Match received during the 2018 CAPER period was \$22,700. The excess match carried over to FY 2018 is \$716,127.

**Additional Information:**

The City of Charleston receives an annual allocation of CDBG and HOME funds. Since the City receives these Federal allocations the questions below have been completed, as they are applicable. The City provides assistance either directly through programs such as rehab or homebuyer assistance or through sub-recipient agreements with a variety of non-profit providers.

Services are essentially available to three different categories of clients. The first is by means of direct benefit as the client being assisted must be income eligible for the assistance such as with the rehab program. Only households who do not exceed the income guidelines for Charleston as established by HUD can receive the assistance.

The next form of assistance is by means of area benefit. Through Census Data or survey and area is determined to have at least 51% of its residents who do not exceed the income guidelines for

Charleston as established by HUD can receive the assistance. Typically, this would be some type of community facility improvement such as a street reconstruction project.

The last form of assistance would be a presumed benefit. These are activities are projects where the beneficiary is presumed to be income eligible. The typical example is a curb cut. A curb cut has no real impact on an able-bodied person, however, a person with a disability may not be able to negotiate a sidewalk as they cannot get on or off without a curb cut. HUD has determined disabled persons are presumed to be low-income.

The City has a process it uses when preparing its Five-Year Consolidated Plan and Annual Action Plans where it solicits proposals, generally non-profit services providers, to conduct activities that benefit needs of low- and moderate-income residents of the City. These projects must meet a goal as determined in the Consolidate Plan as well as be eligible and fundable. The City will advertise when applications are available and due to be returned. Application “kits” are made available on the City’s website, mailed to previous applicants or when requested.

Once applications are received, they are reviewed completeness, eligibility, fundability and scored for potential funding. When the review process is complete recommendations are made to City Council for approval.

## Attachments



# **CITIZEN PARTICIPATION**



## **NEEDS PUBLIC HEARINGS**



Charleston  
**Gazette-Mail**

### AFFIDAVIT OF PUBLICATION

This is to certify that a **3 column by 8 inch** advertisement for,  
**CITY OF CHARLESTON/MOECD** appeared in the  
**Friday, January 10, 2020** edition of the **Charleston Gazette-Mail**.

Signed: *Michael M. [Signature]*

Title: Advertising Account Representative

Subscribed and sworn to and before me this 10 day of August  
in the year 2020.

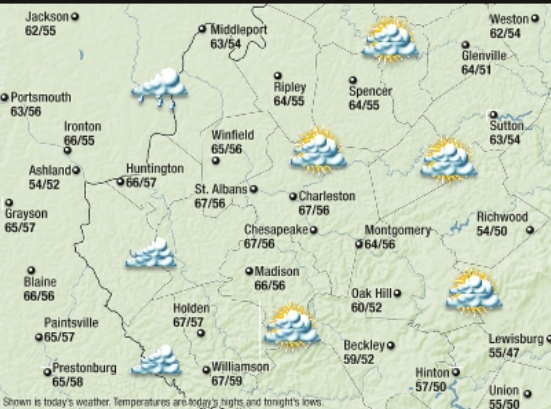
Signed *mgbil* (Notary Public)

My commission expires 6-16-24



## SEVEN-DAY FORECAST

TODAY	SATURDAY	SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY
67° 56°	75° 55°	58° 42°	57° 40°	62° 40°	60° 42°	50° 32°
Mostly cloudy and warm	A morning shower; clouds breaking for sun	Mild with clouds yielding to sun	Mild with sun through high clouds	Pleasantly warm with sunshine and patchy clouds	Mostly cloudy, chance of a little rain	Chance of a little morning rain; cloudy, cooler



Shown is today's weather. Temperatures are today's highs and tonight's lows. Mostly cloudy and warm. Winds south 6-12 mph. Expect less than 2 hours of sunshine with average relative humidity 55%. Cloudy and mild tonight with a stray shower. Winds south-southeast 4-8 mph. Chance of precipitation 45% with average relative humidity 70%.

### RIVER LEVELS

In feet as of 7 a.m. Thursday

Flood Stage	Level	24-hour Change
Kanawha River	27	5.73 -0.39
Kanawha Falls	--	18.12 none
London Locks	30	8.74 -0.07
Charleston (S. Side Bridge)	--	18.89 -0.31
Big Coal River	20	13.04 -0.12
Whitesville	15	3.12 -0.32
Ashford	--	--

### UV INDEX™

Today	Sat.	Sun.	Mon.	Tue.	Wed.	Thu.
1	1	2	1	3	1	1

The higher the AccuWeather.com UV Index™ number, the greater the need for eye and skin protection. 0-2 Low; 3-5 Moderate; 6-7 High; 8-10 Very High; 11+ Extreme.

### COMFORT INDEX™

Today	Sat.	Sun.	Mon.	Tue.	Wed.	Thu.
10	10	9	9	10	10	5

Comfort Index takes into account how the weather will feel based on a combination of factors. A rating of 10 feels very comfortable while a rating of 0 feels very uncomfortable.

## WEATHER HISTORY

The heaviest snowstorm ever to affect the Southeast coast of the United States struck on Jan. 10, 1800.

Forecasts and graphics provided by AccuWeather, Inc. ©2020

## ALMANAC Statistics for Wednesday

Temperature	Precipitation
High/low 45°/27°	Wednesday 0.00
Normal high/low 42°/26°	Month to date 1.43
Last year high/low 63°/44°	Normal month to date 0.77
Record high 72° in 1937	Year to date 1.43
Record low -13° in 1942	Normal year to date 0.77

## SOLAR TABLE

The solar period indicates peak feeding times for fish and game.

Major	Minor	Major	Minor
Today 11:04 a.m.	4:50 a.m.	11:34 p.m.	5:19 p.m.
Saturday 12:04 p.m.	5:49 a.m.	---	6:19 p.m.
Sunday 12:37 p.m.	6:52 a.m.	1:06 p.m.	7:21 p.m.
Monday 1:41 a.m.	7:55 a.m.	2:09 p.m.	8:23 p.m.
Tuesday 2:43 a.m.	8:56 a.m.	3:09 p.m.	9:23 p.m.
Wednesday 3:42 a.m.	9:54 a.m.	4:07 p.m.	10:20 p.m.
Thursday 4:37 a.m.	10:49 a.m.	5:02 p.m.	11:14 p.m.

## IN THE SKY

Rise	Set	Rise	Set
Sun 7:44 a.m.	5:24 p.m.	7:43 a.m.	5:25 p.m.
Moon 5:25 p.m.	7:37 a.m.	6:32 p.m.	8:32 a.m.
Mercury 7:54 a.m.	5:17 p.m.	7:56 a.m.	5:21 p.m.
Venus 9:48 a.m.	8:21 p.m.	9:47 a.m.	8:23 p.m.
Mars 4:27 a.m.	2:13 p.m.	4:26 a.m.	2:11 p.m.
Jupiter 7:02 a.m.	4:31 p.m.	6:59 a.m.	4:28 p.m.
Saturn 7:55 a.m.	5:36 p.m.	7:51 a.m.	5:32 p.m.
Uranus 12:31 p.m.	1:55 a.m.	12:27 p.m.	1:51 a.m.

**Skywatch** Source: Longway Planetarium  
Tonight's full moon is known as the wolf moon. Hungry packs of wolves can be heard howling in the cold winter nights.

## Moon Phases

Full Moon	Last Quarter	New Moon	First Quarter
January 10	January 17	January 24	February 1

## THE NATION



# Police kill murder suspect, stall desert traffic for up to 19 hours

**NIPTON, Calif.** — A 27-year-old man killed his mother and drove about 200 miles through the Mojave Desert before he was fatally shot by police on a freeway, stranding motorists for up to 19 hours and backing up traffic for miles on the main route between Southern California and Las Vegas, authorities said.

The investigation began Wednesday when Kern County deputies found 55-year-old Guadalupe Adams dead with "traumatic injuries" in Tehachapi, which is about 35 miles east of Bakersfield.

Kern County deputies believed an "armed and dangerous" man — identified as the woman's son, Madison Adams — driving a 2017 Nissan was involved in the killing and asked the San Bernardino Sheriff's Department to watch out for him.

Authorities from CHP, San Bernardino and the Nevada Highway Patrol conducted a "high-risk" traffic stop. Officers from each agency opened fire, according to San Bernardino sheriff's spokeswoman Cindy Bachman. Madison Adams was pronounced dead at the scene.

The motive behind the killing was not immediately disclosed. Bachman did not have details about the circumstances surrounding the shooting on Thursday, such as if Madison Adams was armed when he was shot.

The investigation closed the northbound Interstate 15 on the California side through 3 p.m. Thursday and caused a backup between 5 and 8 miles long. Some motorists were forced to sit at the roadblock through the night and much of Thursday.

Montgomery Granito, of Los Angeles, told The Las Vegas Review-Journal that he and his family waited in their vehicle for nearly seven hours at the roadblock from Wednesday evening to Thursday morning before they learned that drivers were being diverted at an exit miles earlier. He said law enforcement never spoke to drivers stuck there and he finally crossed the median Thursday morning.

The California Highway Patrol's online traffic log reported that two vehicles ran out of gas on the freeway. He told the newspaper that 30 to 60 vehicles sat at the road block all night and many were still there when he left Thursday morning.

The California Highway Patrol's online traffic log reported that two vehicles ran out of gas on the freeway. Guadalupe Adams, known as "Lupe," had worked for the California Department of Corrections and Rehabilitation since 2006. She was an office technician at the California Correctional Institution in Tehachapi at the time of her death, according to the department.

— THE ASSOCIATED PRESS

## READERS' Vent

American. Trump's action was a proper response to Iran's attack.

■ Whoa, whoa, whoa. Don't go pinning this awful Gallinburg idea on the libs. A bad idea is a bad idea. Can we just do our own West Virginia thing without trying to copy other states?

■ I find that reading the readers vent that Republicans could find fault with Mothers Milk of Human Kindness.

■ The WVDOH is far from my favorite government service, but I will take up for them. On Monday they did spray salt brine on local interstates before Tuesday's storm. Salt brine is good for freezing weather but worthless during a warm wet snow like we had on Tuesday.

■ Marketable skills in construction are achieved through union sponsored, four year apprenticeship training programs.

Our Republican legislature has sabotaged unions in favor of big corporate money. The results can be seen in the substandard work and lack of on-time completion of our school projects when unskilled, low wage workers are hired.

■ Isn't a U.S. embassy considered U.S. soil? So wouldn't an attack on our embassy be considered an attack on the U.S. itself?

■ The fine of Coach Huggins conjures up some real disdain for the rules of NCAA referee supervision. The referees are missing a lot of calls and Kansas seems to have odds over everyone in Kansas.

■ Senator Manchin always speaks well of Trump. He never mentions the lies, foreign election interference or his general moral compass. What does the senator expect in exchange? His next election won't be until 2024 and West Virginia's economy is shrinking the most of the 12 states that are shrinking.

## Make your voice heard

Email [readersvent@wvgazette.com](mailto:readersvent@wvgazette.com) or mail to Readers' Vent, 1001 Virginia Street E., Charleston, WV 25301.

### PUBLIC HEARING NOTICE

#### CITY OF CHARLESTON, WEST VIRGINIA FY 2020

#### COMMUNITY DEVELOPMENT BLOCK GRANT AND HOME INVESTMENT PARTNERSHIP PROGRAMS

Notice is hereby given that the City of Charleston, Kanawha County, WV will hold two (2) public hearings at the following times and locations:

City Service Center, Parking Building #1 915 Quarrier Street Charleston, WV 25301 Tuesday, January 28, 2020 At 5:30 P.M.	City Service Center, Parking Building #1 915 Quarrier Street Charleston, WV 25301 Wednesday, January 29, 2020 At 2:30 P.M.
--	--

The City Service Center Conference Room are accessible to persons with physical disabilities. If special arrangements need to be made, including an interpreter, to accommodate citizens in order for residents to participate in the public hearing, please call Ms. Mindy Young, Mayor's Office of Economic and Community Development, at (304) 348-8000 ext. 323 to make those arrangements, or for the hearing impaired call the TTY relay system at 7-1-1.

The purpose of this public hearing is to gather information for the City's Five Year Consolidated Plan for FY 2020-2024, the Annual Action Plan for FY 2020, and potential Neighborhood Revitalization Strategy Area (NIRSA). The City must prepare and submit to the U.S. Department of Housing and Urban Development (HUD) an application for the Community Development Block Grant (CDBG) and the HOME Investment Partnership Programs. Additionally, the hearings will be used to solicit the views and comments of individuals and organizations concerning the needs for the City over the next five (5) years.

As part of the planning process, the City is conducting a survey to identify residents' needs and, ideas on how residents would like to see funds budgeted under the CDBG and HOME Programs. Please take a few minutes and complete this confidential survey to the best of your ability. The link to the resident survey is: <https://www.surveymonkey.com/CharConPlan>

The City of Charleston anticipates, based on last fiscal year's allocation, that it may receive an estimated CDBG entitlement grant in the amount of approximately \$1,502,000 for FY 2020, and \$625,000 in HOME funds for FY 2020. These funding levels are contingent upon the final allocation of funds by HUD for FY 2020. In order to receive those funds, the City of Charleston must prepare a Five Year Consolidated Plan and a One Year Annual Action Plan for the use of the CDBG and HOME funds. At least 70% of the CDBG funds must benefit low- and moderate-income persons living in the City of Charleston. In preparing its CDBG and HOME application the City intends to afford citizens, local agencies, and interested parties the opportunity to become involved in the planning process.

# Byron's

Sale Now Through January 18, 2020

**SUITS**  
Up To 62 Long  
Originally \$150 - \$190  
Now **\$49.99**

**TOP COATS**  
CASHMERE WOOL  
Originally \$250  
Now **\$39.99**

**ALL WOOL SPORTS COATS**  
Now **\$39.99**



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The following types of activities may be eligible for funding under the CDBG program: Acquisition of property; disposition costs; improvements to public facilities, including the removal of architectural barriers; demolition and environmental clean-up; public services that are new or a quantifiable increase in the level of service; interim assistance; relocation payments for persons displaced as a result of a CDBG activity; rehabilitation of houses; code enforcement; special economic development activities; special activities undertaken by a community based development organization; home ownership assistance for purchase; planning; environmental reviews; program administration; audit; and other miscellaneous activities.

If the City would undertake an activity that would result in the displacement of families or individuals, then the City would utilize its policy for minimizing such displacement. Furthermore, the City is responsible for replacing all low- and moderate-income housing units that may be demolished or converted as a result of CDBG funds.

HOME funds may be used for any of the following: rehabilitation of owner-occupied housing, assistance to homebuyers, rental housing activities, tenant-based rental assistance, and administrative purposes.

All interested residents are encouraged to attend this public hearing and they will be given the opportunity to present oral or written testimony concerning the needs of the City of Charleston and the use of CDBG and HOME funds to address those needs over the next five (5) years. Written comments may be addressed to Ms. Mindy Young, Mayor's Office of Economic and Community Development, City of Charleston, 105 McFarland Street, Charleston, WV 25301.

Amy Shuler Goodwin, Mayor  
City of Charleston



## **ELIGIBLE CDBG FUNDED ACTIVITIES**

### **§570.201 Basic Eligible Activities:**

- (a) Acquisition – By purchase, long-term lease and donation of real estate.
- (b) Disposition – Through sale, lease and donation of real property acquired with CDBG funds, including reasonable costs for temporary management
- (c) Public Facilities and Improvements – Acquisition, construction, reconstruction, rehabilitation or installation of public facilities and improvements, including removal of architectural barriers. This includes streets, curbs, walks, parks, recreational facilities, etc.
- (d) Clearance – Demolition and removal of buildings and improvements.
- (e) Public Services – Labor, supplies and materials for public services concerned with employment, crime prevention, child care, health, drug abuse, education, fair housing counseling, energy conservation, welfare, etc.
- (f) Interim Assistance – Activities that require immediate action to arrest deterioration and that permanent improvements will be carried out as soon as practicable; including clean-up, clearance, etc.
- (g) Payment of Non-Federal Share – Funds for the local share of eligible type activities and projects from other Federal or State Programs.
- (h) Urban Renewal Completion – Payment of the cost of completing an urban renewal project.
- (i) Relocation – Payments and other assistance for permanently and temporarily relocating individuals, families, businesses, non-profit organizations, and farm operations as a result of a CDBG funded activity or project.
- (j) Loss of Rental Income – Payments to housing owners for loss of rental income incurred in holding, for temporary periods, housing units to be used for the relocation of individuals and families displaced by program activities.
- (k) Housing Services – Housing counseling in connection with tenant – based rental assistance and affordable housing projects.

- (l) Privately Owned Utilities – Funds for acquisition, construction, reconstruction, rehabilitation, or installation of distribution lines and facilities of privately owned utilities.
- (m) Construction of Housing – Funds for the rehabilitation of housing under Section 17 of the Housing Act of 1937, as amended.
- (n) Homeownership Assistance – Funds may be used to provide direct homeownership assistance to low- and moderate-income households to subsidize payments for homeowners, finance acquisition, mortgage guarantees, down payment assistance, and closing costs.
- (o) Microenterprise Assistance – Provide financial assistance for small enterprises including credit, grants, loans, guarantees, technical assistance, etc.
- (p) Rehabilitation and Preservation – Funds to finance the rehabilitation of privately owned buildings and improvements for single family residential properties, low-income public housing, public or privately owned commercial or industrial buildings, manufactured housing, etc.
- (q) Code Enforcement – Cost incurred for inspection for code violations and enforcement of codes, limited to salaries and related expenses of code enforcement and legal proceedings.
- (r) Historic Preservation – Funding for the rehabilitation, preservation, or restoration of historic properties.
- (s) Special Economic Development Activities – Funds may be used for an economic development activity, including loans and grants to a for-profit business.
- (t) Special CBDO Activities – Funds may be used as grants or loans to a Community Based Development Organization (CBDO) to carryout neighborhood revitalization, community or economic development, or an energy conservation project.
- (u) Planning and Management – Funds may be used for planning activities which consist of all costs of data gathering, studies, analysis, preparation of plans and applications, environmental review records, mapping, etc.
- (v) Administration – Funds may be used for the reasonable administrative costs for general management, oversight, and coordination of the CDBG Program.



## **INELIGIBLE CDBG FUNDED ACTIVITIES**

### **§570.207 Ineligible Activities:**

- (a) General Rule – Any activity that is not authorized as an "eligible activity."
- (b) Government Buildings – Funds cannot be used for improvements to a public building used for the general conduct of government.
- (c) General Government Expenses – Funds cannot be used for expenses that are considered the regular responsibilities of the local government.
- (d) Political Activities – Funds cannot be used to finance the use of facilities or equipment for political purposes or to engage in other partisan political activities.
- (e) Purchase of Equipment – The purchase of equipment is generally ineligible, which includes construction equipment, motor vehicles, furnishings, or personal property. The only exception is fire equipment assigned to a low- and moderate-income area.
- (f) Operating and Maintenance Expenses – The general rule is that any expense associated with repairing, operating, or maintaining public facilities, improvements, and services is ineligible.
- (g) New Housing Construction – Funds cannot be used for the construction of new permanent residential structures or for any program to subsidize or consist such new construction except by a CBDO. However, the cost of site assemblage, clearance, and site improvements are eligible activities.
- (h) Income Payments – Funds cannot be used for subsistence – type grant payments for food, clothing, housing, or utilities.



## **HOME INVESTMENT**

## **PARTNERSHIP PROGRAM**

### **☐ Eligible HOME Activities and Costs**

- Hard Costs
  - o New construction of affordable housing
  - o Rehabilitation of affordable housing
  - o Reconstruction of affordable housing
  - o Conversion to affordable housing
  - o Site Improvements related to the development of affordable housing
- Refinancing of existing debt secured by a housing project that is being rehabilitated w/ HOME Funds
  - o Refinancing of debt on a single-family (one to four family) owner occupied housing that is being rehabilitated with HOME funds and the refinancing will reduce the overall monthly housing cost to make it affordable
- Acquisition Costs
  - o Improved or unimproved
  - o Purchase of property by home buyers
- Soft Costs necessary for the financing, development, rehabilitation or acquisition of housing using HOME Funds
  - o Architectural, engineering, and related professional services
  - o Costs to process and settle the financing for a project such as lender origination fees, appraisal fees, etc.
  - o Project audit costs and certification of costs by a CPA
  - o Costs to provide information services such as affirmative marketing and fair housing information
  - o Costs of funding an initial operation deficit reserve during the period of initial project rent-up but not to exceed 18 months
  - o Staff and overhead costs directly related to carrying out the project such as work specifications, loan processing inspections, housing consultation, etc.
  - o Cost for the payment of impact fees that the local jurisdiction charges for all housing projects

- o Cost of environmental review and release of funds
- CHDO Costs
  - o Cost of project-specific technical assistance and site control loans
  - o Project feasibility costs, consulting fees, legal fees, architectural and engineering fees, property options, site control, and title clearance
  - o Project specific seed money loans for preconstruction costs that are customary and reasonable such as costs of obtaining firm financing, construction loan commitments, architectural plans and specifications, zoning approvals, legal fees, etc.
- Relocation costs for displaced households
  - o Relocation payments and other relocation assistance for persons displaced by the housing project
  - o Replacement housing payments, moving expenses and payment for reasonable out-of-pocket costs incurred in the temporary relocation of persons
  - o Other relocation assistance such as staff and overhead costs directly related to providing advisory and other relocation services to displaced persons
- Administrative and planning costs
  - o General management, oversight and coordination
  - o Staff and overhead costs
  - o Public information costs in the planning and implementation of projects
- Other Costs
  - o Fair housing activities to affirmatively further fair housing
  - o Indirect costs as part of a cost allocation plan
  - o Preparation of the consolidated plan
  - o Compliance and reporting in reference to Federal requirements
  - o Tenant-based rental assistance (TBRA)
  - o Rental assistance and security deposit payments
  - o Utility deposit assistance only if rental or security deposit payments are made
  - o Cost of inspecting the housing and determining income eligibility of the household
  - o Troubled HOME-assisted rental housing projects
    - Applies to only an existing HOME assisted rental project

- Project is no longer financially viable during the HOME 20-year affordability period for rental projects
- Operating costs significantly exceed the operating revenue
- HUD must approve this cost to preserve an affordable rental project
- Additional HOME Funds and original HOME Funds may not exceed the maximum amount of per-unit subsidy [Section 221 (d)(3)(ii)]

❑ Ineligible HOME Activities

- HOME funds may not be used to:
  - o Provide project reserve accounts, except for new construction or rehabilitation of an initial operating deficit reserve during the period of project read-up (not to exceed 18 months)
  - o Provide tenant-based rental assistance for the special purpose of the existing Section 8 Program
  - o Provide non-Federal matching contribution required under another Federal Programs
  - o Provide assistance for uses authorized by Public Housing Capital and Operating Funds
  - o Prepayment of Low Income Housing Mortgages
  - o Provide assistance to a homebuyer to acquire housing previously assisted with HOME funds during the period of affordability
  - o Provide funds for the acquisition of property owned by the participating jurisdiction (P.J.) except for property acquired by the P.J. with HOME funds, or property acquired in anticipation of carrying out a HOME project
  - o Pay for delinquent taxes, fees or charges on properties to be assisted with HOME funds
  - o Pay for any cost that is not listed as eligible under the HOME Regulations





## **MEETING A NATIONAL OBJECTIVE**

National Objective Subcategory	Conditions for Eligibility	Example
Low-Moderate Income (LMI) Area Benefit	<p>A facility or improvement will be used for a purpose that benefits all residents in a defined area primarily residential in which at least 51% are LMI households.</p> <p>Paying all or part of a special assessment on behalf of LMI Households qualifies under this objective.</p>	<p>The Installation of paved streets, sidewalks, curbs and gutters in a predominantly LMI household neighborhood.</p> <p>CDBG funds pay the assessment made to Low-Mod Income household homeowners when a new water/sewer system is installed in their neighborhood.</p>
Low-Moderate Income Limited Clientele	<p>The majority of public service activities qualify under this national objective.</p> <p>Services provided to a specific group of people who are comprised of at least 51% LMI households.</p>	<p>Home ownership counseling provided to a group of LMI individuals.</p> <p>Renovation or expansion of a food pantry.</p>
Low-Moderate Income Housing	The facility or improvement exclusively benefits housing to be occupied by LMI households.	A parking lot and landscaping are improved on the site of a rental property with 51% LMI households paying affordable rents.
Low-Moderate Income Jobs	<p>Public improvement is for an economic development project that creates or retains permanent jobs.</p> <p>In order for a CDBG funded economic development activity to qualify as an activity that benefits low and moderate income persons, at least 51% of the jobs created or retained (full time equivalent basis) will be held by or made available to low and moderate income persons.</p>	A new water tower will enable factory expansion and owners to commit to hiring at least 51% of new permanent jobs to LMI persons.
Area Blight	Public improvements and facilities are in a designated blighted area and activity addresses conditions that contributed to blight.	An outdated fire hall is rehabilitated and equipment is updated to prevent further loss of life and property due to fires.
Spot Blight	Public improvements or facility is outside designated blighted area and activity is limited to eliminate specific conditions of blight or decay.	Historic library building located outside a designated area is rehabilitated.
Urgent Need	Acquisition, construction, or reconstruction of a public facility or improvement that is designated to alleviate recent serious and imminent threat to public health and safety and no other funds are available.	A storm sewer system is reconstructed after a severe flood damaged it. All other funding sources are unavailable or exhausted.



**Needs Public Hearing Option 1**  
**City of Charleston, West Virginia**  
**FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan**  
 Tuesday, January 28th, 2020 at 5:30pm

Name	Organization	Phone Number	Email Address
Jane Dodd	MOECD Office	304-348-8035	jane.dodd@cityofcharleston.org
Zora Rogers	MOECD Office	"	ZORA.Rogers@cityofcharleston.org
David C. Rogers	MOECD	304-348-8035	David.Rogers@cityofcharleston.org
Amy Clark	"	"	Amy.Clark@"
Mindy Young	"	304-348-8000 x323	Mindy.young@cityofcharleston.org
Larry McTear	MOECD	304-348-8035	
Angela Manfield	Real Estate Central	304-345-2830	angela@angelamanfield.com



## Needs Public Hearing Option 1

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Tuesday, January 28th, 2020 at 5:30pm

Name	Organization	Phone Number	Email Address
Kevin Chivers	UMV	412-461-6916	Kevin@rubensdesignventures.com
Karl Highland	UTV	(412) 461-6916	Karl@rubensdesignventures.com



## SUMMARY OF THE FIRST NEEDS PUBLIC HEARING FOR THE FIVE YEAR CONSOLIDATED PLAN AND FY 2020 ANNUAL ACTION PLAN

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Date: Tuesday, January 28, 2020

Time: 5:30 PM

Place: City Service Center, Parking Building #1  
915 Quarrier Street  
Charleston, WV 25301

In Attendance: See attached sign-in sheets.

### Summary Meeting Minutes:

Ms. Mindy Young opened the public hearing at 5:35 PM. She introduced the planning consultant and turned the meeting over to Mr. Karl Haglund to explain what is a Five Year Consolidated Plan, an Annual Action Plan, and a Neighborhood Revitalization Strategy Area. He reviewed what are eligible and ineligible CDBG and HOME funded activities.

Mr. Haglund stated that the City anticipates that it will receive \$1,502,000 in FY 2020 CDBG funds and \$625,000 in FY 2020 HOME funds from the U.S. Dept. of HUD. The City is waiting for the release of the final FY 2020 CDBG and HOME allocations from HUD.

Ms. Young then reviewed the past performance of the CDBG and HOME program and activities.

Ms. Young opened the meeting up for public comments. The following public comments were made:

- There is an identified need for another CHDO in the City
- More demolition work is needed in the City
- Some LMI areas are flood zones and it is difficult to sell homes there
- City should possibly pursue grant funds related to the 2016 flooding
- Real Estate Central mostly deals with LMI people

- Flood requirements price some LMI people out of the market to become homeowners
- Need for more neighborhood clean-up.
- The Mayor has begun to prioritize trash pick-up throughout the City
- Need for more public outreach for the HOME programs in the City
- Need to train realtors and lenders, who will spread information to the general public
- Need for other industries in the City, State-wide not just Charleston
- Need for further education and retaining of younger people
- If successful, need for better housing and more entertainment facilities
- Better schools are needed in the district
- Bad reviews hurt certain schools
- Integrity of data can hurt the reputation of schools
- Certain neighborhoods have no access to grocery stores or laundromats
- Need for more transitional homes for people coming out of prison or rehab
- No new construction in the City, most of the housing inventory in the City is old
- Most housing flips are more expensive
- Need for patio homes, need for ranch type homes for the aging population
- Need for more parks, throughout the City
- Issues with walkability in the West End
- Need more projects like the Boulevard
- Loft living program is popular, could use some similar programs
- Bad credit is a barrier to buying a house
- There could be a need for credit counseling

Ms. Young asked if there were any additional comments. She thanked those in attendance and their comments. When no more comments were offered Ms. Young closed the meeting at 6:30 PM.





## Needs Public Hearing Option 2

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Wednesday, January 29th, 2020 at 2:30pm

Name	Organization	Phone Number	Email Address
Nichole Greene	Capitol Market	304 951 4121	nichole@capitolmarket.net
GARY COTTA	Goodwill	304-346-DE11	g.cotta@goodwillkv.com
Amy Wolke	Manna Meal	304-345-7121	amymannameal.org
Amanda Deitz	Rea of Hope	304 344-5363	amanda.deitz@reaofhope.org
Lisa Lopinsky	Manna Meal	304-345-7121	Llopincky@TheLiz66group.com
Jeffery Marc	Bigger the Economic Development Foundation	304 610 1168	jmarce@attlook.com
Adam KNAUFF	CHARLESTON CITY COUNCIL	304-741-0781	adamknauff@charmail.com



## Needs Public Hearing Option 2

City of Charleston, West Virginia

### FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Wednesday, January 29th, 2020 at 2:30pm

Name	Organization	Phone Number	Email Address
ELIZABETH TURNER	MESH DESIGN	304-405-6374	liz@meshfresh.com
Robert M. Hardy	CEED	304-541-6849	roberthardy114@QQ.com
Summer Black	MOED	304-348-8035	
David Parks	MOED	304-348-8035	
Allison Brill	Rebuilding Together Charleston	304-343-4663	info@rtwr.org
Jane Dodd	MOED	304-348-8035	jane.dodd@cityofcharleston.org
Zoe Rogers	MOED	304-348-8035	Zoe.Rogers@cityofcharleston.org
Traci Phillips	Fun Fitness Foundation	304-561-7571	funfitnessfoundation@gmail.com



**Needs Public Hearing Option 2**  
**City of Charleston, West Virginia**  
**FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan**  
 Wednesday, January 29th, 2020 at 2:30pm

Name	Organization	Phone Number	Email Address
Mindy Young	MOECD	304-348-8000 ext 323	mindy.young@cityofcharleston.org
David Parks	MOECD	(504) 348-8000 XS17	David.Parks@CapitolBusiness.org
Amy Clark	"	"	Amy.Clark@
Karl Haglund	UDU	(412) 461-6416	Karl@urban-design-ventures.com
Kevin Chasson	UDU	412-461-6416	Kevin@urban-design-ventures.com





## SUMMARY OF THE SECOND NEEDS PUBLIC HEARING FOR THE FIVE YEAR CONSOLIDATED PLAN & FY 2020 ANNUAL ACTION PLAN

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Date: Wednesday, January 29, 2020  
Time: 2:30 PM  
Place: City Service Center, Parking Building #2  
915 Quarrier Street  
Charleston, WV 25301

In Attendance: See attached sign-in sheets.

### Summary Meeting Minutes:

Ms. Mindy Young opened the public hearing at 2:35 PM. She then turned the meeting over to Mr. Karl Haglund, the City's planning consultant, who explained what is a Five Year Consolidated Plan, an Annual Action Plan, and a Neighborhood Revitalization Strategy Area. He then reviewed what are eligible and ineligible CDBG and HOME funded activities.

Mr. Haglund stated that the City anticipates it will receive \$1,502,000 in FY 2020 CDBG funds and \$625,000 in FY 2020 HOME funds. The City is waiting for the final allocation of FY 2020 CDBG and HOME from the U.S. Dept. of HUD.

Ms. Young then reviewed the past performance of the CDBG and HOME program and activities.

Ms. Young opened the meeting for public comments and questions. She stated that the City had already received comments during the First Public Hearing, held the day before. She asked for additional comments or if anyone had any questions.

The following comments were made:

- Need for recreation and entertainment, such as a skating rink, City center and better mall utilization

- The City could offer more entertainment, kids' activities for urban population, specifically, on the West Side, need for recreation and entertainment
- Elk City is located in Federal Opportunity Zone
- Bigley Avenue, North Charleston have a need for economic development
- Need for more industry in the City, old industrial areas are not utilized in the City
- Need for training/workshops for business and property owners to better utilize businesses
- Some people are sitting on commercial property waiting for buyers
- Need for more active transportation modes, such as protected bike lanes, setting up bike and scooter shared areas
- Bus service is fairly comprehensive, timing is not great, need for more bus shelters
- Some Kanawha City bus times have 2 hour long waits depending on the day
- City could utilize rail systems to provide more transit opportunities
- East and West Ends are both food deserts, need to either provide better transit to food or give people grocery stores that are closer to people
- Could try to pursue "15 Minute Goal"
- Most neighborhoods have a small industrial corridor
- Businesses seem to locate around interstate exits
- Would like to bring more food into neighborhoods missing food access that can utilize SNAP and other food programs
- Children are looking for: bike/scooter lanes, ice skating, arcades and swimming pools
- Need for a nautical center for swim meets, economic growth and things for kids to do
- Need for more sidewalks in the city, especially in hill areas
- Charleston has combined sanitary/storm sewer which is outdated infrastructure
- Lack of parking in the City, even for the library and other public places
- One-way traffic makes it even more difficult
- Kids play youth sports/outdoor recreation
- Need for more recreational facilities in the City
- Some leagues offer free and reduced things for kids to do
- Kids also have need for the Arts and STEM activities
- More need for shops/arcades for teenage children
- Need for Seniors to help to keep up with their homes
- Seniors don't have the ability or the funds to keep up with home
- Need for more low-income and affordable housing in the Downtown especially
- Nothing in Charleston for young professionals
- Young families may not be able to become established in the City
- Alliance study found a need for 500 units for young professionals in the downtown area
- Abandoned houses in the West Side
- Roughly 75% of vacant homes would need to be demolished and cannot be rehabed
- West side has potential due to its location and topography
- Frustration in the West Side with lack of progress
- Mayor would like to pilot a summer youth program in the City

- Hands on experience could have a huge benefit for children
- Need to provide jobs to make adults more productive
- Need to help potential homebuyers gain the necessary skills to maintain a home
- Need to encourage stable home life
- 1 year ago, KURA allocated \$250,000 for rehabs and additional \$250,000 for homebuyers
- Homebuyer program is still open
- Job training programs are still needed
- Need to work on getting people used to working and earning a paycheck

Ms. Young thanked everyone present for their thoughts and comments. She asked if there were any more comments. Since no additional comments were offered, Ms. Young closed the meeting at 3:37 PM.



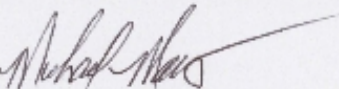
## **FINAL PUBLIC HEARING**



Charleston  
**Gazette-Mail**

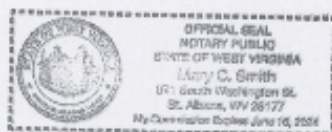
### AFFIDAVIT OF PUBLICATION

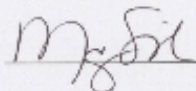
This is to certify that a **3 column by 9 inch** advertisement for,  
**CITY OF CHARLESTON/MOEC** appeared in the  
**Tuesday, July 14, 2020** edition of the **Charleston Gazette-Mail**.

Signed: 

Title: Advertising Account Representative

Subscribed and sworn to and before me this 4 day of August  
in the year 2020.



Signed  (Notary Public)

My commission expires 6-10-24

**NOTICE OF DISPLAY OF PLANS AND PUBLIC HEARING  
FOR THE FY 2020-2024 FIVE YEAR CONSOLIDATED PLAN AND THE  
FY 2020 ANNUAL ACTION PLAN FOR THE CITY OF CHARLESTON, WV**

Notice is hereby given by the City of Charleston, Kanawha County, WV, that it has prepared a Five Year Consolidated Plan for FY 2020-2024 and an Annual Action Plan for FY 2020. The City intends to submit its FY 2020 Annual Action Plan in the amount of \$1,513,617 for Community Development Block Grant (CDBG) funds and \$374,136 in HOME Investment Partnerships (HOME) funds (on behalf of the Charleston/Kanawha Housing Consortium). The plans will be submitted to the U.S. Department of Housing and Urban Development (HUD) on or before August 10, 2020.

These plans will be available for review for a period of at least 5 days beginning on Monday, July 20, 2020 at <https://www.charlestonwv.gov/government/city-departments/moccd>. Written or verbal public comments on these plans will be received until 4:00 P.M. on Monday, August 3, 2020 and should be directed to the City of Charleston's Mayor's Office of Economic and Community Development, attention Ms. Mindy Young, Program Manager, 105 McFarland Street, Charleston, WV 25301, or via phone at (304) 348-8000 ext. 323; or TDD 711; or via email: [mindy.young@cityofcharleston.org](mailto:mindy.young@cityofcharleston.org).

To expedite the disbursement of the City's FY 2020 funds, via 24 CFR 5.110, the CARES Act authorizes HUD to grant waivers to the public notice, public comment, and citizen participation plan requirements found in 24 CFR 91.1051 (2) and (k), 24 CFR 91.1151 (2) and (l) and 24 CFR 91.401. In accordance with the City of Charleston's Citizen Participation Plan and HUD's regulatory requirement waivers, a virtual public hearing will be held at 2:00 PM on Tuesday, July 28, 2020 to provide an opportunity for comment on the draft FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan. To participate in the Virtual Public Hearing, please call (304) 348-8035 or email [MOECD@cityofcharleston.org](mailto:MOECD@cityofcharleston.org).

The City of Charleston is proposing to fund the following activities with its FY 2020 CDBG and HOME funds:

- \* Community Development Administration - \$303,323.40
- \* Sidewalks - \$400,000.00
- \* Charleston Kanawha Housing Authority - \$22,459.30
- \* City of Charleston Parks & Rec - Cato Park - ADA Pool Chair Lift - \$4,000.00
- \* City of Charleston Parks & Rec - Kanawha City Community Center - ADA Pool Chair Lift - \$4,000.00
- \* City of Charleston Parks & Rec - Martin Luther King Jr Community Center - ADA Pool Chair Lift - \$4,000.00
- \* City of Charleston Parks & Rec - North Charleston Community Center - ADA Pool Chair Lift - \$4,000.00
- \* Kanawha Valley Senior Services - \$50,000.00
- \* CORP Rehab - (Charleston Owner-Occupied Rehabilitation Program) - \$246,000.00
- \* Bob Burdette's Center - \$12,000.00
- \* Covenant House, LLC - \$8,500.00
- \* Daymark - \$20,000.00
- \* Kanawha Valley Fellowship Home - \$14,000.00
- \* Pro-Kids, Inc. - \$18,000.00
- \* REA of Hope Fellowship Home - \$7,500.00
- \* RUCH - Smith Street Station - \$23,000.00
- \* West Virginia Health Right - \$49,000.00
- \* West Virginia Interfaith Refugee Ministry - \$5,000.00
- \* West Virginia Women Work - \$5,500.00
- \* Women's Health Center - \$17,000.00
- \* YWCA - Baseline Family Abuse Program - \$5,000.00
- \* CARE Office - \$102,000.00
- \* Manna Meal, Inc. - \$33,000.00
- \* YWCA - Sajoumiers - \$9,000.00
- \* Unprogrammed Funds - \$151,584.60
- \* HOME Admin - \$162,534.53
- \* HOME/Project - \$505,633.52

These documents will be available for public comment until 4:00 PM on August 3, 2020, after which time the plans will be presented to the Charleston City Council for approval at the 7:00 PM August 3, 2020 City Council Meeting.

The plans were developed after conducting an initial public hearing; community meetings; round table meetings with housing, social services, and community and economic development agencies/organizations; meeting with City staff; a community-wide resident questionnaire, and receiving both written and verbal comments and requests, which identified needs for the City.

If the City would undertake any activity that would result in the displacement of families or individuals, then the City would utilize its policy for minimizing such displacement. Furthermore, the City is responsible for replacing all low- and moderate-income housing units that may be demolished or converted as a result of CDBG funding.

All interested persons, groups, and organizations are encouraged to participate in this virtual public hearing and will be given the opportunity to present oral testimony concerning the proposed plans and use of federal funds under the FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan. All comments or questions must be addressed to Ms. Mindy Young, Program Manager, Mayor's Office of Economic and Community Development for the City of Charleston, WV until 4:00 PM on August 3, 2020, at 105 McFarland Street, Charleston, WV 25301, or via phone at (304) 348-8000 ext. 323; TDD 711; or via email at [mindy.young@cityofcharleston.org](mailto:mindy.young@cityofcharleston.org).

Amy Shuler Goodwin, Mayor  
City of Charleston

432713

NOTICE OF DISPLAY OF PLANS AND PUBLIC HEARING  
FOR THE FY 2020-2024 FIVE YEAR CONSOLIDATED PLAN AND THE  
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- Women's Health Center - \$17,000.00
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- HOME Admin - \$168,534.50
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Amy Shuler Goodwin, Mayor  
City of Charleston



## CDBG AND HOME VIRTUAL SECOND PUBLIC HEARING

### FIVE YEAR CONSOLIDATED PLAN AND FY 2020 ANNUAL ACTION PLAN

FY 2020 – FY 2024

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July 28, 2020 at 2:00 PM

City of Charleston, West Virginia  
City Service Center, Parking Building #1  
915 Quarrier Street  
Charleston, WV 25301

**Opening Remarks** – Mr. Lawrence Malone, Director  
Mayor's Office of Economic and Community Development

**Presentation by Urban Design Ventures** – Mr. Karl M. Haglund, Vice President &  
Mr. David Jordan, Senior Planning Consultant

#### **SCHEDULE:**

- **Plan goes on Display** – Monday, July 20, 2020
- **Virtual Second Public Hearing** – Tuesday, July 28, 2020 at 2:00 PM
- **End of Plans on Display** – Monday, August 3, 2020 at 4:00 PM
- **City Council Adoption of the Plans** – Monday, August 3, 2020
- **Plans submitted to HUD Pittsburgh Office** – on or before Monday, August 10, 2020
- **Program Year Begins** – July 1, 2020

## **FIVE YEAR CONSOLIDATED PLAN STRATEGIES:**

### **Housing Strategy (High Priority)**

- **HSS-1 Homeownership** - Assist low- and moderate-income households who wish to become homeowners by providing down payment assistance, closing cost assistance, and providing housing counseling training.
- **HSS-2 Owner-occupied Housing Rehabilitation** - Provide financial assistance to low- and moderate-income homeowners to rehabilitate their existing owner-occupied housing.
- **HSS-3 Renter-occupied Housing Rehabilitation** - Provide financial assistance to landlords to rehabilitate housing units for rent to low- and moderate-income tenants.
- **HSS-4 Neighborhood Revitalization** - Promote and strengthen the housing stock in residential neighborhoods throughout the City and particularly in the City's West Side and other neighborhoods with high concentrations of blight.
- **HSS-5 Housing Education** - Provide more access, for low-and-moderate residents, to financial counseling, credit counseling, life skills and homeownership training.

### **Homeless Strategy (High Priority)**

- **HMS-1 Operation/Support** - Assist homeless providers in the operation of housing and supportive services for the homeless and persons who are at-risk of becoming homeless.
- **HMS-2 Housing** - Support efforts of local agencies to provide emergency shelters and permanent housing for the homeless.
- **HMS-3 Prevention and Re-Housing** - Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.

### **Other Special Needs Strategy (High Priority)**

- **SNS-1 Addiction Services** – Support programs to aid those directly and indirectly affected addiction and substance abuse.
- **SNS-2 Support for Social Services** - Support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs.
- **SNS-3 Housing** - Increase the supply of affordable, accessible, decent, safe, sound, and sanitary housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, the developmentally delayed, persons with alcohol/drug dependency, and persons with other special needs through rehabilitation of existing buildings and new construction.

#### **Community Development Strategy (High Priority)**

- **CDS-1 Infrastructure** - Improve the public infrastructure through rehabilitation, reconstruction, and new construction of streets, sidewalks, ADA curb cuts, waterlines, sewer lines, storm drainage, sanitary sewers, addressing hill slips, broadband, etc.
- **CDS-2 Community Facilities** - Improve the parks, recreational facilities, trails, bikeways, and all public and community facilities through rehabilitation, new construction, and ADA accessibility improvements.
- **CDS-3 Public Services** - Improve and enhance public services including programs for youth, the elderly, disabled, and other public service programs for low- and moderate-income persons.
- **CDS-4 Nutritional Services** - Promote and support programs that provide more access to food and nutritional programs for low income residents.
- **CDS-5 Clearance/Demolition** - Remove and eliminate slum and blighting conditions through demolition of vacant, abandoned, and dilapidated structures in the City.
- **CDS-6 Public Safety** - Improve the public safety facilities, equipment, crime prevention programs, community policing, and ability to respond to emergency situations.
- **CDS-7 Transportation** - Encourage the Kanawha Valley Regional Transportation Authority (KRT) and other carriers to address the needs of low-income persons and households and the disabled to have access to employment, health care, and shopping.

#### **Economic Development Strategy (High Priority)**

- **EDS-1 Employment** - Support and encourage new job creation, job retention, workforce development, employment, and job training services for the unemployed and underemployed persons, including summer youth programs.
- **EDS-2 Financial Assistance** - Support the expansion, growth and new development of business and commercial enterprises through technical assistance programs and low interest financing.
- **EDS-3 Redevelopment Program** - Plan and promote the development, redevelopment and revitalization of economically distressed areas of the City.

#### **Administration, Planning, and Management Strategy (High Priority)**

- **AMS-1 Overall Coordination** - Provide program management and oversight for the successful administration of Federal, State, and local funded programs, including planning services for special studies, annual action plans, five-year consolidated plans, substantial amendments,

consolidated annual performance and evaluation reports, environmental review and clearance, fair housing, and compliance with all Federal, State, and local laws and regulations.

- **AM-2 Fair Housing** - Provide funds for training, education, outreach, and monitoring to affirmatively further fair housing in the City of Charleston.

**FY 2020 BUDGET:**

The City of Charleston will receive the following Federal funds during the FY 2020 program year:

Entitlement Funds	Amount
FY 2020 CDBG Funds	\$ 1,516,617.00
FY 2020 HOME Funds	\$ 674,138.00
<b>Totals:</b>	<b>\$ 2,190,755.00</b>

The City of Charleston is proposing to fund the following activities with its FY 2020 CDBG and HOME funds:

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- West Virginia Women Work - \$6,300.00

- Women's Health Center - \$17,000.00
- YWCA - Resolve Family Abuse Program - \$5,000.00
- CARE Office - \$100,000.00
- Manna Meal, Inc. - \$33,000.00
- YWCA - SOJOURNERS - \$9,000.00
- Unprogrammed Funds - \$151,534.60
- HOME Admin - \$168,534.50
- HOME/Project - \$505,603.50

**Public Comments** – UDV and City Staff

**Closing Remarks** – Mr. Lawrence Malone, Director  
Mayor's Office of Economic and Community Development



## MINUTES OF SECOND PUBLIC HEARING FOR THE FIVE YEAR CONSOLIDATED PLAN AND FY 2020 ANNUAL ACTION PLAN

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Date: July 28, 2020  
Time: 2:00 PM  
Place: Virtual

In Attendance: Mr. Lawrence Malone, Director, MOECD, City of Charleston  
Ms. Mindy Young, MOECD, City of Charleston  
Ms. Amy Clark, MOECD, City of Charleston  
Ms. Mackenzie Spencer, Communications Specialist, City of Charleston  
Honorable Amy Goodwin, Mayor, City of Charleston  
Mr. Karl M. Haglund, Urban Design Ventures, LLC  
Mr. David G. Jordan, Urban Design Ventures, LLC

### Summary Meeting Minutes:

Mr. Lawrence Malone opened the virtual public hearing at 2:04 PM and stated that the purpose of the public hearing was to present the City's FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan. He introduced Mr. Karl Haglund of Urban Design Ventures, the City's Consultants which assisted the City in the preparation of the Five Year Consolidated Plan and Annual Action Plan.

Mr. Karl Haglund reviewed the schedule of the Five Year Consolidated Plan and Annual Action Plan. He then presented the Five Year Consolidated Plan's Strategies and the goals for each strategy for the next five years.

Mr. Haglund then introduced Mr. David Jordan who stated that the City will receive \$1,516,617.00 in FY 2020 CDBG funds and \$674,138.00 in FY 2020 HOME funds. Mr. Jordan presented the proposed FY 2020 CDBG and HOME budget and list of projects/activities.

Mr. Jordan then asked if anyone had questions or comments. There were none.

Mr. Malone waited another 10 minutes and asked again if there were any comments or questions. After waiting and receiving no questions or comments Mr. Malone closed the hearing at 2:45 PM.



# **MINUTES OF ROUNDTABLE DISCUSSIONS**





## Homeless Agencies Round Table

City of Charleston, West Virginia

### FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Tuesday, January 28th, 2020 at 1:00pm

Name	Organization	Phone Number	Email Address
David Bennett	Convent House	304-437-5536 Cell	dbennett@nvcovenanthouse.org
Traci Struckman	Kanawha Valley Collective	304-346-6638	TSTRUCKMAN@KUCCOC.ORG
KASSI PAULLEY	KANAWHA VALLEY COLLECTIVE	304-346-6638	KPAULLEY@KUCCOC.ORG
John Thompson	RSJWLC	304-881-7064	JThompson@RSJWLC.org
Margaret Taylor	YWCA	304-340-3553	margaret.taylor@ywcacharleston.org
Kevin Chassey	UDV	412-461-6416	Kevin@UrbanDesignVentures
Karl Hayland	UDV	412 461-6916	Karl.Curban@urban-ventures.com
Amy Clark	MOECD	304348 8035	Amy.Clark@cityofcharleston.org



## Homeless Agencies Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Tuesday, January 28th, 2020 at 1:00pm

Name	Organization	Phone Number	Email Address
Mindy Young	City of Charleston	304-348-8000 x323	mindy.young@cityofcharleston.org



## Social Services Option 1 Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Tuesday, January 28th, 2020 at 2:30pm

Name	Organization	Phone Number	Email Address
Kevin Churssard	UDV	412-461-6916	Kevin@urban-designventures.com
Brand: O'Dell	WV Health Right	304-414-5937	lodelle@wvhealthright.org
Michael Tierney	Step by Step	304 414 4452	mtierney@stepbystepwv.org
SALLY BARTON	EDUCATION ALLIANCE	204-342-7850	sally@educationalalliance.org
Karl Haglund	UDU	(412) 461-6916	KarlCurtis-designventures.com
Mark Strickland	city of Charleston	304-389-2010	markstrickland@cityofcharleston.org
Larry Malone	MOECD	304 348 8035	Lawrence.Malone@cityofcharleston.org



**Social Services Option 1 Round Table**  
City of Charleston, West Virginia  
**FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan**  
Tuesday, January 28th, 2020 at 2:30pm

Name	Organization	Phone Number	Email Address
Amy Clark	MOECD	304.348.8035	Amy.clark@cityofcharleston.org
Mindy Young	MOECD	304-348-8000 x323	Mindy.Young@cityofcharleston.org





## Faith Based Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Tuesday, January 28th, 2020 at 4:00pm

Name	Organization	Phone Number	Email Address
Kevin Chiosso	UOV	412-461-6916	Kevin@urbanfaithdesignventures.com
Michelle Thompson	Bible Center Church	304-346-0431	mthompson@biblecenterchurch.com
Mark Strickland	City of Charleston	304-389-2310	markstrickland@cityofcharleston.org
Larry Malone	MOECD		
Amy Clark	"	304-348-0035	Amy.Clark@cityofcharleston.org
Don Birn	Emmanuel Baptist Church	304-342-4988	pbirndon@emmanuelbaptist.com
Karl Hayland	Urban Design Ventures, LLC	(412) 461-6916	Karl@urban-designventures.com
Mindy Young	MOECD	304-348-8000 x 323	Mindy.Young@cityofcharleston.org



## Housing Agencies Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Wednesday, January 29th, 2020 at 10:00am

Name	Organization	Phone Number	Email Address
John Butterworth	City Planning	304 348-8105	john.butterworth@cityofcharleston.org
Scott Jones	Real Estate Center	304.415.4275	Scott.jones.realtor@gmail.com
Amy Clark	MOECD	304 348 8035	Amy.Clark@cityofcharleston.org
Mindy Young	MOECD	304-348-8000 x 323	mindy.young@cityofcharleston.org
Jane Dodd	MOECD	304-348-8000 Ext 321	jane.dodd@cityofcharleston.org
Zora Rogers	MOECD	304-348-8000 Ext 318	zora.rogers@cityofcharleston.org
Karl Hayland	UDV	(412) 461-6916	Karl@urban-design-ventures.com
Kevin Chassard	UDV	412-461-6914	Kevin@urban-design-ventures.com



**Economic Development Agencies Round Table**  
**City of Charleston, West Virginia**  
**FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan**  
 Wednesday, January 29th, 2020 at 3:30pm

Name	Organization	Phone Number	Email Address
Nancy Shepherd	Charleston Job Corps	304-414-6530	shepherd.nancy@jobcorps.org
Ron Butlin	CURA	304-348-6890	rbutlin@curawv.org
Jeffrey Ware	Bisley the Foundation	304-610-1168	jware@outlook.com
Mindy Young	MOECD	304-348-8000	mindy.young@cityofcharleston.org
Amy Clark	"	"	Amy.Clark@"
Kevin Chausseard	UVV	412-461-6616	Kevin@urbandesignventures.com
Karl Haglund	UDV	(412) 461-6616	Karl@urbandesignventures.com





## Education Groups Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Thursday, January 30th, 2020 at 9:00am

Name	Organization	Phone Number	Email Address
Karl Hayland	UDN	(412) 461-6916	Karl@urban-design-ventures.com
Karin Chausselet	UDN	412-461-6916	Karin@urban-design-ventures.com
Melissa Harper	Kanawha County Schools	304-395-7120	mharper@mail.kana.k12.wv.us
Terenia Combs	Kanawha County School	304-415-1116	tcomb@mail.kana.k12.wv.us
Amy Clark	MOECTS	304-348-2035	Amy.Clark@cityofcharleston.org
Mindy Young	MOECTD	304-348-8000/323	Mindy.Young@cityofcharleston.org





## Education Groups Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Thursday, January 30th, 2020 at 9:00am

Name	Organization	Phone Number	Email Address
Brian Ziegler	Bob Bidette	204-561-8443	brian@biddardattentive.org



**Social Services Option 2 Round Table**  
**City of Charleston, West Virginia**  
**FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan**  
 Thursday, January 30th, 2020 at 10:00am

Name	Organization	Phone Number	Email Address
Karl Haglund	UDV	(412) 461-6916	Karl@urban-design-ventures.com
Keim Chassard	UVU	412-461-6914	Keim@urban-design-ventures.com
Mindy Young	MOERP	(304) 348-8000 x 323	mindy.young@cityof-charleston.org
Amy Clark	"	"	AMY.CLARK@
Ricardo Martin	Charleston Branch NAACP	(304) 768-9300	rmartin53@suddenlink.net



## Social Services Option 2 Round Table

City of Charleston, West Virginia

FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan

Thursday, January 30th, 2020 at 10:00am

Name	Organization	Phone Number	Email Address
Nichole Stephenson	West Virginia Women Work	304 720 1402	nichole@wvwomenwork.org
Elizabeth Ramsey	Catholic Charities WV, Migration + Refugee Services	304-343-1036	eramsey@ccwva.org
CHUCK OVERSTREET	CITY COUNCIL/ WEST SIDE NEIGHBORHOOD ASSOC.	(304) 543-7050	covers6053@aol.com

**FY 2020 – 2024 Five Year Consolidated Plan  
and FY 2020 Annual Action Plan  
City of Charleston, West Virginia  
January 27 – 30, 2020**

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**Transcription of Meeting Minutes – Day One – Monday, January 27, 2020**

**Charleston MOECD – 1:00 p.m.**

- Working on the home blend
- Offer first time homebuyer program \$20,000 down plus closing costs
- New home construction through CHDOs
- Homeowner Rehab-program through CDBG funds, up to \$24,999
- 6 Lead-safe contractors, City pays for Lead-Safe Training
- First-time homebuyer is slowing, would like to open program up to all income eligible residents
  - Issues with credit with income and student loans
- Rehab program is working well within confines of lead laws
- Rehabs focus around core items, roof, heat, then safety (electric and sanitary plumbing) and environmental issues such as windows, focus dollars on big issues and keep home feasible
- \$7,500 on roof, \$4,500 for a furnace, up to \$8,500 for a full furnace system, then some accessibility projects as needed
- Priority is roof, electric, plumbing and ADA.
- ADA focuses on widening doorways, making bathrooms accessible.
- Follow warm, safe and dry theory
- Partners with Coalfield Cap and rebuilding together in order to maximize funds
- Partners loan money with Home Rehab funding
- HOME program does emergency fixes, mostly for heat, broken gas/water lines, issues with roof, small fixes up to \$7,500
- Lots of people that need help that are just above income for rehabs
- Homebuyer program need credit counseling
- Growing population of people not wanting to own homes, would rather rent.
- 80% to 51% have to repay for rehab projects with 3% interest
- Working to create a program to save housing before homes become decrepit beyond repair
- Current guidelines are for only first-time homebuyers, as approaching funding deadline money can be reallocated to other rental projects

### **Building Commission – 3:00 p.m.**

- Demolishing older, obsolete structures
- Working to renovate homes before they get to the point of needing torn down
  - Started LRA to support work
- First right of refusal is \$25,000 wanted to up it to \$100,000
- Land bank is looking for specific locations
  - LRA is funding to buy property up to \$250,000 to clean title, etc.
- Strong property maintenance codes and support
- City is losing population quickly and adding homes to the list
- Demolitions are City-wide more so on the West-side of the City
  - West side has the majority of the demolitions
- Weary of demolishing houses in just one area for fear of being accused of tearing down low-income housing
- City has just passed a new vacant structure law to try to help stem demolition issue
- Would like to see self-sustaining communities throughout the City
  - Need the economy to support the neighborhoods and play to strengths in the City
- Cater to the population that the City has could build and sell townhomes for seniors and the aging population in the City
- City may need to focus on maintaining what they have rather than trying to focus on what they don't have
- More money needed for renovations in the City
- MOECD contact information included in violation notice
- Roughly 500 homes in need of demolition in the City
- 55% Sound homes in the City
- 20% light rehab
- 25% major rehab
- 10% need demolished
- West side area was mapped for housing needs in the City
- Biggest complaint is vacant structures and trash/debris
- Both proactive and reactive
- Inspectors are assigned to certain parts of the City, work to keep structures boarded and secure
- Inspectors have concerns with contact with drug users in vacant structures
- Overall would like to see the City catch up on demolition and then work towards rehabilitations
- Roughly 1500 rehab permits per year
- 11 or 12 new housing permits in the past year, most are in pinnacle heights (South Hills)
- Charleston housing put in new low-income units in the past 10 years

- 10 or 12 new multi-family permits in the past year, few to none no new market developments
- Looking to combine a number of new projects in the City of Charleston

#### **Parks and Recreation – 4:00 p.m.**

- Parks currently use mulch and have some issues with ADA compliance in the City
- Focusing on safety issues in facilities, exit signs, fire lights pathways, etc.
- Need for updated security systems in the city.
- Need to upgrade ball fields, both compliance and structure
- Some facilities may need ADA upgrades in order to accept funding for programs
- Could use a lift for swimming pool
- City is working on a 504 plan to improve accessibility
- City has 4 pools
  - Pools are free to all residents
- 29 city-owned facilities
  - 4 ball fields in the west end
- Need to reconstruct baseball and football fields
- Could do North Charleston new gym floor
- Applications due February 10, budget needs to be finalized by mid-March
- Need for fire alarm systems in the community centers
- Drug problems in the City, needles found at parks, in restrooms
- 4 overdoses in 5 weeks in one park parking lot
- Lighting upgrade in order to try to keep crime away

## Transcription of Meeting Minutes – Day Two – Tuesday, January 28, 2020

### Public Safety – 9:00 a.m.

- Fire Department handles EMS duties as well
- Has a medic on nearly all engines
- Police, Fire and EMS all carry Narcan
- Health department is currently working on a study to determine if HIV/AIDS is growing in the City
- Seeing a small increase but not on the level of an outbreak
- Seeing leveling in Narcan usage
- Has a QRT that attempts to follow up with people in the 72 hours following an overdose
- Meth usage is spiking in the City
- Doesn't appear to be being made in the City
- Police used to be administering Narcan daily
- Seeing issues with repeat Narcan usage
- Have a large transient homeless population in the City
- People seem to be running from arrest warrants
- Most calls are petty crime, theft, bike theft, especially
- Taskforce has worked to reduce violent crimes by taking repeat offenders off of the street
- Holidays causing an uptick in Domestic Violence, a few related to drugs
- Seeing large increase in officers/firemen/paramedics dealing with social issues due to children related to drug crisis
- Seeing issues with people living in abandoned houses
- Need program for officers/firemen/paramedics to work through related issues
- Retired officer working to hand out cameras
- Could use a camera system in the City
- Emergency management coordinates, follows the Kanawha-Putnam County emergency planning guide
- Kpepc.org has the Kanawha-Putnam County emergency planning guide
- Uses plan to prepare for high-possibility and low possibility events
- City has stopped building in certain areas in where flooding was common
- Most flooding is caused by backwater issues, not flooding from the rivers
- 800 Block of grant street to the river has flooded from storm drains
- Would like to improve overall infrastructure in the City
- Need to look at water system to determine if any issues are looming
- City has had complaints about broadband access in the City
  - Causes limitations on public safety due to poor connection
- Dead radio pockets in the City make communication difficult



- Need more beds in drug treatment centers
  - NIMBYism makes creating centers more difficult
- Police hosts youth mentoring programs
  - Law enforcement class at the high school
- Police has 15 empty slots, Fire Dept has 13 or 14 empty slots
- Need more youth programs, manpower for youth programs
- Police and Fire having issues with getting people to work OT
- Fire station on Cora Street needs upgrades, but the area is not low mod
- Multiple stations built pre-1940 need work
- Need for multi-department training facility
- Down on homicides, estimated 8, 2 or 3 unsolved
- Police offers training for Active Shooter situations
  - Does it for churches, schools, etc.
- Need money for Stop the Bleed training
- Police and Fire working on Active Shooter plan to work if the situation should arise

### **Charleston-Kanawha Housing Authority – 10:00 a.m.**

- Applied for grants related to rent-assistance
- Section 8 vouchers cover Kanawha, Putnam and Clay counties
- Starting year with 3,050 vouchers
- Generally, uses 98% of funding
- 204 project-based vouchers
- Housing Authority has rebuilt nearly all the centers, seeing decline in people applying for housing
- Need to look at converting some other facilities to RAD in order to rehabilitate
- 5% ADA accessible
- Kept total units, 5% for ADA, 2% for Hearing Impaired
- Almost all are visit-able, some smaller scattered site developments may not be accessible
- 50% of issued vouchers were redeemed for lease
  - Affordability, availability, and transportation make vouchers difficult to redeem
  - Some newer people in the program may not have the life skills to handle utilities
  - Some units in west-side of the City do not have easy access to grocery stores/drug stores
- Most Authority-Owned buildings are on bus/transit lines
- Step-by-Step operates after school program in 2 Authority owned facilities for children
- Not tied into a specific in a backpack program, Feed America program brings food into Orchard site 3 times a week,
- Family self-sufficiency coordinator works to help Section 3
- City MOECD is working with State HUD director to improve Section 3
- HA has had some issues with keeping workforce
- Some contractors/electricians have had difficulty finding work to help
- Market/Population trends could affect ability of Housing Authority to fill multi-bedroom facilities
- No issues filling one bedroom/efficiency apartments
- Largest area of demand in the region is for rehab of units not new construction
- 5,000 people left Kanawha County since 2010, largest in the State
- Aging housing stock is leading to increase in failed inspections in Section 8
- HA is changing inspector area to give more perspectives
- Spent 18 Million dollars for rental assistance in Kanawha, Putnam and Clay counties, most of the money spent Kanawha, sizeable amount in Putnam, almost none in Clay
- Closing of grocery stores/pharmacies has made rentals more difficult to fill
- Safety concerns in the developments, homeless people living behind the developments
  - People coming into dumpsters
- Elderly/Disabled and Working receive preference

- Also includes residency preference, 1-year requirement
- 1700 people in Section 8 waiting list, purged list last year, oldest application is June 2019
- Need for housing is imminent for people
- Need for housing of homeless teens and transitional housing
  - Largest two needs without readymade response
- Applied for family unification grant, have had difficulty finalizing the process
- Some case-management services are missing, making the cycle of homelessness tough to break
- See more older chronic homeless, that are getting housed
- Large increase in transient homeless, living in abandoned structures
- Economic pressures along with Opioid Epidemic have increased homeless issues
- Need more mental health facilities, in the City
  - Authority is trying to figure out how to deal with people who have mental issues
- Seeing some seniors moving from high-rises into family units
- Seeing some issues because moving elder and disabled population together
- Looking to start a program to reduce prison population and increase resources to transitional housing
- Tax credit projects follow Housing Authority rules
- Having a few issues with tenants damaging units upon leaving
- Landlords are having difficulty keeping vacant units secure
- Have had to offer more and more social services
- Have created community gardens in a few developments
  - Designed to create a sense of community in the developments
- Housing Authority has a homeownership program, only has 5 people in it
  - Can do lease to own

**Homeless Agencies – 1:00 p.m.** (Covenant House – David Bennett; Kanawha Valley Collective – Traci Strickland, Kassi Pauley; Roark Sullivan Lifeway Center – John Thompson; YWCA – Margaret Taylor; MOECD – Amy Clark, Mindy Young; UDV – Kevin Chaussard, Karl Haglund)

- Documentation for homeless persons made housing/employment difficult
- Affordable housing is an issue leading to homelessness
- People served by homeless agencies tend to have difficulty managing funds due to other issues
- Utilities play a role in people struggling to stay in homes
  - Landlords could benefit from a fund to make minor repairs
- Could benefit from a fund to rehabilitate homes and create more transitional housing
- Mental health, substance abuse and physical issues are highest areas of needs
- Homeless age groups/backgrounds are growing
  - More homelessness for people under 30 and above 55
- Increase in panhandlers
- City follows the housing first model
  - This model has helped to save lives and provide services to those who need it
- Chronic homelessness is the main cause, need more supportive organizations
  - People the orgs. deal with is trying to find employment
- Need for second chance housing, productive people can't get into housing
- Need for employment programs for people experiencing homelessness
  - Need more employers to offer second chances for people have entered into housing out of homelessness
- Could expand mental health facilities
- Presteria considering doing a Children's Mental Health Unit
  - Could benefit from more mobile resources for mental health for all people
- At age 18 children will leave foster care, then return to original family for 6 months to a year before turning up at shelters
- Not seeing many families unsheltered
- City's program to reunite people with family out of town has seen drop for first year of program
- Need more supportive services for individuals moving from homelessness to housing
- Need more dedicated street outreach
  - Population is more hesitant to enter services
  - Seems like groups need to go the homeless
- Utilize vacant lots to increase affordable housing
- Could use storage for people experiencing homelessness to store belongings while they go to interviews
- Need more follow-up, check-ups with people being reintegrated into housing

- Covenant House has a day shelter and provides other services for people on the brink of homelessness
  - Clinic with WV Healthright offered twice a week
- Needle drug abuse has led to increase HIV cases in the City
  - Covenant House had 3 positive tests today
- WV Healthright has a needle exchange program
- Covenant House manage HOPWA funds
  - Offers TBRA, other vouchers on a case-by-case basis
- Need for grocery stores and laundromats in the West End and East End

**Social Services – Option 1 – 2:30 p.m.** (WV Health Right – Brandi O’Dell; Step by Step – Michael Tierner; Education Alliance – Sally Barton; MOECD – Mark Strickland, Larry Malone, Amy Clark, Mindy Young; UDV – Kevin Chaussard, Karl Haglund)

- Access to health care is an issue in the City
  - 83% of health rights population is considered the “working poor”
  - Drugs a huge problem (Heroin, Fentanyl and crystal Meth)
- Need for care in the City
- Step by Step provides support for children throughout their lives
- Need for more safe havens in the City
  - Currently working on a teen center in the community
- City has fewer feeding sites than 10 years ago
- Kids prefer hot lunches to cold lunches
  - Will throw away cold bagged lunches
- Need for more job’s training/internships for teens/young adults
- Need for support for kinship families
  - 2/3 of children step by step work with do not live with biological parents
- Does work with the West Virginia family and kinship program
- Step-by-Step has a backpack program at certain sites
  - About 12 or so total afterschool programs in the City
- Need to develop mental health that goes to where people are
- City could utilize opioid funding in order to assist in community-based treatment
- Parents/Grandparents not able to get drivers license due to fines limits ability of people to work and earn a living
- After school programs need more funding, to support the programs and work one on one with kids more
- Education alliance working to help people transition from high school to post school life
  - No safety net for kids transitioning out of foster care
- WV Healthright launching HOPE project
  - Trying to help at-risk parents and their children
- Would like to use peer model for people affected by opioid fall out
- Small non-profits could benefit from low-interest loan program while waiting for federal grant fund to come in
- Education alliance working to scale work training program down to small business
- Care coordinator and Drug intervention institute and arts director could all be met with or scheduled a phone interview
  - Greater Kanawha Foundation, community philanthropy, etc.
  - Partnership for African American Churches
- Trouble for small businesses to find people that want to work
- Empty buildings could provide opportunities for arts work

- Could benefit from Rail to Trail, bike trails etc.
  - Idea is to create a greenway around the City
- Need to create recreation/functional greenspaces downtown
- City has refinished City Riverfront walkway along west side
- Basketball courts are needed in the City
  - Outdoor recreation facilities a need
  - Kayak boat launch in the Elk River
- Indoor running track, indoor activities could be a need

**Faith Based Groups – 4:00 p.m.** (Bible Center Church – Michelle Thompson; Emmanuel Baptist Church – Don Biram; MOECD – Mark Strickland, Larry Malone, Amy Clark, Mindy Young; UDV – Kevin Chaussard, Karl Haglund)

- Emmanuel Baptist is based on the west side, most parishioners are based on the direction
- Bible Center has a city-wide congregation
- Maker's Center was gifted to Bible Center
  - Maker's space with educational programs as well
  - Trying to keep young people in the City or out of drugs
- Housing is a major issue in the west side
  - Substandard rental properties on the West Side
  - Drug issues, violence
  - Homelessness is an issue, people sleeping on the church porch
- Churches have hosted community meetings, to ease transportation
- Opportunities for connecting African-American pastor group with other church groups
- West Side Neighborhood Association has deteriorated over the past few years
- Mayor is part of a state-wide council to assist children
- West Side is rundown, vacant lots, abandoned houses
  - Need for safe recreation space for children
  - Church looks to fill needs as they come up
- No walkable parks in the area
  - Most kids appeared late-elementary age
  - Would benefit from a basketball court with playground equipment
- No baseball, soccer fields in the west side
- East End has a food desert
  - West End has limited food access
- Foster care is a huge issue in the City
  - Lack of pediatric psychiatrist
  - 30,000 kids could have trauma issues that could present issues down the road
  - Need intervention to break childhood trauma
- Need more funding for more transitional living out of foster care
- Need funding to help people pay fines on their driver's license
  - Would help people re-establish their lives as they come back from addiction
- Need for jobs in the City
- Tough for teachers in the City that have issues just teaching due to managing emotional issues
- Need for bus shelters/stops
  - Would help low-income residents
- Need to keep and attract post-college age people



- Rental housing conditions in the City are very poor

## Transcription of Meeting Minutes – Day Three – Wednesday, January 29, 2020

### Public Works/City Engineer – 9:00 a.m.

- Public Works with City Engineers
- Public Works does:
  - Streets, trash, public right of ways, slips and repairs
  - Does not do too much with parks and rec
- City Engineers typically does sidewalks and curb cuts with CDBG dollars
  - Received roughly a quarter million dollars
- Sidewalks are property owner's responsibility
- City typically splits trip and fall incidents 50/50 with homeowners
- Sidewalk project could be difficult due to income verification
- City has done sidewalk programs since the 90s
- Some neighborhoods do not have sidewalks and ramps
- Roughly 80% have ADA compliant sidewalks
- At least 30% of streets either need updated or need new ADA curb cuts
- Most sewers are combined storm
- MS4 Permit for stormwater
- Sewers are old over 100 years old
- CSV has done a few large-scale projects
- Pretty much all houses have City Water and are tied into City sewers
- Facebook is building a major fiber-optic cable through the line
- Slack Plaza Park Project is needed
  - Worked on outskirts, need more funds for the hub
- Lightning system on the boulevard is 90 years old
  - Corrosion to the foundation makes the light poles unsafe
- Signals mostly owned by the State
  - City only owns roughly 10 out of 141 in the City
- No big traffic changes
  - A few shared bike lanes being put in
  - Kanawha City has bike paths that are being increased
- No plans for dedicated bike-only usage
- City is considering eliminating a few of the one-ways and turning them into two-ways
- Recently allowed small cell on the poles
- Some issues with sidewalks ending
- KRT is responsible for all bus shelters in the City
- Storm Sewers are a huge issue, any infill housing would need new storm sewers
- Some water lines, utility lines are over 100 years old, needing patched every 10 feet
- Some streetscape projects have buried electric lines

- AEP is finishing 120 Million Dollar project to enhance infrastructure throughout the City
  - Critical infrastructure has been improved
- Slips seem to be happening throughout the City
- Kanawha and Elk Rivers are Army Core of Engineered flood controlled making river flooding unlikely
- Flooding is mostly from back flow
- Would like to do a river walkway to connect to existing river walkway

**Housing Agencies – 10:00 a.m.** (Real Estate Central – Scott Jones; City Planning – John Butterworth; MOECD – Mark Strickland, Larry Malone, Amy Clark, Mindy Young, Jane Dodd, Zora Rogers; UDV – Kevin Chaussard, Karl Haglund)

- Works on rehabilitating houses and flipping homes
- Low-income assistance for Home Blend/Rehab programs are needed and need to be expanded
- Need to work to address the issue of homelessness
- Few people know about the Home Blend program
- Income maximums can make entry to the program more difficult
- Need to assist the working poor
- Seems that not enough people know that the program exist
- Gap in middle class housing
- Need to improve housing in order to keep population from shrinking further
- More awareness in the City about different neighborhoods
- On the West Side need to build out of the flats/Edgewood
  - Need more police presence/neighborhood program
- Need more projects like the Glenwood Elementary program
  - Converted old elem. School into senior living
- Luna Park area of the West Side has increased potential
- About to list 5 Corners as a historic district
- Difficult to attract new workers into the City
- State legislature has limited the City's options to raise funds outside of user fee
- Could use more flexibility in zoning
- Need more amenities, and increase in safety
- Magic Island is on the West Side but isn't central to the West Side
  - Could use a park in the West Side
  - Dog park or just greenspace
- Need for more green spaces/ball fields
- Biggest concern on the West Side is crime
  - Crime is down need to change the perception in the City
- Houses that are under \$150,000 have more challenges with trash and debris, etc.
- Need to create more pride of ownership
  - Rentals and non-resident owners could be responsible for some debris on the West Side
- Need to clean up the west side before spurring future development
- Luna Park area could be a place to start redevelopment
- Some places on the hill may be closed fully
- Need to combine appraisers, real estate agents and MOECD staff to show the improvements being made

- Most new construction is over \$250,000
  - Split between \$150,000 and over \$500,000
- After mall/civic center projects City needs to make the first moves
- 1% tax on house flippers can hurt potential developments
  - Could look at removing the tax in order to help support flippers
- If fields in North Charleston are fixed they could see use from Shawnee Complex
- 543 Tax delinquent properties in the City in the past year
- KURA has tried to control all aspects of redevelopment
  - Need to work with them to get everybody on the same page
- Seeing an increase in people taking advantage of credit counseling
- Need to try to bring commuters to live into the City
- Growing populations that do not want to own houses

**Economic Development – 3:30 p.m.** (Charleston Job Corps – Nancy Shepherd; CURA – Ron Butlin; Bigley Avenues Economic Development Foundation – Jeffery Mace; MOECD – Amy Clark, Mindy Young; UDV – Kevin Chaussard, Karl Haglund)

- Difficult for older people to maintain homes with basic upkeep
- Discussed possible Section 108 Loan programs
- No coworking space in the City
- Alliance has a small incubator
- There is a need for more restaurants and food options downtown
  - Could provide opening for a new incubator
- Working to redevelop Slack Plaza but some delays have pushed
  - Looking to mix crowds
  - Possible food trucks, etc. in the area during warmer months
- Need to create jobs throughout the City
- Need to create new businesses in the City
  - Lack of sustainable income drives people away from the City
  - People need multiple service jobs to survive
- People with high degrees leaving the area due to lack of jobs
  - Leads to people leaving or underemployment
- Can be tough to get into WV Workforce
- Staffing services are used in the City, but not widespread
  - Some have direct connections
- CURA rehab program has been successful but quite small
  - Owner-Occupied, no income requirements, constrained to area around Mary C. Snow
- CURA Ownership program has not been as successful due lack of usable stock
  - Appraisals in the West Side are smaller, makes sales more difficult
- 4 Police officers were given \$50,000 each to buy a house
  - Program did not work well due to not providing enough support
- Similar program used with teachers and officers
  - People have had issues finding houses in the area
  - Difficult to expand area because of circumstances
- Bigley Ave Area Development Group looking to complete a basic planning study
  - Also considering a development coach for business/property owners
  - Each project is roughly \$20,000
- Life skills then job skills in the West Side

## **Transcription of Meeting Minutes – Day Four – Thursday, January 30, 2020**

**Education Groups – 9:00 a.m.** (Kanawha County Schools – Melissa Harper, Terenia Combs; Bob Burdette Center – Briana Zeigler; MOECD –Amy Clark, Mindy Young; UDV – Kevin Chaussard, Karl Haglund)

- Social Worker for Kanawha County Schools
  - Work with homeless and unaccompanied youth
  - Estimates 650 to 700 homeless students in the County
    - Homeless covers living with families and friends, couch surfing, etc.
  - 800-1000 students living with grandparents, foster care, etc.
  - 22,000 students total in the school district
- Large population of high school students that are unaccompanied (16 to 19 year olds)
  - Daymark used to be able put kids in dorm style setting but Daymark has lost the funding
- New connections program is still running but the kids have to be in DHHR system
- Seeing issues with drugs and domestic violence, families that are just in extreme poverty
- Families have difficulty navigating HUD application processes
  - People sometimes don't have the proper documentation
- Some issues with bus transportation, lack of drivers
  - Student bus passes through KRT
- Provide students with free clothes, supplies, removing barriers to schooling
- Works with family to try to stabilize the situation
- Housing Authority is moving 100% online to application and some people may not have the access to apply
- Letters are mailed for orientation
- 100% free and reduced lunch
- Most elementary schools send food home with backpack programs
- Offer free breakfast as well
- Truancy is a large issue depending on the area
  - West Side especially, some of the middle schools
  - Tardys are also extremely high
- Stable living environment plays into attendance issues
- 28 or 29 attendance directors/social workers, 4 school based social workers, 2 homeless social workers, 1 social worker is trauma-based
- Difficult to find mental health services providers for a number of students
- No pediatric counselors in the City
  - Geared towards substance abuse
  - Trickle down from opioid crisis is affecting children, homeless community
- Life skills teaching later middle school and high school students

- Technical programs are available at the school, can go to Carver Institute
  - Also through Ben Franklin
- Could see a need for more afterschool programs, pre-school kids don't have any access
  - Lots of programs are full
- Graduation rates are fairly low, students have access to graduation coaches, tutors
- Transportation is a big barrier for lots of families
  - Other needs, mental health, support services
- Need for more outreach people, more people to work 1 on 1 with at risk families and students
- Need for rental assistance and homeowner's assistance
- Any type of summer job training programs would be beneficial
  - Need for mentorship programs, have 3 just for high school students
- Criminal activities seem to stem from lack of mental health support, Juvenile court system is overloaded
- Lots of summer programs are not accessible to people
  - Families don't know what services are available in the community
- Looking to find services that work and move people into stable environments
- United Way call sheet is helpful to point people to helpful orgs.
- Lot of domestic violence issues
  - Causes attendance issues and other items
- People unable to break the cycle of poverty/homelessness
- Need for more programs to help with payment assistance and navigating the system
- Need for safe affordable housing on the West Side, more access to supportive services
  - Services for families in crisis
- Want to fund programs that work
  - Need for more truancy/attendance incentives
- Teachers are stressed with absentee students and trauma based issues
  - Takes away from ability to teach
  - Causing a loss of teachers as well
- Lack of CPS support in Kanawha County
- Major issues with affordable housing, just not enough
- Families give up on HUD programs because of wait times



**Social Services – Option 2 – 10:00 a.m.** (Charleston Branch NAACP – Ricardo Martin; West Virginia Women Work – Nicole Stephenson, Catholic Charities – Elizabeth Ramsey; Westside Neighborhood Assoc./City Council – Chuck Overstreet; MOECD – Amy Clark, Mindy Young; UDV – Kevin Chaussard, Karl Haglund)

- Could distribute to flyers to council members and allow members to spread the flyers within their ward
- Mayor had a meeting at Ball Toyota and could have mentioned CDBG public outreach
- Ward 3 Council Member, West Side Neighborhood association
  - Need to remove or rehab dilapidated housing
  - Need to address homelessness issue
  - Drug abuse is an issue
  - Affordable housing on the West Side
- Catholic Charities
  - Hard to find affordable housing for families (3+ bedrooms)
  - Mostly of middle Eastern descent
  - Growing immigrant population in the City of Charleston
  - Needs are different from other Low/Mod residents
- West Virginia Women Work
  - Train women in non-traditional work
  - Graduate 28 females per year, 80% are low-income or single parents
  - Electrical apprenticeship, plumbing apprenticeship, OSHA 10 and Welding beginners' certificate
  - Need for daycares that are non-traditional
  - Lack of family support system, need more wraparound support systems for families
  - Need to look for outside the box solutions
  - Transportation is an issue for these women as well
- NAACP - Charleston
  - Healthcare, education, job training,
  - WV has the lowest labor force participation rate in the nation
  - Economic Crisis in WV as the best and brightest leave the state
  - Aging and ill population is growing
  - No research being done on poverty and how to break the cycle of poverty
  - Transportation issues start cycle of poverty
  - Some people are getting educated via programs and then leave the state
  - Place-based People focused
    - 2 Urban Renewal Plans in the City one in the East, one in the West
    - 2 areas with slum and blight
  - Some issues have been inherited by the current administration
  - Need to remove Slum and Blight in the City

- Need to close education gap
    - Disproportionate suspension/expulsion of African American students compared to white students
- The Bob Burdette Center – West Side of Charleston
  - Free to families, after school program
  - Not many families or people willing to stay in the state
  - The City is not a family-oriented place
  - Not much opportunity for teenagers
    - Leaves kids idle
  - People are leaving for more amenities
  - Could turn Tiscawa Elementary into some kind of youth activity center
  - Need for Game Centers, etc.
- Need to find a way to increase daycare service hours and meet the need

**Planning Department – 11:30 a.m.**

- West Side housing stock is old, not well maintained and not built very well
- Rural areas in the City also need housing stock maintained and updated as well
- West Side area has the highest density in the City of poor buildings
- Some Redlining in the west side during the 1930s, was 5% or less of minorities
- Urban Renewal in the 1970s and 1980s drove minorities into lower quality homes with history of pollution into the West Side
- Zoning Overlay
  - Waiving onsite parking
  - Reducing parking requirements
  - Front Porches
  - Reduce rear set back and front set back
- Free market takes over at from 125,000 to 150,000
- Most focus is on the West Side
- Part of the reason neighborhood has deteriorated is because some homeowners don't have the skill or desire to become homeowners
- Biggest issue is finding developers to help revitalize the West Side



## **RESIDENT SURVEYS**

CITY OF CHARLESTON, WEST VIRGINIA – CONFIDENTIAL RESIDENT QUESTIONNAIRE

The City of Charleston, is conducting a survey to identify residents' needs in the community. This survey will help the City prepare its Five-Year Consolidated Plan and Annual Action Plan. Please take a few minutes and complete this confidential questionnaire. When completed, please return the survey to the Charleston Planning Department, 915 Quarrier Street, Suite 1, Charleston, WV 25031. The City would appreciate your response by March 27, 2020.

1. Identify housing/rental issues in the City of Charleston (Choose all that apply):  
☐ Affordability ☐ Minor Rehabilitation ☐ Major Rehabilitation ☐ Code Enforcement ☐ ADA Accessibility  
☐ Historic Preservation ☐ Negligent Landlords ☐ Asbestos/Mold ☐ Lead Paint/Pipes ☐ Other \_\_\_\_\_
  
2. Identify any needs or improvements to parks/recreational facilities. (Choose all that apply):  
☐ Playground Equipment ☐ Benches & Picnic Tables ☐ Basketball Courts ☐ Tennis Courts  
☐ ADA Surfacing ☐ ADA Equipment ☐ Open Grass Fields ☐ Splash Pads ☐ Pools ☐ Skateparks  
☐ Walking/Biking Trails ☐ Ice Skating ☐ Other \_\_\_\_\_
  
3. Are there any problems in your neighborhood with the following (choose all that apply):  
☐ Streets ☐ Curbs/Sidewalks ☐ Handicap Access ☐ Parking ☐ Flooding ☐ Traffic ☐ Storm Sewers  
☐ Sanitary Sewers ☐ Litter ☐ Property Maintenance ☐ Public Safety ☐ Crime ☐ Other \_\_\_\_\_
  
4. Identify any crime issues within the City of Charleston. ☐ Theft ☐ Drugs ☐ Violent Crime ☐ Gangs  
☐ Domestic Violence ☐ Graffiti ☐ Vandalism ☐ Loitering ☐ Sexual assault ☐ Hate Crimes  
☐ Other \_\_\_\_\_
  
5. Do you use any of the social services programs available in the City? (Choose all that apply)  
☐ Medical ☐ Mental health ☐ Homeless ☐ Senior Services ☐ Legal ☐ Addiction ☐ Employment  
☐ Disabled ☐ Youth services ☐ Education/Job Training ☐ Food Access ☐ Warming shelters  
☐ Childcare ☐ Immigrant ☐ LGBTQIA ☐ None ☐ Other \_\_\_\_\_
  
6. Are there any programs or services that are missing or under-funded in the City? Please list:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_
  
7. Identify any employment issues in the City of Charleston (Choose all that apply):  
☐ Lack of Job Opportunities ☐ Discriminatory Practices ☐ Lack of Job Training ☐ Legal Barriers  
☐ Lack of Accommodation ☐ Lack of Childcare ☐ Lack of Transportation ☐ Other \_\_\_\_\_
  
8. Identify transportation issues in the City of Charleston (Choose all that apply):  
☐ Not Reliable Public Transit ☐ Not enough service hours ☐ Cost of service ☐ Disconnected routes  
☐ Unsafe public transit ☐ Bike routes/lanes ☐ Lack of Parking ☐ Walkability ☐ Other \_\_\_\_\_

(Turn Over to Complete)

9. Identify any blight (clearance/demolitions) issues in the City of Charleston? (Choose all that apply):  
☐ Open Dumping Grounds ☐ Uncut Lawns ☐ Vacant Lots ☐ Squatting ☐ Vacant Commercial Structures ☐ Vacant Residential Buildings ☐ Fire Risk ☐ Pest Control ☐ Site Pollution ☐ Other: \_\_\_\_\_
10. Are there any additional comments or concerns that you wish to share?  
 \_\_\_\_\_  
 \_\_\_\_\_  
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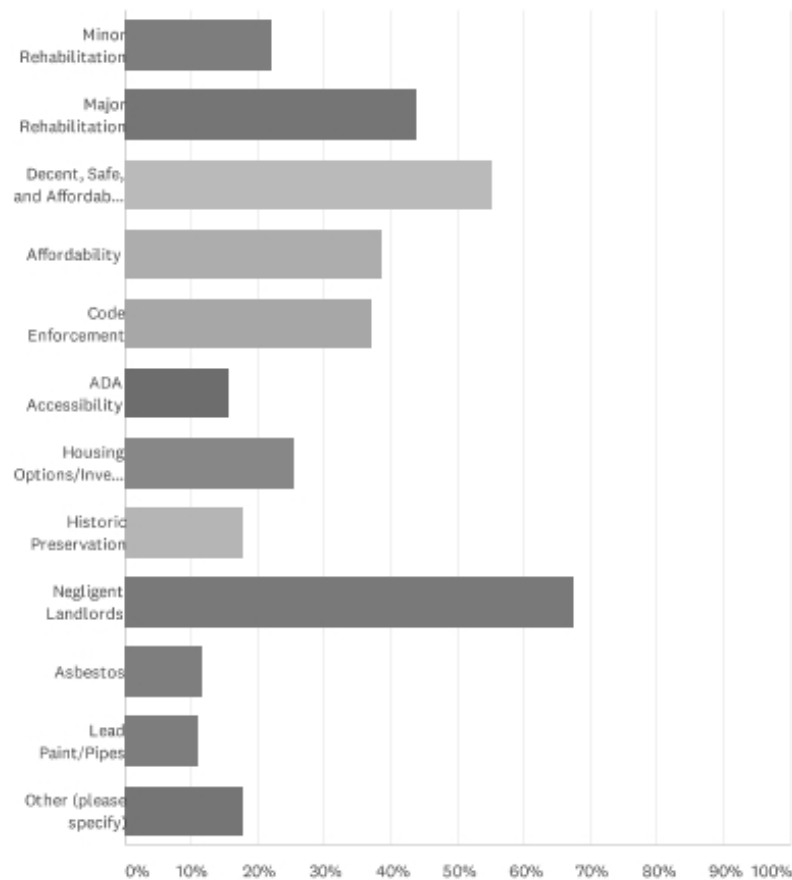
Please take a minute to tell us about yourself:

11. What is your street name and ZIP Code where you live in the City of Charleston?  
 Street Name: \_\_\_\_\_ ZIP Code: \_\_\_\_\_ Neighborhood: \_\_\_\_\_
12. Gender: ☐ Male ☐ Female ☐ Non-binary/Gender Queer ☐ Gender non-conforming  
☐ Gender Expansive ☐ Describe: \_\_\_\_\_
13. Race/Ethnicity (choose all that apply): ☐ White ☐ Black or African-American ☐ Native Hawaiian/Pacific Islander ☐ Asian ☐ American Indian/Alaskan Native ☐ Another Race ☐ Two or more Races
14. Ethnicity: ☐ Hispanic or Latino ☐ Not Hispanic or Latino
15. Age: ☐ 17 or younger ☐ 18-20 ☐ 21-29 ☐ 30-39 ☐ 40-49 ☐ 50-59 ☐ 60 or older
16. Number of persons living in your household? ☐ One ☐ Two ☐ Three ☐ Four ☐ Five ☐ Six +
17. Based on the number of persons living in your household check whether you are over or under the listed income?
- |                     |  |                     |  |
|---------------------|--|---------------------|--|
| 1 person household  | <input type="checkbox"/> Over or <input type="checkbox"/> Under \$35,850 | 4 persons household | <input type="checkbox"/> Over or <input type="checkbox"/> Under \$51,200 |
| 2 persons household | <input type="checkbox"/> Over or <input type="checkbox"/> Under \$41,000 | 5 persons household | <input type="checkbox"/> Over or <input type="checkbox"/> Under \$55,300 |
| 3 persons household | <input type="checkbox"/> Over or <input type="checkbox"/> Under \$46,100 | 6 persons household | <input type="checkbox"/> Over or <input type="checkbox"/> Under \$59,400 |
18. Choose your housing status: ☐ Homeowner ☐ Renter ☐ Homeless ☐ Living with friends/relatives  
☐ Temporary Shelter ☐ Hotel/Motel ☐ Mobile Home ☐ Vehicle ☐ Other: \_\_\_\_\_

(Turn Over to Complete)

## Q1 Identify housing/rental issues in the City of Charleston (Choose all that apply)

Answered: 181 Skipped: 8



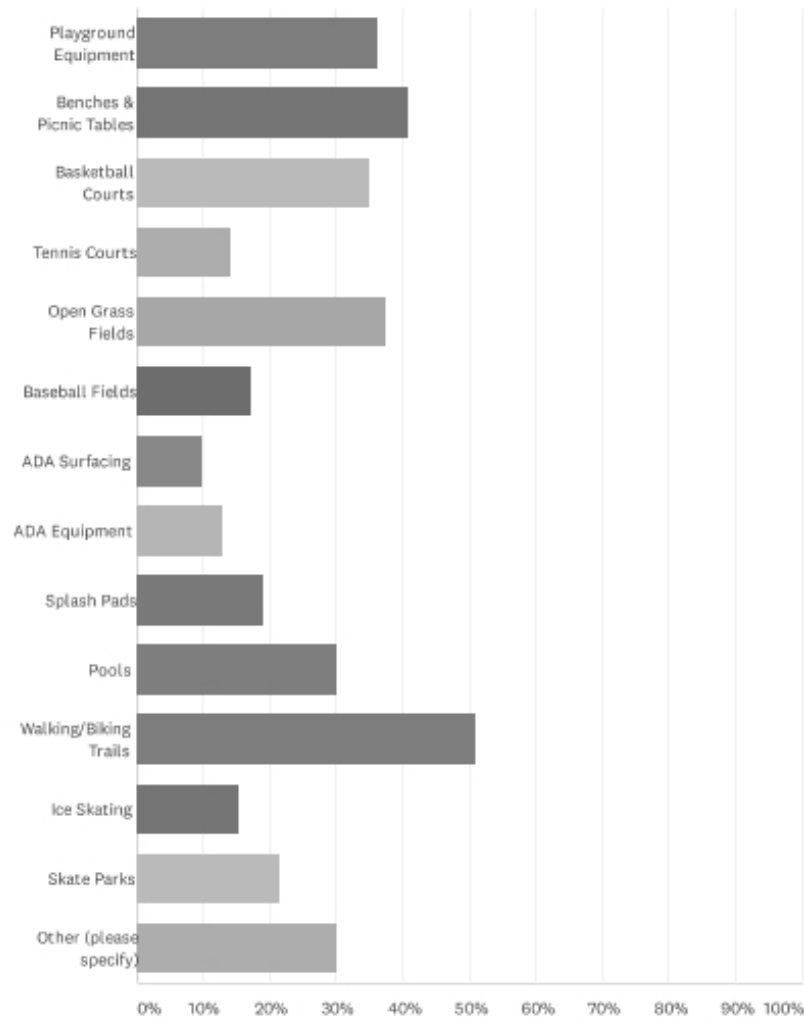
City of Charleston, WV Confidential Resident Survey

ANSWER CHOICES	RESPONSES	
Minor Rehabilitation	22.10%	40
Major Rehabilitation	43.65%	79
Decent, Safe, and Affordable Rental Units	55.25%	100
Affordability	38.67%	70
Code Enforcement	37.02%	67
ADA Accessibility	15.47%	28
Housing Options/Inventory	25.41%	46
Historic Preservation	17.68%	32
Negligent Landlords	67.40%	122
Asbestos	11.60%	21
Lead Paint/Pipes	11.05%	20
Other (please specify)	17.68%	32
Total Respondents: 181		



**Q2 Are there any needs or improvements to recreational facilities that you would like to see? (Please check all applicable boxes):**

Answered: 163 Skipped: 26

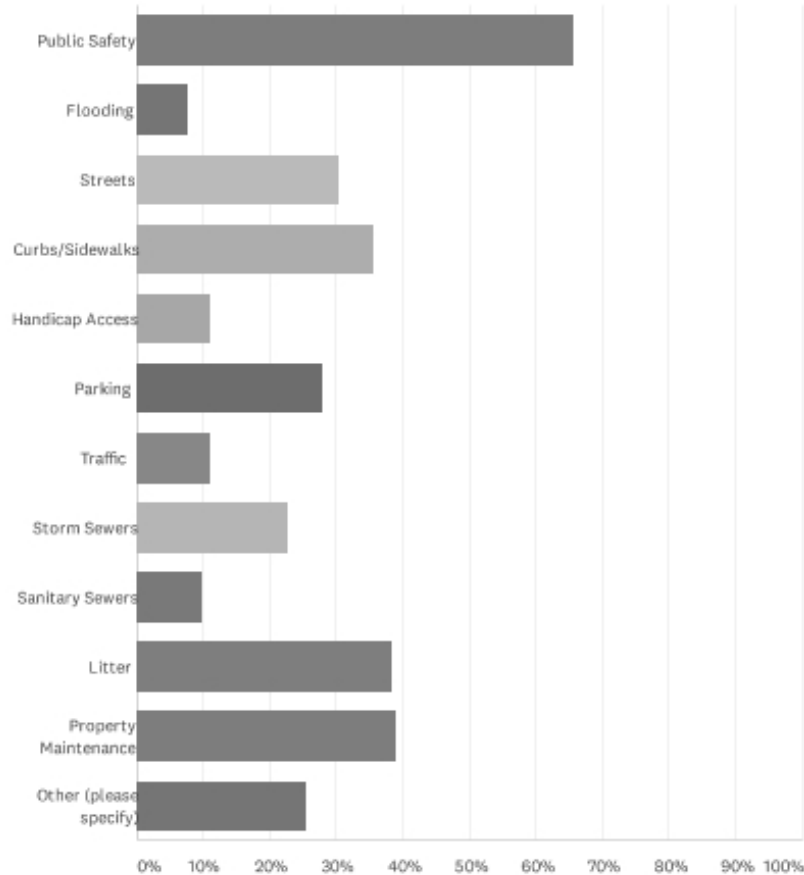


City of Charleston, WV Confidential Resident Survey

ANSWER CHOICES	RESPONSES	
Playground Equipment	36.20%	59
Benches & Picnic Tables	40.49%	66
Basketball Courts	34.97%	57
Tennis Courts	14.11%	23
Open Grass Fields	37.42%	61
Baseball Fields	17.18%	28
ADA Surfacing	9.82%	16
ADA Equipment	12.88%	21
Splash Pads	19.02%	31
Pools	30.06%	49
Walking/Biking Trails	50.92%	83
Ice Skating	15.34%	25
Skate Parks	21.47%	35
Other (please specify)	30.06%	49
Total Respondents: 163		

**Q3 Are there any problems in your neighborhood with the following?  
(Choose all that apply):**

Answered: 172 Skipped: 17

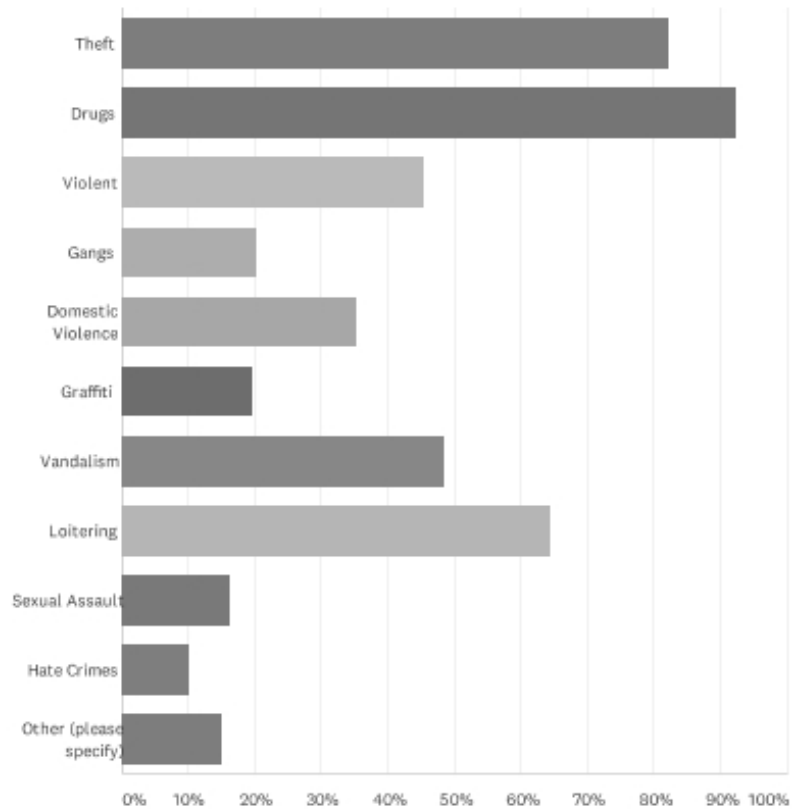


City of Charleston, WV Confidential Resident Survey

ANSWER CHOICES	RESPONSES	
Public Safety	65.70%	113
Flooding	7.56%	13
Streets	30.23%	52
Curbs/Sidewalks	35.47%	61
Handicap Access	11.05%	19
Parking	27.91%	48
Traffic	11.05%	19
Storm Sewers	22.67%	39
Sanitary Sewers	9.88%	17
Litter	38.37%	66
Property Maintenance	38.95%	67
Other (please specify)	25.58%	44
Total Respondents: 172		

#### Q4 Identify any crime issues within the City of Charleston.

Answered: 179 Skipped: 10

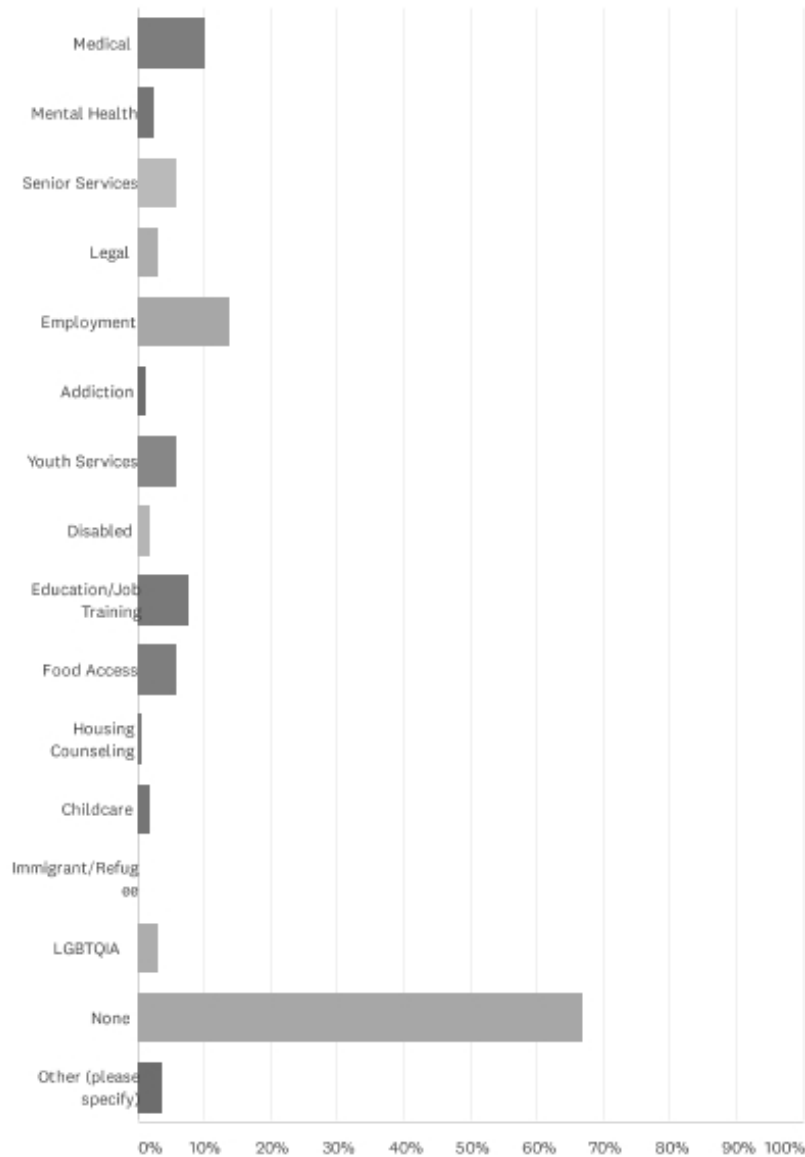


City of Charleston, WV Confidential Resident Survey

ANSWER CHOICES	RESPONSES	
Theft	82.12%	147
Drugs	92.18%	165
Violent	45.25%	81
Gangs	20.11%	36
Domestic Violence	35.20%	63
Graffiti	19.55%	35
Vandalism	48.60%	87
Loitering	64.25%	115
Sexual Assault	16.20%	29
Hate Crimes	10.06%	18
Other (please specify)	15.08%	27
Total Respondents: 179		

**Q5 Do you use any of the social service programs available in the City?  
(Choose all that apply):**

Answered: 160 Skipped: 29



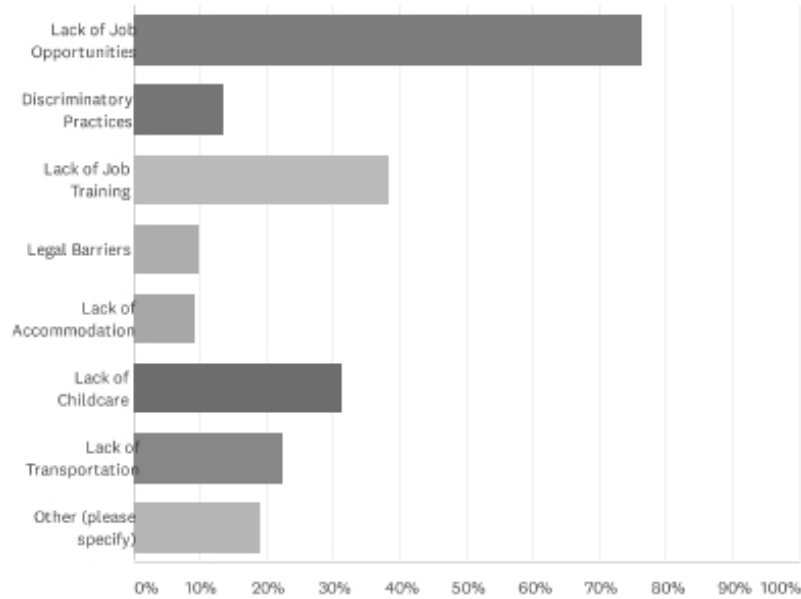
City of Charleston, WV Confidential Resident Survey

ANSWER CHOICES	RESPONSES	
Medical	10.00%	16
Mental Health	2.50%	4
Senior Services	5.63%	9
Legal	3.13%	5
Employment	13.75%	22
Addiction	1.25%	2
Youth Services	5.63%	9
Disabled	1.88%	3
Education/Job Training	7.50%	12
Food Access	5.63%	9
Housing Counseling	0.63%	1
Childcare	1.88%	3
Immigrant/Refugee	0.00%	0
LGBTQIA	3.13%	5
None	66.88%	107
Other (please specify)	3.75%	6
Total Respondents: 160		



## Q6 Identify any employment issues in the City of Charleston? (Choose all that apply)

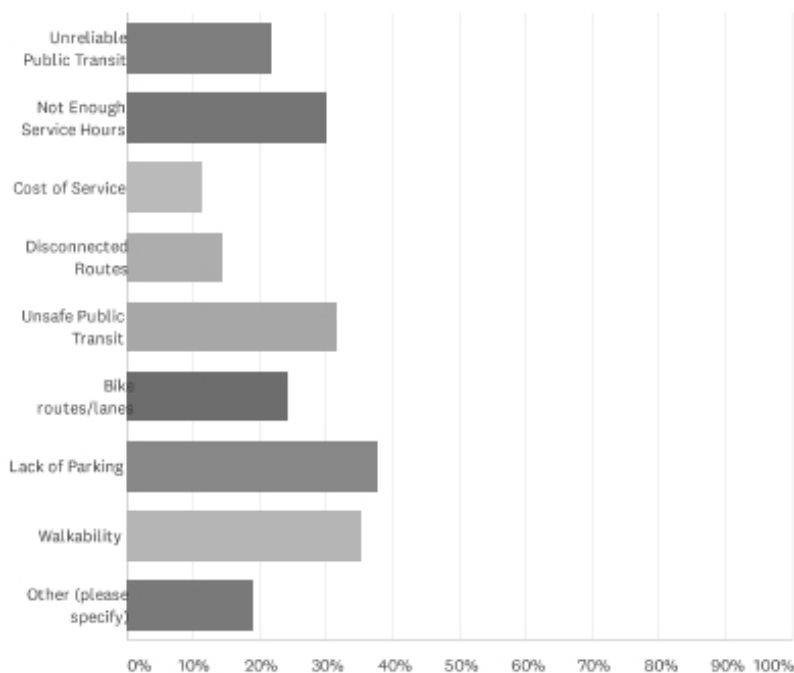
Answered: 157 Skipped: 32



ANSWER CHOICES	RESPONSES	
Lack of Job Opportunities	76.43%	120
Discriminatory Practices	13.38%	21
Lack of Job Training	38.22%	60
Legal Barriers	9.55%	15
Lack of Accommodation	8.92%	14
Lack of Childcare	31.21%	49
Lack of Transportation	22.29%	35
Other (please specify)	19.11%	30
Total Respondents: 157		

## Q7 Identify any transportation issues in the City of Charleston.

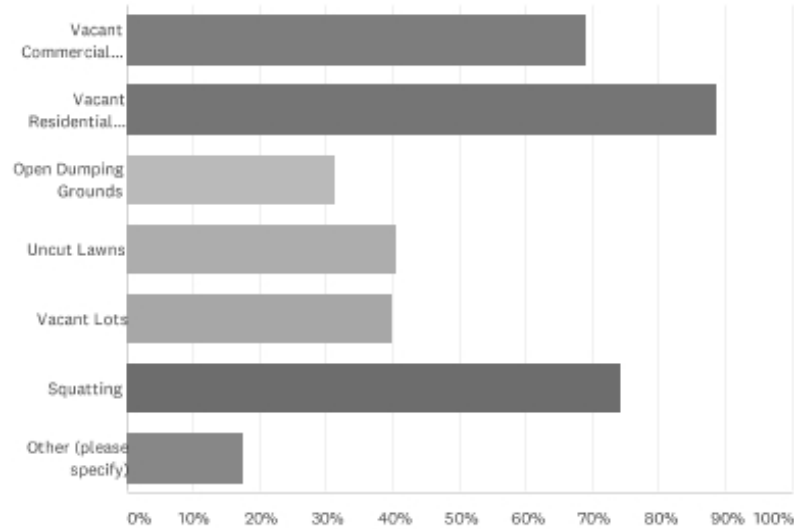
Answered: 133 Skipped: 56



ANSWER CHOICES	RESPONSES	
Unreliable Public Transit	21.80%	29
Not Enough Service Hours	30.08%	40
Cost of Service	11.28%	15
Disconnected Routes	14.29%	19
Unsafe Public Transit	31.58%	42
Bike routes/lanes	24.06%	32
Lack of Parking	37.59%	50
Walkability	35.34%	47
Other (please specify)	18.80%	25
Total Respondents: 133		

**Q8 Are there any blight (clearance/demolitions) issues in the City?  
(Choose all that apply):**

Answered: 173 Skipped: 16



ANSWER CHOICES	RESPONSES	
Vacant Commercial Structures	68.79%	119
Vacant Residential Structures	88.44%	153
Open Dumping Grounds	31.21%	54
Uncut Lawns	40.46%	70
Vacant Lots	39.88%	69
Squatting	73.99%	128
Other (please specify)	17.34%	30
Total Respondents: 173		

**Q9 Are there any programs or services that are missing or under-funded in the city? Please list:**

Answered: 62   Skipped: 127

**Q10 Are there any additional comments or concerns that you wish to share?**

Answered: 58   Skipped: 131

15 / 28

**Q11 What is your street name, ZIP Code and neighborhood where you live, in the City of Charleston?**

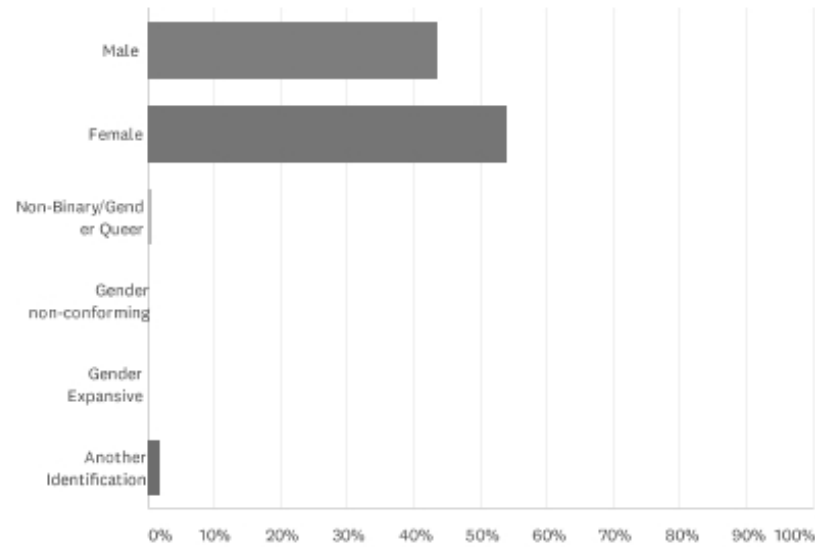
Answered: 133   Skipped: 56

ANSWER CHOICES	RESPONSES	
Street Name	90.23%	120
ZIP Code	96.99%	129
Neighborhood	75.94%	101

City of Charleston, WV Confidential Resident Survey

## Q12 Gender

Answered: 152 Skipped: 37

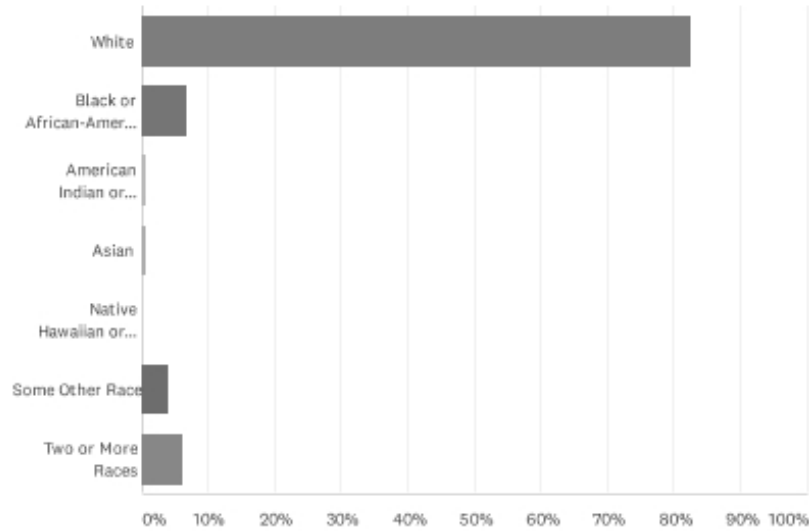


ANSWER CHOICES	RESPONSES	
Male	43.42%	66
Female	53.95%	82
Non-Binary/Gender Queer	0.66%	1
Gender non-conforming	0.00%	0
Gender Expansive	0.00%	0
Another Identification	1.97%	3
<b>TOTAL</b>		<b>152</b>

City of Charleston, WV Confidential Resident Survey

### Q13 Race

Answered: 148 Skipped: 41



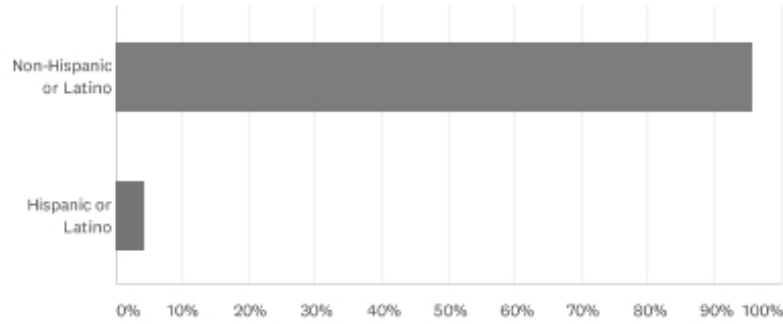
ANSWER CHOICES	RESPONSES	
White	82.43%	122
Black or African-American	6.76%	10
American Indian or Alaskan Native	0.68%	1
Asian	0.68%	1
Native Hawaiian or other Pacific Islander	0.00%	0
Some Other Race	4.05%	6
Two or More Races	6.08%	9
Total Respondents: 148		



City of Charleston, WV Confidential Resident Survey

Q14 Ethnicity:

Answered: 114 Skipped: 75

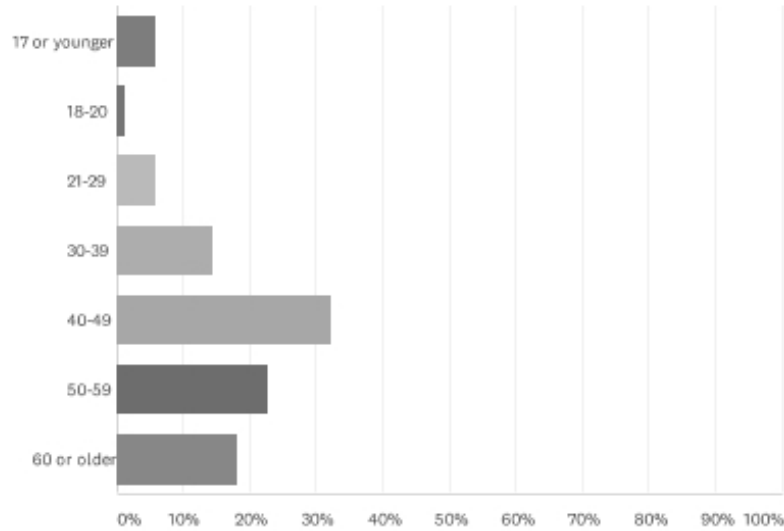


ANSWER CHOICES	RESPONSES	
Non-Hispanic or Latino	95.61%	109
Hispanic or Latino	4.39%	5
Total Respondents: 114		

City of Charleston, WV Confidential Resident Survey

## Q15 Age

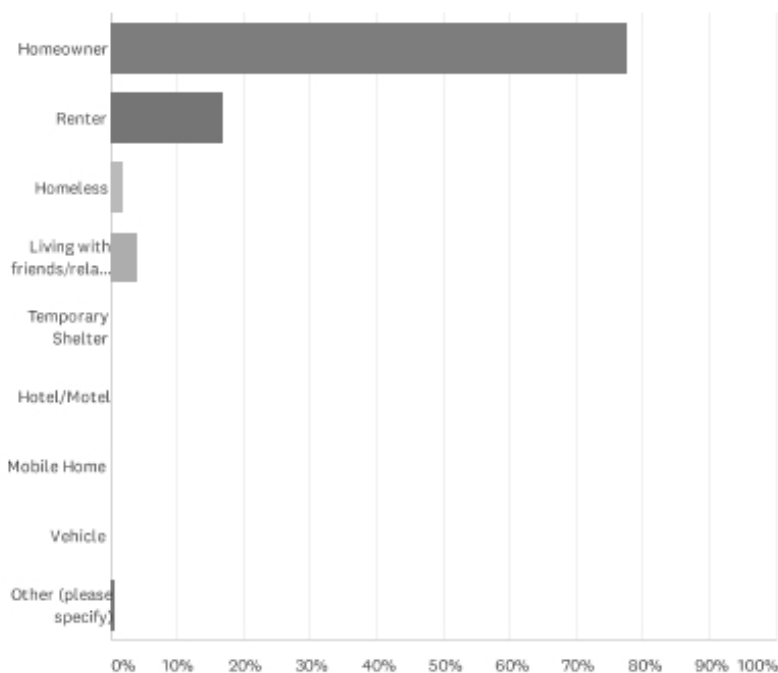
Answered: 155 Skipped: 34



ANSWER CHOICES	RESPONSES	
17 or younger	5.81%	9
18-20	1.29%	2
21-29	5.81%	9
30-39	14.19%	22
40-49	32.26%	50
50-59	22.58%	35
60 or older	18.06%	28
<b>TOTAL</b>		<b>155</b>

## Q16 Choose your housing status:

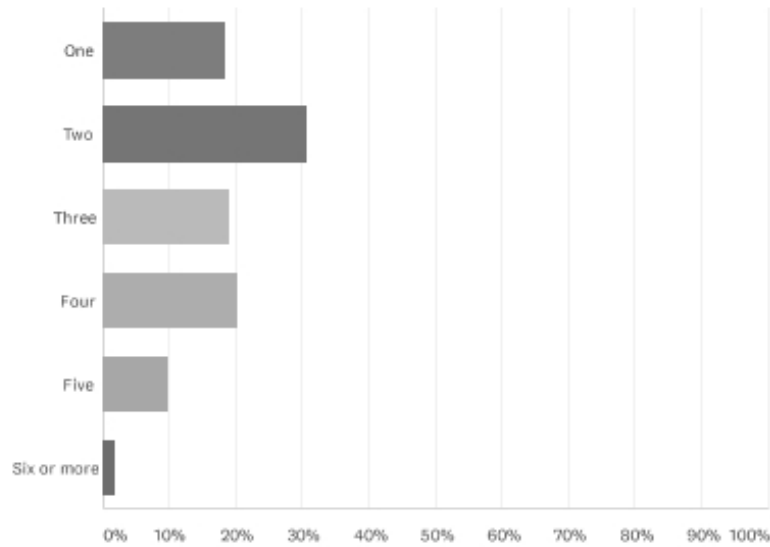
Answered: 155 Skipped: 34



ANSWER CHOICES	RESPONSES	
Homeowner	77.42%	120
Renter	16.77%	26
Homeless	1.94%	3
Living with friends/relatives	3.87%	6
Temporary Shelter	0.00%	0
Hotel/Motel	0.00%	0
Mobile Home	0.00%	0
Vehicle	0.00%	0
Other (please specify)	0.65%	1
Total Respondents: 155		

## Q17 Number of persons living in your household?

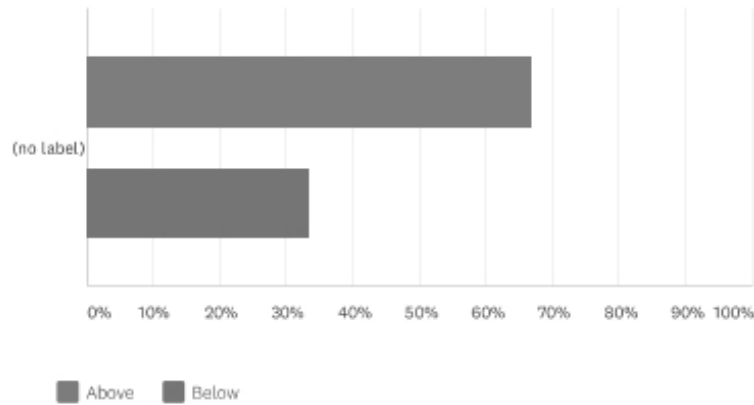
Answered: 153 Skipped: 36



ANSWER CHOICES	RESPONSES	
One	18.30%	28
Two	30.72%	47
Three	18.95%	29
Four	20.26%	31
Five	9.80%	15
Six or more	1.96%	3
<b>TOTAL</b>		<b>153</b>

**Q18 If you are a one (1) person household, is your total household income above or below \$35,850 per year?**

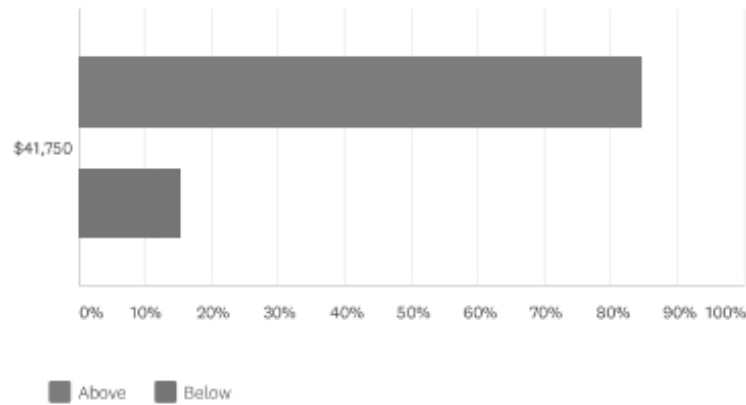
Answered: 33 Skipped: 156



	ABOVE	BELOW	TOTAL	WEIGHTED AVERAGE
(no label)	66.67%	33.33%		
	22	11	33	1.33

# Q19 If you are a two (2) person household, is your total household income above or below \$41,000 per year?

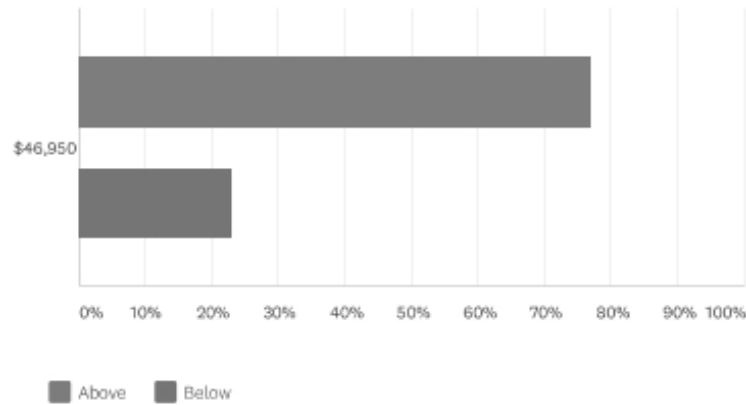
Answered: 46 Skipped: 143



	ABOVE	BELOW	TOTAL
\$41,750	84.78%	15.22%	
	39	7	46

**Q20 If you are a three (3) person household, is your total household income above or below \$46,100 per year?**

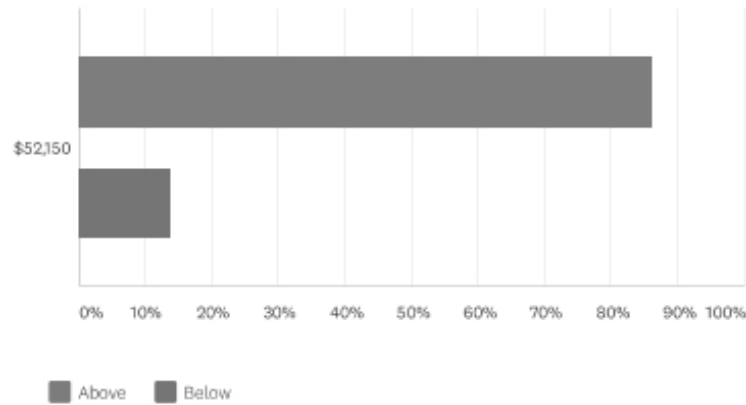
Answered: 26 Skipped: 163



	ABOVE	BELOW	TOTAL
\$46,950	76.92%	23.08%	
	20	6	26

**Q21 If you are a four (4) person household, is your total household income above or below \$51,200 per year?**

Answered: 29 Skipped: 160

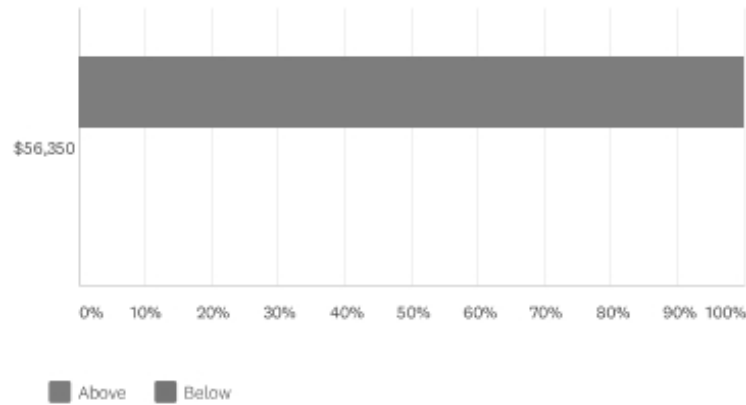


	ABOVE	BELOW	TOTAL
\$52,150	86.21% 25	13.79% 4	29



## Q22 If you are a five (5) person household, is your total household income above or below \$55,350 per year?

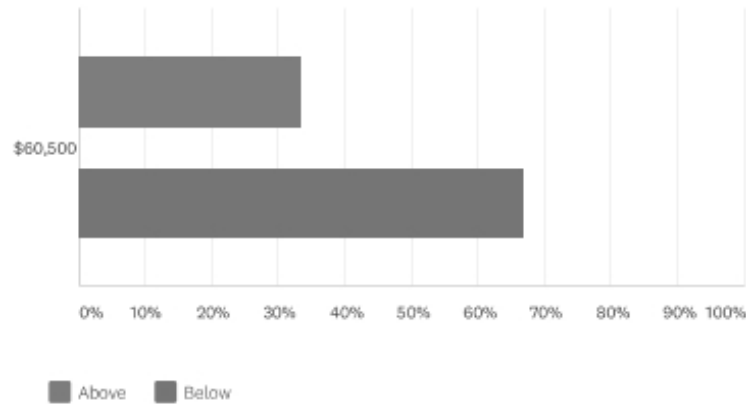
Answered: 15 Skipped: 174



	ABOVE	BELOW	TOTAL
\$55,350	100.00%	0.00%	
	15	0	15

**Q23 If you are a six (6) person household, is your total household income above or below \$59,400 per year?**

Answered: 3 Skipped: 186



	ABOVE	BELOW	TOTAL
\$60,500	33.33%	66.67%	
	1	2	3



# **AGENCY/ORGANIZATION SURVEYS**

**CITY OF CHARLESTON, WEST VIRGINIA  
COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) AND  
HOME INVESTMENT PARTNERSHIP (HOME) PROGRAMS  
AGENCIES/ORGANIZATIONS NEEDS SURVEY**

---

Name of Agency/Organization:

Address:

Name:

Title:

Phone:

E-Mail:

Description of programs/services your agency provides: (Attach any brochures)

Does your organization provide any services or programs for the following?

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> Social/Human Services | <input type="checkbox"/> Housing              | <input type="checkbox"/> Planning            |
| <input type="checkbox"/> Community Development | <input type="checkbox"/> Economic Development | <input type="checkbox"/> Business Loans      |
| <input type="checkbox"/> Job Training          | <input type="checkbox"/> Public Health        | <input type="checkbox"/> Justice/Corrections |
| <input type="checkbox"/> Policy Research       | <input type="checkbox"/> Advocacy             | <input type="checkbox"/> Other: _____        |

Please respond to the following questions if they apply to your agency or organization.

The clientele your program(s) serve?

- |   |   |                                   |
|---|---|-----------------------------------|
| <input type="checkbox"/> Low Income               | <input type="checkbox"/> Immigrants     | <input type="checkbox"/> Families |
| <input type="checkbox"/> Incarcerated Individuals | <input type="checkbox"/> Disabled       | <input type="checkbox"/> Elderly  |
| <input type="checkbox"/> Communities              | <input type="checkbox"/> Children/Youth | <input type="checkbox"/> Homeless |
| <input type="checkbox"/> LGBTQIA                  | <input type="checkbox"/> Other: _____   |                                   |

What are the unmet community and economic development needs in the City?



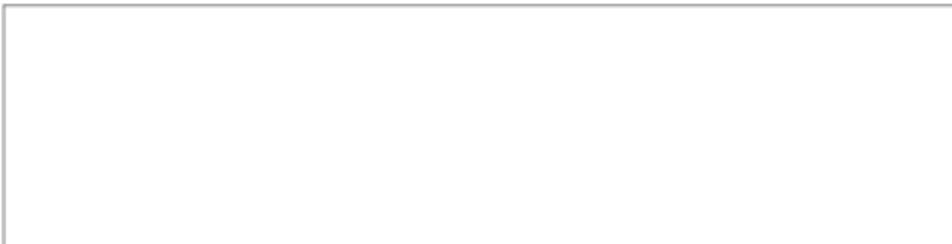
What are the unmet housing needs in the City?



What are the unmet social service needs in the City?



Are there any Fair Housing issues in the City?



Does your organization have plans to add new or expand existing programming?  
In what ways?

A large, empty rectangular box with a thin black border, intended for the user to provide a response to the question above.

Other Comments/Suggestions:

A large, empty rectangular box with a thin black border, intended for the user to provide additional comments or suggestions.

## Q1 Name of Agency:

Answered: 5 Skipped: 1

1 / 12

City of Charleston - Agencies/Organizations Needs Survey

## Q2 Address:

Answered: 5 Skipped: 1

ANSWER CHOICES	RESPONSES	
Title	100.00%	5
Company	0.00%	0
Address	100.00%	5
Address 2	0.00%	0
City/Town	100.00%	5
State/Province	100.00%	5
ZIP/Postal Code	100.00%	5
Country	0.00%	0
Email Address	80.00%	4
Phone Number	100.00%	5



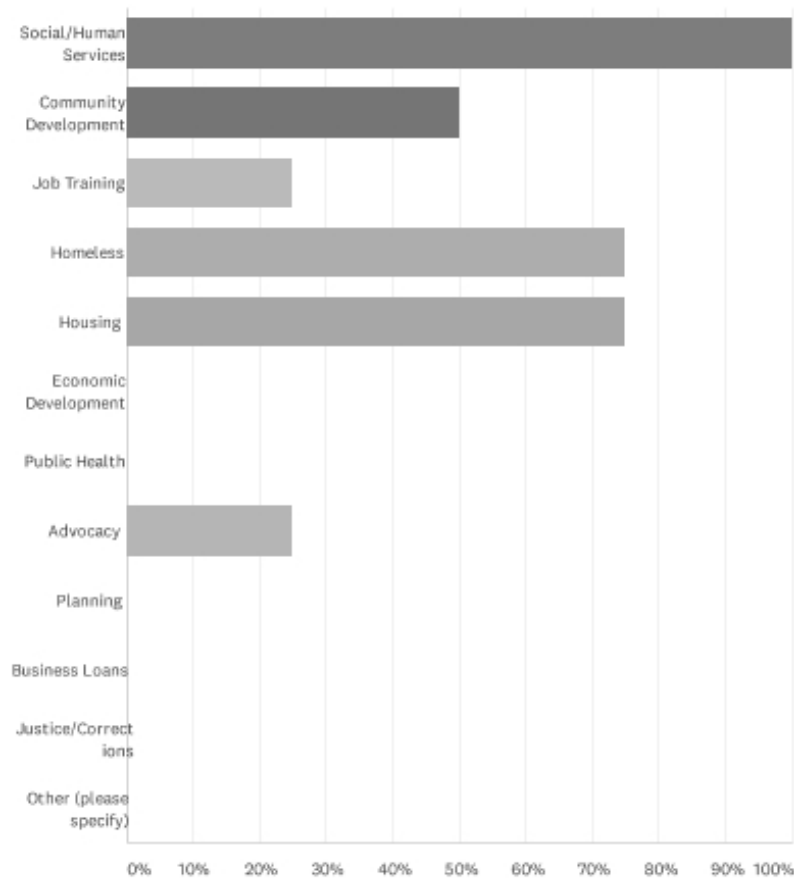
### Q3 Description of programs/services your agency provides:

Answered: 5   Skipped: 1

3 / 12

### Q4 Does your organization provide any services or programs for the following?

Answered: 4 Skipped: 2

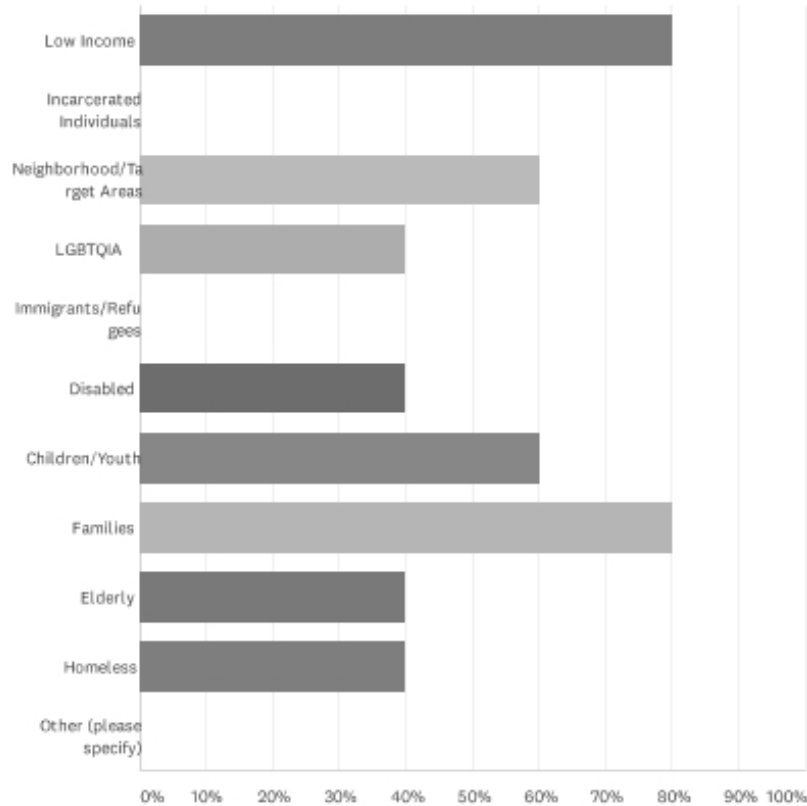


City of Charleston - Agencies/Organizations Needs Survey

ANSWER CHOICES	RESPONSES	
Social/Human Services	100.00%	4
Community Development	50.00%	2
Job Training	25.00%	1
Homeless	75.00%	3
Housing	75.00%	3
Economic Development	0.00%	0
Public Health	0.00%	0
Advocacy	25.00%	1
Planning	0.00%	0
Business Loans	0.00%	0
Justice/Corrections	0.00%	0
Other (please specify)	0.00%	0
Total Respondents: 4		

**Q5 The clientele your program(s) serve: (i.e. low income, elderly, disabled, etc.)**

Answered: 5 Skipped: 1



City of Charleston - Agencies/Organizations Needs Survey

ANSWER CHOICES	RESPONSES	
Low Income	80.00%	4
Incarcerated Individuals	0.00%	0
Neighborhood/Target Areas	60.00%	3
LGBTQIA	40.00%	2
Immigrants/Refugees	0.00%	0
Disabled	40.00%	2
Children/Youth	60.00%	3
Families	80.00%	4
Elderly	40.00%	2
Homeless	40.00%	2
Other (please specify)	0.00%	0
Total Respondents: 5		

**Q6 What are the unmet community and economic development needs in the City?**

Answered: 5   Skipped: 1

8 / 12

## Q7 What are the unmet housing needs in the City?

Answered: 5   Skipped: 1

**Q8 What are the unmet social service and human service needs in the City?**

Answered: 4   Skipped: 2

10 / 12



**Q9 Does your organization have plans to add any new programs, expand existing programs, or add any new facilities, or renovate any existing facilities? Please describe:**

Answered: 5   Skipped: 1

### Q10 Other comments/suggestions:

Answered: 1   Skipped: 5



## RESOLUTION

**RESOLUTION 2020-\_\_**

**A RESOLUTION OF THE COUNCIL OF THE CITY OF CHARLESTON  
APPROVING THE FY 2020-2024 FIVE-YEAR CONSOLIDATED PLAN  
AND THE FY 2020 ANNUAL ACTION PLAN**

**WHEREAS**, under Title I of the Housing and Community Development Act of 1974, as amended, the Secretary of the U.S. Department of Housing and Urban Development is authorized to extend financial assistance to communities in the prevention or elimination of slums or urban blight, or activities which will benefit low- and moderate-income persons, or other urgent community development needs; and

**WHEREAS**, under the HOME program created by the National Affordable Housing Act of 1990, as amended, the Secretary of HUD is authorized to extend financial assistance to participating jurisdictions to expand the supply of decent, safe, sanitary, and affordable housing; and

**WHEREAS**, the U.S. Department of Housing and Urban Development has advised the City of Charleston that under Fiscal Year 2020, the City is eligible to apply for an entitlement grant under the Community Development Block Grant (CDBG) Program in the amount of \$1,516,617; and the HOME Investment Partnership Program (HOME) in the amount of \$674,138; and

**WHEREAS**, the City as the Participating Jurisdiction, has formed the Charleston-Kanawha HOME Consortium with Kanawha County, and the incorporated areas therein; and

**WHEREAS**, the City of Charleston's Mayor's Office of Economic and Community Development has prepared a Five-Year Consolidated Plan and FY 2020 Annual Action Plan which proposes how the entitlement grant funds will be expended to address the housing and community development needs identified in the City's Five-Year Consolidated Plan; and

**WHEREAS**, a draft of the FY 2020-2024 Five-Year Consolidated Plan and FY 2020 Annual Action Plan was on public display from July 20, 2020 through August 3, 2020 and the City held a series of public meetings and hearings on the said Plans and the comments of various agencies, groups, and citizens were taken into consideration in the preparation of the final plans.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CHARLESTON, KANAWHA COUNTY, WEST VIRGINIA, AS FOLLOWS:**

**SECTION 1.** That the FY 2020-2024 Five-Year Consolidated Plan and FY 2020 Annual Action Plan for the Fiscal Year 2020 CDBG and HOME Programs is hereby in all respects APPROVED and the City Clerk is hereby directed to file a copy of said Five-

Year Consolidated Plan and Annual Action Plan for Fiscal Year 2020 with the Official Minutes of this Meeting of this Council.

**SECTION 2.** That the City is COGNIZANT of the conditions that are imposed in the undertaking and carrying out of the Community Development Block Grant Program and HOME Investment Partnership Program with Federal financial assistance, including those relating to (a) the relocation of site occupants, (b) the prohibition of discrimination because of race, color, age, religion, sex, disability, familial status, or national origin, and other assurances as set forth under the certifications.

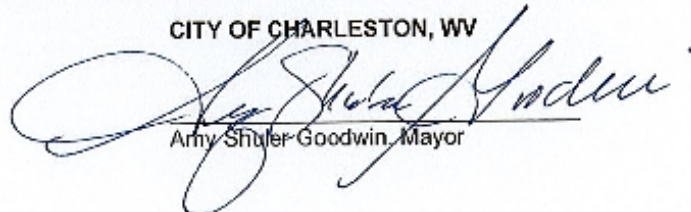
**SECTION 3.** That the Mayor, on behalf of the City of Charleston, West Virginia, is AUTHORIZED to file an Application for financial assistance with the U.S. Department of Housing and Urban Development which has indicated its willingness to make available funds to carry out the CDBG Program in the amount of \$1,516,617; HOME Investment Partnership Program in the amount of \$674,138; and its further AUTHORIZED to act as the authorized representative of the City of Charleston to sign any and all documents in regard to these programs.

**SECTION 4.** That the Mayor, on behalf the City of Charleston, West Virginia, is AUTHORIZED to provide assurances and/or certifications as required by the Housing and Community Development Act of 1974, as amended; and any other supplemental or revised data which the U.S. Department of Housing and Urban Development may request in review of the City's Application.

**ADOPTED INTO A RESOLUTION THIS 3<sup>RD</sup> DAY OF AUGUST 2020 BY THE CITY COUNCIL OF THE CITY OF CHARLESTON, WEST VIRGINIA.**

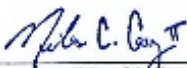
IN WITNESS WHEREOF, I Amy Shuler Goodwin, Mayor of the City of Charleston, West Virginia have hereunto set my hand and caused the official seal of the City of Charleston to be affixed this 3<sup>rd</sup> day of August 2020.

CITY OF CHARLESTON, WV



Amy Shuler Goodwin, Mayor

ATTEST:



Peter C. Gay Jr.  
City Clerk



# **SF 424s & CERTIFICATIONS**



Application for Federal Assistance SF-424		
<div> <div> * 1. Type of Submission:  <input type="checkbox"/> Preapplication  <input checked="" type="checkbox"/> Application  <input type="checkbox"/> Changed/Corrected Application </div> <div> * 2. Type of Application:  <input checked="" type="checkbox"/> New  <input type="checkbox"/> Continuation  <input type="checkbox"/> Revision </div> <div> * If Revision, select appropriate letter(s):  <input type="text"/>  * Other (Specify):  <input type="text"/> </div> </div>		
* 3. Date Received: -		* 4. Applicant Identifier: <input type="text"/>
* 5a. Federal Entity Identifier: <input type="text"/>		* 5b. Federal Award Identifier: 3-20-NC-54-0001
State Use Only:		
* 6. Date Received by State: <input type="text"/>		* 7. State Application Identifier: <input type="text"/>
8. APPLICANT INFORMATION:		
* a. Legal Name: <input type="text" value="City of Charleston"/>		
* b. Employer/Taxpayer Identification Number (EIN/TIN): <input type="text" value="35-6000160"/>		* c. Organizational DUNS: <input type="text" value="0501201500000"/>
d. Address:		
* Street1: <input type="text" value="105 McFarland Street"/>		
Street2: <input type="text"/>		
* City: <input type="text" value="Charleston"/>		
County/Parish: <input type="text" value="Kanawha"/>		
* State: <input type="text" value="WV: West Virginia"/>		
Province: <input type="text"/>		
* Country: <input type="text" value="USA: UNITED STATES"/>		
* Zip / Postal Code: <input type="text" value="25301-2020"/>		
e. Organizational Unit:		
Department Name: <input type="text" value="Mayor's Office of Economic and Community Development"/>		Division Name: <input type="text"/>
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: <input type="text" value="Mr."/> * First Name: <input type="text" value="Lawrence"/>		
Middle Name: <input type="text"/>		
* Last Name: <input type="text" value="Malone"/>		
Suffix: <input type="text"/>		
Title: <input type="text" value="Director"/>		
Organizational Affiliation: <input type="text" value="Mayor's Office of Economic and Community Development"/>		
* Telephone Number: <input type="text" value="304-348-8035"/>		Fax Number: <input type="text" value="304-348-0704"/>
* Email: <input type="text" value="Lawrence.Malone@cityofcharleston.org"/>		

Application for Federal Assistance SF-424	
<b>* 9. Type of Applicant 1: Select Applicant Type:</b> <input type="text" value="C: City or Township Government"/>	
<b>Type of Applicant 2: Select Applicant Type:</b> <input type="text"/>	
<b>Type of Applicant 3: Select Applicant Type:</b> <input type="text"/>	
<b>* Other (specify):</b> <input type="text"/>	
<b>* 10. Name of Federal Agency:</b> <input type="text" value="U.S. Department of Housing and Urban Development"/>	
<b>11. Catalog of Federal Domestic Assistance Number:</b> <input type="text" value="14.218"/>	
<b>CFDA Title:</b> <input type="text" value="Community Development Block Grant (CDBG) Program"/>	
<b>* 12. Funding Opportunity Number:</b> <input type="text" value="Not Applicable."/>	
<b>* Title:</b> <input type="text" value="Not Applicable."/>	
<b>13. Competition Identification Number:</b> <input type="text" value="Not Applicable."/>	
<b>Title:</b> <input type="text" value="Not Applicable."/>	
<b>14. Areas Affected by Project (Cities, Counties, States, etc.):</b> <input type="text"/> <div> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/> </div>	
<b>* 16. Descriptive Title of Applicant's Project:</b> <input type="text" value="FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan for the Community Development Block Grant (CDBG) Program."/>	
Attach supporting documents as specified in agency instructions. <div> <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/> </div>	



Application for Federal Assistance SF-424															
<b>16. Congressional Districts Of:</b> <div style="display: flex; justify-content: space-between;"> <span>* a. Applicant: <input type="text" value="2"/></span> <span>* b. Program/Project: <input type="text" value="2"/></span> </div>															
Attach an additional list of Program/Project Congressional Districts if needed. <div style="display: flex; justify-content: space-between; align-items: center;"> <input style="width: 300px;" type="text"/> <div> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/> </div> </div>															
<b>17. Proposed Project:</b> <div style="display: flex; justify-content: space-between;"> <span>* a. Start Date: <input type="text" value="07/01/2020"/></span> <span>* b. End Date: <input type="text" value="05/30/2021"/></span> </div>															
<b>18. Estimated Funding (\$):</b> <table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">* a. Federal</td> <td style="width: 40%; text-align: right;">1,516,817.00</td> </tr> <tr> <td>* b. Applicant</td> <td style="text-align: right;">0.00</td> </tr> <tr> <td>* c. State</td> <td style="text-align: right;">0.00</td> </tr> <tr> <td>* d. Local</td> <td style="text-align: right;">0.00</td> </tr> <tr> <td>* e. Other</td> <td style="text-align: right;">0.00</td> </tr> <tr> <td>* f. Program Income</td> <td style="text-align: right;">0.00</td> </tr> <tr> <td>* g. TOTAL</td> <td style="text-align: right;">1,516,817.00</td> </tr> </table>		* a. Federal	1,516,817.00	* b. Applicant	0.00	* c. State	0.00	* d. Local	0.00	* e. Other	0.00	* f. Program Income	0.00	* g. TOTAL	1,516,817.00
* a. Federal	1,516,817.00														
* b. Applicant	0.00														
* c. State	0.00														
* d. Local	0.00														
* e. Other	0.00														
* f. Program Income	0.00														
* g. TOTAL	1,516,817.00														
<b>* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?</b> <div style="display: flex; justify-content: space-between;"> <div> <input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input style="width: 50px;" type="text"/>.           </div> <div> <input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review.           </div> <div> <input checked="" type="checkbox"/> c. Program is not covered by E.O. 12372.           </div> </div>															
<b>* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)</b> <div style="display: flex; justify-content: space-between;"> <div> <input type="checkbox"/> Yes           <input checked="" type="checkbox"/> No         </div> <div>           If "Yes", provide explanation and attach <input style="width: 150px;" type="text"/> </div> </div> <div style="display: flex; justify-content: space-between; align-items: center; margin-top: 5px;"> <input style="width: 300px;" type="text"/> <div> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/> </div> </div>															
<b>21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001)</b> <input checked="" type="checkbox"/> ** I AGREE <small>** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.</small>															
<b>Authorized Representative:</b> <div style="display: flex; justify-content: space-between;"> <div>           Prefix: <input type="text" value="Mrs."/>           Middle Name: <input style="width: 150px;" type="text"/>           Last Name: <input type="text" value="Shuler-Goodwin"/>           Suffix: <input style="width: 100px;" type="text"/> </div> <div>           * First Name: <input type="text" value="Amy"/> </div> </div> <div style="display: flex; justify-content: space-between; margin-top: 5px;"> <div>           * Title: <input type="text" value="Mayor"/> </div> <div>           * Telephone Number: <input type="text" value="304-348-8174"/>           Fax Number: <input type="text" value="304-348-0704"/> </div> </div> <div style="display: flex; justify-content: space-between; margin-top: 5px;"> <div>           * Email: <input type="text" value="amy.goodwin@cityofcharleston.org"/> </div> <div>           * Signature of Authorized Representative:  </div> <div>           * Date Signed: <input type="text" value="08/03/2020"/> </div> </div>															

# ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009  
Expiration Date: 3/26/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:


- Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
- Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
- Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
- Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
- Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
- Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
- Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest or personal gain.
- Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 930, Subpart F).
- Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
- Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1863, and 1885-1888), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-615), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

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Standard Form 424D (Rev. 7-87)  
Prescribed by GSA Circular A-102

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(s) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §5489a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE
	Mayor
APPLICANT ORGANIZATION	DATE SUBMITTED
City of Charleston, WV	08/03/2020

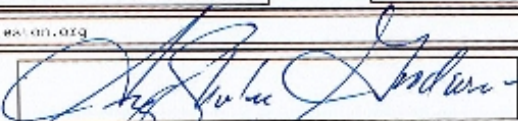
SF-424D (Rev. 7-97) Back



Application for Federal Assistance SF-424		
<p><b>* 1. Type of Submission:</b></p> <p><input type="checkbox"/> Preapplication</p> <p><input checked="" type="checkbox"/> Application</p> <p><input type="checkbox"/> Changed/Corrected Application</p>		
<p><b>* 2. Type of Application:</b></p> <p><input checked="" type="checkbox"/> New</p> <p><input type="checkbox"/> Continuation</p> <p><input type="checkbox"/> Revision</p>		
<p><b>* If Revision, select appropriate letter(s):</b></p> <p><input type="text"/></p>		
<p><b>* Other (Specify):</b></p> <p><input type="text"/></p>		
<p><b>* 3. Date Received:</b></p> <p><input type="text"/></p>		<p><b>4. Applicant Identifier:</b></p> <p><input type="text"/></p>
<p><b>5a. Federal Entity Identifier:</b></p> <p><input type="text"/></p>		<p><b>5b. Federal Award Identifier:</b></p> <p><input type="text" value="M-20-00-54-3205"/></p>
<p><b>State Use Only:</b></p>		
<p><b>6. Date Received by State:</b></p> <p><input type="text"/></p>		<p><b>7. State Application Identifier:</b></p> <p><input type="text"/></p>
<p><b>B. APPLICANT INFORMATION:</b></p>		
<p><b>* a. Legal Name:</b> <input type="text" value="City of Charleston"/></p>		
<p><b>* b. Employer/Taxpayer Identification Number (EIN/TIN):</b></p> <p><input type="text" value="55-8300160"/></p>		<p><b>* c. Organizational DUNS:</b></p> <p><input type="text" value="0581261980800"/></p>
<p><b>d. Address:</b></p>		
<p><b>* Street1:</b> <input type="text" value="105 McFarland Street"/></p>		
<p><b>* Street2:</b> <input type="text"/></p>		
<p><b>* City:</b> <input type="text" value="Charleston"/></p>		
<p><b>* County/Parish:</b> <input type="text" value="Kanawha"/></p>		
<p><b>* State:</b> <input type="text" value="WV: West Virginia"/></p>		
<p><b>* Province:</b> <input type="text"/></p>		
<p><b>* Country:</b> <input type="text" value="USA: UNITED STATES"/></p>		
<p><b>* Zip / Postal Code:</b> <input type="text" value="25301-2029"/></p>		
<p><b>e. Organizational Unit:</b></p>		
<p><b>Department Name:</b></p> <p><input type="text" value="Mayor's Office of Econ &amp; Com Dev"/></p>		<p><b>Division Name:</b></p> <p><input type="text"/></p>
<p><b>f. Name and contact information of person to be contacted on matters involving this application:</b></p>		
<p><b>Prefix:</b> <input type="text" value="Mr."/></p>		<p><b>* First Name:</b> <input type="text" value="Lawrence"/></p>
<p><b>Middle Name:</b> <input type="text"/></p>		
<p><b>* Last Name:</b> <input type="text" value="Malone"/></p>		
<p><b>Suffix:</b> <input type="text"/></p>		
<p><b>Title:</b> <input type="text" value="Director"/></p>		
<p><b>Organizational Affiliation:</b></p> <p><input type="text" value="Mayor's Office of Economic and Community Development"/></p>		
<p><b>* Telephone Number:</b> <input type="text" value="204-348-8025"/></p>		<p><b>Fax Number:</b> <input type="text" value="204-348-0704"/></p>
<p><b>* Email:</b> <input type="text" value="lawrence.malone@cityofcharleston.org"/></p>		

Application for Federal Assistance SF-424	
<b>* 9. Type of Applicant 1: Select Applicant Type:</b> <input type="text" value="C: City or Township Government"/>	
<b>Type of Applicant 2: Select Applicant Type:</b> <input type="text"/>	
<b>Type of Applicant 3: Select Applicant Type:</b> <input type="text"/>	
<b>* Other (specify):</b> <input type="text"/>	
<b>* 10. Name of Federal Agency:</b> <input type="text" value="U.S. Department of Housing and Urban Development"/>	
<b>11. Catalog of Federal Domestic Assistance Number:</b> <input type="text" value="14.239"/>	
<b>CFDA Title:</b> <input type="text" value="HOME Investment Partnership (ECHE) Program"/>	
<b>* 12. Funding Opportunity Number:</b> <input type="text" value="Not Applicable."/>	
<b>* Title:</b> <input type="text" value="Not Applicable."/>	
<b>13. Competition Identification Number:</b> <input type="text" value="Not Applicable."/>	
<b>Title:</b> <input type="text" value="Not Applicable."/>	
<b>14. Areas Affected by Project (Cities, Counties, States, etc.):</b> <input type="text"/> <div> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/> </div>	
<b>* 15. Descriptive Title of Applicant's Project:</b> <input type="text" value="FY 2020-2024 Five Year Consolidated Plan and FY 2020 Annual Action Plan for the HOME Investment Partnership (ECHE) Program."/>	
<b>Attach supporting documents as specified in agency instructions.</b> <div> <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/> </div>	



Application for Federal Assistance SF-424	
16. Congressional Districts Of:	
* a. Applicant: <input type="text" value="2"/>	* b. Program/Project: <input type="text" value="2"/>
Attach an additional list of Program/Project Congressional Districts if needed.	
<input type="text"/>	<input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>
17. Proposed Project:	
* a. Start Date: <input type="text" value="07/01/2020"/>	* b. End Date: <input type="text" value="06/30/2021"/>
18. Estimated Funding (\$):	
* a. Federal	<input type="text" value="674,130.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="674,130.00"/>
* 19. Is Application Subject to Review By State Under Executive Order 12372 Process? <input type="checkbox"/> a. This application was made available to the State under the Executive Order 12372 Process for review on <input type="text"/> . <input type="checkbox"/> b. Program is subject to E.O. 12372 but has not been selected by the State for review. <input checked="" type="checkbox"/> c. Program is not covered by E.O. 12372.	
* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If "Yes", provide explanation and attach <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001) <input checked="" type="checkbox"/> ** I AGREE ** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.	
Authorized Representative:	
Prefix: <input type="text" value="Mrs."/>	* First Name: <input type="text" value="Amy"/>
Middle Name: <input type="text"/>	
* Last Name: <input type="text" value="Shuler-Goodwin"/>	
Suffix: <input type="text"/>	
* Title: <input type="text" value="Mayor"/>	
* Telephone Number: <input type="text" value="304-348-0176"/>	Fax Number: <input type="text" value="304-348-0704"/>
* Email: <input type="text" value="amy.goodwin@cityofcharleston.org"/>	
* Signature of Authorized Representative: 	* Date Signed: <input type="text" value="08/03/2020"/>

# ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4840-0009  
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

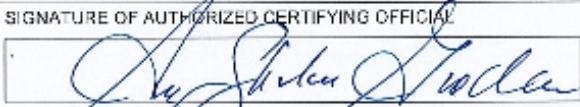
- Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
- Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
- Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
- Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
- Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
- Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
- Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
- Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4726-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
- Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§1801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
- Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

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Prescribed by OMB Circular A-102

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
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14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
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17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§489a-1 et seq.).
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SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Mayor
APPLICANT ORGANIZATION City of Charleston, WV	DATE SUBMITTED 03/03/2020

SF-424D (Rev. 7-97) Back



## CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

**Affirmatively Further Fair Housing** --The jurisdiction will affirmatively further fair housing.

**Uniform Relocation Act and Anti-displacement and Relocation Plan** -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

**Anti-Lobbying** --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

**Consistency with plan** --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

**Section 3** -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.

Signature of Authorized Official

August 3, 2020  
Date

Mayor

Title

## Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

**Citizen Participation** -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

**Community Development Plan** -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

**Following a Plan** -- It is following a current consolidated plan that has been approved by HUD.

**Use of Funds** -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2020, 2021, and 2022 (a period specified by the grantee of one, two, or three specific consecutive program years), shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

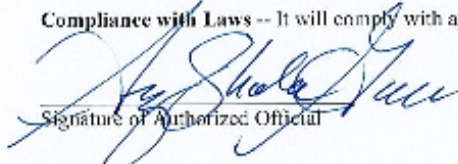
**Excessive Force** -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

**Compliance with Anti-discrimination laws** -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

**Lead-Based Paint** -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

**Compliance with Laws** -- It will comply with applicable laws.

  
\_\_\_\_\_  
Signature of Authorized Official      August 3, 2020  
\_\_\_\_\_  
Date  
Mayor  
\_\_\_\_\_  
Title

**OPTIONAL Community Development Block Grant Certification**

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

  
\_\_\_\_\_  
Signature of Authorized Official

August 3, 2020

\_\_\_\_\_  
Date

Mayor

\_\_\_\_\_  
Title



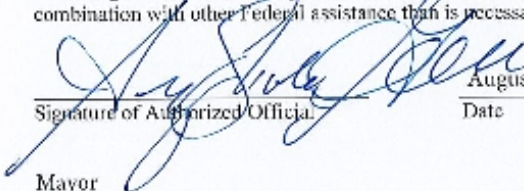
### Specific HOME Certifications

The HOME participating jurisdiction certifies that:

**Tenant Based Rental Assistance** -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

**Eligible Activities and Costs** -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

**Subsidy layering** -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;

  
Signature of Authorized Official: \_\_\_\_\_ Date: August 3, 2020

Mayor  
Title

## **APPENDIX TO CERTIFICATIONS**

### **INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:**

#### **Lobbying Certification**

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

## Appendix - Alternate/Local Data Sources

1	<b>Data Source Name</b> 2015 ACS DATA CHARLESTON
	<b>List the name of the organization or individual who originated the data set.</b> US CEnsus Bureau
	<b>Provide a brief summary of the data set.</b> Complete demographic, social, housing and economic data about the City
	<b>What was the purpose for developing this data set?</b> Required by law
	<b>Provide the year (and optionally month, or month and day) for when the data was collected.</b> Data from 2008 to 2013
	<b>Briefly describe the methodology for the data collection.</b> Sampling and analysis
	<b>Describe the total population from which the sample was taken.</b> The City
	<b>Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.</b> Unknown
	2
<b>List the name of the organization or individual who originated the data set.</b> US Census Bureau	
<b>Provide a brief summary of the data set.</b> Complete data on Charleston's emogrphics, economy, socila structure and housing	
<b>What was the purpose for developing this data set?</b> Required by law	
<b>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</b> The data is complete and collected for the entire population	

	<p><b>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</b></p> <p>Based on data 2008 to 2013</p>
	<p><b>What is the status of the data set (complete, in progress, or planned)?</b></p> <p>Complete</p>
<b>3</b>	<p><b>Data Source Name</b></p> <p>ACS Data</p>
	<p><b>List the name of the organization or individual who originated the data set.</b></p> <p>US Census</p>
	<p><b>Provide a brief summary of the data set.</b></p> <p>Estimates provided from the US Census</p>
	<p><b>What was the purpose for developing this data set?</b></p> <p>For the Five Year Consolidated Plan.</p>
	<p><b>Provide the year (and optionally month, or month and day) for when the data was collected.</b></p> <p>Current 2013-2017 ACS</p>
	<p><b>Briefly describe the methodology for the data collection.</b></p> <p>Comprehensive</p>
	<p><b>Describe the total population from which the sample was taken.</b></p> <p>US Census 2013-2017 ACS</p>
	<p><b>Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.</b></p> <p>City of Charleston, WV</p>
<b>4</b>	<p><b>Data Source Name</b></p> <p>Composited of 2013-2017 ACS, 2020 NSP Neighborhood</p>
	<p><b>List the name of the organization or individual who originated the data set.</b></p> <p>City of Charleston, WV and the U.S. Census.</p>
	<p><b>Provide a brief summary of the data set.</b></p> <p>Estimates provided from MOECD and the U.S. Census.</p>
	<p><b>What was the purpose for developing this data set?</b></p> <p>For the Five Year Consolidated Plan.</p>



	<p><b>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</b></p> <p>Comprehensive.</p>
	<p><b>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</b></p> <p>Current 2013-2017 ACS.</p>
	<p><b>What is the status of the data set (complete, in progress, or planned)?</b></p> <p>Complete.</p>