

## CR-05 - Goals and Outcomes

### **Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)**

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The FY2022 Consolidated Annual Performance and Evaluation Report (CAPER), describes the results and benefits produced by the City of Charlotte as projected by the City's FY2022 Annual Action Plan.

The City of Charlotte carries out federal programs administered by the U.S. Department of Housing and Urban Development (HUD). In addition, the City uses local funds for community development activities. The CAPER describes performance achievements to HUD for the following programs:

Community Development Block Grant (CDBG)

HOME Investment Partnership (HOME)

Housing Opportunities for Persons with AIDS (HOPWA)

Emergency Solution Grant (ESG)

Funding from these programs is used to provide and promote decent and affordable housing, a suitable living environment and expanded economic opportunities for Charlotte's citizens.

The City of Charlotte's housing policies support the need for safe and decent housing for low and moderate-income households and identifies the following goals:

Provide temporary rental assistance

Finance permanent supportive rental housing

Provide opportunities for homeownership

Provide programs to support persons with HIV/AIDS

Increase the supply of affordable rental housing

Improve existing housing stock

Support facilities and programs for the homeless

Increase neighborhood sustainability

Promote business growth and a robust workforce

The City of Charlotte’s Housing Policy embraces HUD’s national goals established by HUD to provide decent and affordable housing; provide suitable living environment; and expand economic opportunities to benefit low and moderate-income households.

In FY2022, the City of Charlotte and its partners implemented a number of housing and community development activities in the Charlotte community. The following reflects a portion of the City’s achievements in FY2022:

**89** affordable housing units were produced through investments in new construction and housing rehabilitation using federal funding.

**347** households received down-payment assistance to purchase a home.

**6,103** persons benefited from the Emergency Solution Grant and HOME funded Tenant Based Rental Assistance.

**Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)**

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee’s program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Improve existing affordable housing stock	Affordable Housing	CDBG: \$ / HOME: \$	Rental units rehabilitated	Household Housing Unit	250	0	0.00%	50	0	0.00%
Improve existing affordable housing stock	Affordable Housing	CDBG: \$ / HOME: \$	Homeowner Housing Added	Household Housing Unit	50	0	0.00%			
Improve existing affordable housing stock	Affordable Housing	CDBG: \$ / HOME: \$	Homeowner Housing Rehabilitated	Household Housing Unit	625	0	0.00%	125	0	0.00%

Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	100	0	0.00%			
Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	100	0	0.00%			
Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	1250	356	28.48%	650	0	0.00%
Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Rental units constructed	Household Housing Unit	150	0	0.00%	25	0	0.00%
Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Rental units rehabilitated	Household Housing Unit	375	0	0.00%	75	0	0.00%

Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Homeowner Housing Added	Household Housing Unit	50	0	0.00%			
Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Homeowner Housing Rehabilitated	Household Housing Unit	250	197	78.80%	50	89	178.00%
Increase neighborhood sustainability	Affordable Housing Non-Housing Community Development	CDBG: \$ / HOME: \$	Other	Other	200	26	13.00%	40	15	37.50%
Increase the supply of affordable rental housing	Affordable Housing	HOME: \$250000	Rental units constructed	Household Housing Unit	0	0		8	0	0.00%
Promote businesses and a robust workforce	Non-Housing Community Development	Local: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	1000	0	0.00%			
Promote businesses and a robust workforce	Non-Housing Community Development	Local: \$	Businesses assisted	Businesses Assisted	50	0	0.00%			

Provide assistance to households in crisis	Affordable Housing Homeless	ESG: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	1000	0	0.00%	200	91	45.50%
Provide assistance to households in crisis	Affordable Housing Homeless	ESG: \$	Homeless Person Overnight Shelter	Persons Assisted	12500	0	0.00%	2500	5979	239.16%
Provide assistance to households in crisis	Affordable Housing Homeless	ESG: \$	Homelessness Prevention	Persons Assisted	1000	0	0.00%	200	9	4.50%
Provide opportunities for homeownership	Affordable Housing	HOME: \$ / Local: \$	Homeowner Housing Added	Household Housing Unit	1625	90	5.54%	325	347	106.77%
Provide programs to support persons with HIV/AIDS	Affordable Housing Homeless Non-Homeless Special Needs	HOPWA: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0		100	0	0.00%
Provide programs to support persons with HIV/AIDS	Affordable Housing Homeless Non-Homeless Special Needs	HOPWA: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	500	88	17.60%	100	88	88.00%
Provide programs to support persons with HIV/AIDS	Affordable Housing Homeless Non-Homeless Special Needs	HOPWA: \$	Homelessness Prevention	Persons Assisted	300	137	45.67%	15	137	913.33%

Provide programs to support persons with HIV/AIDS	Affordable Housing Homeless Non-Homeless Special Needs	HOPWA: \$	Housing for People with HIV/AIDS added	Household Housing Unit	100	0	0.00%			
Provide programs to support persons with HIV/AIDS	Affordable Housing Homeless Non-Homeless Special Needs	HOPWA: \$	HIV/AIDS Housing Operations	Household Housing Unit	2500	724	28.96%	300	724	241.33%
Provide temporary rental assistance		HOME: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	250	115	46.00%	50	24	48.00%

**Table 1 - Accomplishments – Program Year & Strategic Plan to Date**

**Assess how the jurisdiction’s use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.**

The City of Charlotte and its partners continue to make the housing, community development and safety needs of Charlotte’s low and moderate-income residents the focal point for federal and local funded programs. The City’s success in neighborhood revitalization is measured by increased homeownership; housing construction and rehabilitation, and investments in removing economic barriers for low and moderate income families and neighborhood improvements. CDBG funding in FY2022 was specifically focused in three areas: housing rehabilitation, down payment assistance and the SAFE Charlotte Program. As the City of Charlotte grows, a core principle for City programming is to create places for live, work and play that are accessible to all persons regardless of income level.

**Additional Outcomes**

In addition to the above outcomes, 88 Households were assisted with HOPWA TBRA and 137 Households were assisted with HOPWA Homelessness Prevention.

**CR-10 - Racial and Ethnic composition of families assisted**

**Describe the families assisted (including the racial and ethnic status of families assisted).**

**91.520(a)**

**Table 2 – Table of assistance to racial and ethnic populations by source of funds**

**Narrative**



**CR-15 - Resources and Investments 91.520(a)**

**Identify the resources made available**

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	6,252,854	3,593,499
HOME	public - federal	3,791,443	1,168,458
HOPWA	public - federal	3,029,512	2,295,624
ESG	public - federal	509,569	397,616

**Table 3 - Resources Made Available**

**Narrative**

**Identify the geographic distribution and location of investments**

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
City of Charlotte	74		Service Geography
City of Charlotte/ Mecklenburg County	5		Service Geography
HOPWA Designated Service Area	21		Service Geography

**Table 4 – Identify the geographic distribution and location of investments**

**Narrative**

## Leveraging

**Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.**

The City of Charlotte funds a local housing trust to provide leverage funding for affordable housing projects. The City directly matches all HOME funds with the required funding amount at the outset of each project. The City also passed a land disposition policy that reviews all City owned land prior to disposal for possible use as affordable housing. Several City parcels have been used for affordable housing development.

<b>Fiscal Year Summary – HOME Match</b>	
1. Excess match from prior Federal fiscal year	3,584,708
2. Match contributed during current Federal fiscal year	0
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	3,584,708
4. Match liability for current Federal fiscal year	86,682
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	3,498,026

**Table 5 – Fiscal Year Summary - HOME Match Report**

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	Date of Contribution	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Preparation, Construction Materials, Donated labor	Bond Financing	Total Match

Table 6 – Match Contribution for the Federal Fiscal Year

**HOME MBE/WBE report**

Program Income – Enter the program amounts for the reporting period				
Balance on hand at beginning of reporting period \$	Amount received during reporting period \$	Total amount expended during reporting period \$	Amount expended for TBRA \$	Balance on hand at end of reporting period \$
0	1,214,297	1,214,297	0	0

Table 7 – Program Income

**Minority Business Enterprises and Women Business Enterprises** – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period

	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
<b>Contracts</b>						
Dollar Amount	0	0	0	0	0	0
Number	0	0	0	0	0	0
<b>Sub-Contracts</b>						
Number	0	0	0	0	0	0
Dollar Amount	0	0	0	0	0	0
	Total	Women Business Enterprises	Male			
<b>Contracts</b>						
Dollar Amount	0	0	0			
Number	0	0	0			
<b>Sub-Contracts</b>						
Number	0	0	0			
Dollar Amount	0	0	0			

**Table 8 - Minority Business and Women Business Enterprises**

**Minority Owners of Rental Property** – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted

	Total	Minority Property Owners				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Dollar Amount	0	0	0	0	0	0

**Table 9 – Minority Owners of Rental Property**

**Relocation and Real Property Acquisition** – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition

Parcels Acquired		0	0			
Businesses Displaced		0	0			
Nonprofit Organizations Displaced		0	0			
Households Temporarily Relocated, not Displaced		0	0			
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	0	0	0	0	0	0

**Table 10 – Relocation and Real Property Acquisition**

## CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	2,900	115
Number of Non-Homeless households to be provided affordable housing units	500	160
Number of Special-Needs households to be provided affordable housing units	329	0
<b>Total</b>	<b>3,729</b>	<b>275</b>

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	150	130
Number of households supported through The Production of New Units	325	0
Number of households supported through Rehab of Existing Units	175	87
Number of households supported through Acquisition of Existing Units	0	0
<b>Total</b>	<b>650</b>	<b>217</b>

Table 12 – Number of Households Supported

**Discuss the difference between goals and outcomes and problems encountered in meeting these goals.**

Low availability of housing stock and shortages of qualified contractors lowered rental assistance usage and rehabilitation production.

The increase in home sale prices resulted in fewer down payment assistance loans.

**Discuss how these outcomes will impact future annual action plans.**

The focus of Charlotte's federal funding allocations is affordable housing preservation and production. The City uses a combination of policy, federal funding and local funding to create, preserve and sustain affordable housing options for all residents of Charlotte. While these outcomes indicate positive progress, the affordability and availability of housing for low and moderate income households will continue to be a major issue for growing cities such as Charlotte.

**Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.**

<b>Number of Households Served</b>	<b>CDBG Actual</b>	<b>HOME Actual</b>
Extremely Low-income	37	26
Low-income	41	10
Moderate-income	24	46
<b>Total</b>	<b>102</b>	<b>82</b>

**Table 13 – Number of Households Served**

**Narrative Information**

## **CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)**

**Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:**

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

The City of Charlotte partners with Mecklenburg County and non-profit service providers to meet the needs of households experiencing homelessness in the City. Several organizations provide direct street outreach to unsheltered homeless persons. Much of the outreach work conducted in Charlotte is provided by volunteers or paid for by local dollars. This allows federal funds to be used for other activities such as rapid rehousing and shelter operations. Charlotte continues to aggressively target homelessness and deploy funding and processes to end and prevent homelessness.

The Charlotte community continues use of the coordinated assessment process. Through this process, all persons in need of services are assessed and prioritized based on need and risk. In FY 2022 the City continued the use of diversion strategies. The diversion process seeks to use minimal amounts of funding to redirect persons seeking shelter. For the period of July 2021– June 2022, 398 households were redirected from shelters to more appropriate housing.

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

The City partners with three shelters providing services to homeless households. Roof Above (formerly The Men's Shelter of Charlotte) provides emergency shelter to homeless men. The Salvation Army Center of Hope provides shelter to single women and families. Safe Alliance provides shelter to victims of domestic violence and sexual assault.

Along with the emergency shelter organizations, several other non-profit housing partners assist with providing transitional housing. These organizations provide temporary rental assistance through HOME, ESG, and locally-funded programs. Two partner organizations, Supportive Housing Communities and Roof Above (formerly Urban Ministries), develop supportive housing specifically for chronically homeless men and women. There continues to be a considerable need for services directed at ending and preventing homelessness. The City will continue to fund support for shelters and temporary rental assistance with a goal of self-sufficiency, and capital projects that create new housing options for persons experiencing homelessness.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after 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); and, receiving assistance from public or private agencies that**



## **address housing, health, social services, employment, education, or youth needs**

The City's coordinated assessment process assesses all individuals seeking housing assistance and utilizes a standardized evaluation to direct persons to the most appropriate services. In addition, partner agencies work together to connect services to the individual client needs. Agencies such as health providers, law enforcement agencies and more traditional service providers work together to meet specific client needs with a goal of self-sufficiency.

The City of Charlotte, Mecklenburg County and area service providers implemented a diversion program through coordinated assessment which is targeted to families who are experiencing homelessness for the first time. This diversion program allows case managers working with families to determine if funds could be provided which would allow the families to stay housed at their current locations.

**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**

This year, 203 households accessed one or more City-funded rental assistance programs. This intentional use of funding (both subsidy and case management services) is one of the community's core strategies to ensure successful transitions to self-sufficiency. Both the coordinated assessment and diversion processes play key roles in ensuring clients receive the most appropriate services for their individual needs. The community continues to participate in the Built for Zero Initiative which brings together a coalition of organizations who partner around this work and is succeeding in placing veterans and chronically homeless persons in housing throughout the year.

## **CR-30 - Public Housing 91.220(h); 91.320(j)**

### **Actions taken to address the needs of public housing**

By the end of FY 2020, INLIVIAN, formerly the Charlotte Housing Authority (CHA), converted 3,347 Public Housing units to the Project Based Voucher (PBV) funding platform via the Rental Assistance Demonstration (RAD) program. With the conversion of the agency's Dillehay property in FY 2022, INLIVIAN will have converted a total of 3,383 Public Housing units to Project Based Voucher (PBV) units. Dillehay Courts will be redeveloped in two phases and retain all 136 affordable units through the transfer to INLIVIAN's RAD platform beginning in 2022 through two redevelopment phases. The first "phase" is complete and utilized 36 RAD PBV vouchers. The second phase will include 100 PBV vouchers, maintaining the same number of subsidized units as the original Public Housing development. Upon completion of the Dillehay Courts redevelopment, INLIVIAN will no longer have a public housing portfolio. Conversion to the RAD PBV platform allowed INLIVIAN to leverage public and private debt and equity to reinvest in the affordable housing stock while ensuring that units remain permanently affordable to low-income households. A key focus in addressing the needs of INLIVIAN's portfolio for 2022 and 2023, is for INLIVIAN to continue to act as a resource and community ally for INLIVIAN clientele residing in Dillehay, and the adjacent neighborhood community through the redevelopment phases.

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

INLIVIAN, formerly the Charlotte Housing Authority (CHA), has dedicated staff within its non-profit supportive services entity CORE Programs, that works with an increasingly active Resident Advisory Council (RAC) to recruit, empower and assure residents are active in agency decision making and community leadership prospects. Resident Advisory Council leaders meet monthly with INLIVIAN's CEO and property management staff to discuss new ideas, plans, and/or community concerns.

In 2016 INLIVIAN launched its homeownership program, Destination Homeownership. The program empowers and assists qualified Housing Choice Voucher and Rental Assistance Demonstration (RAD)-Project Based Voucher (PBV) participants who are first-time buyers, in the purchase of their version of the American Dream.

174 families have purchased a home as of October 2022. Although the rising cost of homes in the Charlotte market has created challenges assisting low-income families with homeownership opportunities, the Destination Homeownership program has been able to assist 8 families with the purchase of a home in 2021 and 5 so far in 2022. The homes that families were able to purchase

included pre-existing and new construction single family homes, and townhomes. Destination Homeownership families are empowered through HUD-certified homeownership education and counseling and educational programming that includes workshops, individual counseling sessions, credit and debt reduction services.

**Actions taken to provide assistance to troubled PHAs**

N/A

## **CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)**

**Actions taken 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. 91.220 (j); 91.320 (i)**

The City has adopted a progressive set of codes and ordinances that broadly allow housing throughout the City and provides voluntary incentives for the provision of a mix of housing for households with diverse income. City policies also ensure projects funded by the city are not concentrated in areas with high levels of existing multifamily units. The City actively markets the shortage of and need for housing affordable to households at or below 80% of area median income. Following the adoption of the updated Comprehensive Plan, in March 2022, Charlotte adopted the Charlotte Future 2040 Policy Map, replacing the currently used Land Use Tool. In August 2022, Charlotte also established a Unified Development Ordinance (UDO). The purpose and intent of this UDO was to provide a diversity of housing choices for all income levels and groups with an emphasis on affordability, assign zoning districts to land within the City and the extra-territorial jurisdiction according to use of land and structures, mass and height of structures, intensity of the use of the lot, or other classification, as deemed best suited to carry out the purposes of this Ordinance, and other activities needed within the City.

To lessen barriers to affordable housing the City continues to support nonprofit housing agencies, encourage creative partnerships and provide funding to support diverse housing options in the Charlotte Mecklenburg community. This year the City of Charlotte provided funding for tenant based rental assistance, gap financing for multifamily housing construction and funding for multifamily rehabilitation. The City also has a voluntary density bonus program to encourage mixed income developments through provision of higher density developments.

### **Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)**

Underserved needs are identified as limited housing units available for low and very low income households, limited housing for persons with special needs and lack of funding to quickly rehouse homeless individuals and households. To address these obstacles, the City: 1) provided gap funding for housing developments that will serve low and very low income households, 2) participated in the development of housing for persons with HIV and formerly homeless and 3) provided housing subsidies designed to quickly rehouse households experiencing a housing crisis such as homelessness.

### **Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)**

The City of Charlotte is a recipient of the Lead Hazard Control grant. The City conducts outreach campaigns to increase community awareness of Lead Based Paint. The Lead program tests and removes lead hazards in affected qualifying units. All City housing rehabilitation activates trigger assessment for

lead based paint. If lead is identified in qualifying rehabilitation units, it is controlled or abated.

### **Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)**

The City of Charlotte and Mecklenburg County employ various strategies and initiatives to improve economic opportunity for low wealth residents. Most of these efforts are integrated into the goals, programs and policies of the City of Charlotte Housing & Neighborhood Services, the Mecklenburg County Department of Social Services and INLIVIAN, formerly the Charlotte Housing Authority (CHA). This year, these strategies included:

- Mecklenburg County's Work First Program to help lift households receiving public assistance out of their poverty circumstances and into full-time employment.
- Inlivian's Family Self-Sufficiency Program that provides remedial education, counseling, job training referral and placement to public housing residents.
- Local Job-Link system that provides access to training and jobs.
- Mayor's Mentoring Alliance connects Charlotte mentoring organizations for the purpose of promoting best practices through providing workshops, resources and standards for quality service delivery.
- Mayor's Youth Employment Program that provides summer employment opportunities for disadvantaged youth that exposes them to the world of work.
- The City, County, private businesses, and nonprofit organizations joined together to develop the 2020-2025 Housing and Homelessness Strategy. This effort facilitates the public and private sector coming together to address the full housing continuum, from street homelessness, upstream to households experiencing cost-burden.

### **Actions taken to develop institutional structure. 91.220(k); 91.320(j)**

Charlotte Mecklenburg uses a robust delivery system providing services from emergency shelter to first time homeownership. This year, the City worked with a number of local nonprofit housing agencies who provide programs and services on behalf of the City. The City actively participates in the Charlotte-Mecklenburg Continuum of Care and City staff serve on the COC board. This group coordinates efforts to reduce and end area homelessness and provides a continuum of services to low income households.. INLIVIAN, formerly the Charlotte Housing Authority (CHA) is responsible for all public housing developments in Charlotte Mecklenburg and is also the responsible entity for the Housing Choice Voucher Program. DreamKey Partners, formerly The Charlotte Mecklenburg Housing Partnership, is a Community Development Business Organization that works closely with the City on several projects. The City will continue to rely on these partnerships to implement HUD funded housing and community development programs. The City participates in various advisory boards and coalitions that provide continuous feedback on the City's delivery systems and offer suggestions on how to better streamline program delivery and project implementation.

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

**agencies. 91.220(k); 91.320(j)**

The City fostered coordination through its participation as an active member in the Charlotte Mecklenburg Continuum of Care (CoC). The City actively participated with the CoC and City staff served on the CoC Board. The City and many local nonprofit organizations serving homeless individuals continued to work through the Homeless Services Network to coordinate service delivery for families with critical needs related to homelessness.

**Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)**

The City of Charlotte has established programs and resources to mitigate barriers to fair housing choice. The Charlotte Community Relations Committee focused on preventing discrimination in Charlotte-Mecklenburg. The Committee accepts formal complaints from any party who feels discriminated against in a public place or in housing because of their race, color, religion, national origin, gender, family status or disability. The Committee also provides fair housing education and outreach services. Charlotte conducts yearly tests multifamily housing complexes for fair housing compliance.

## **CR-40 - Monitoring 91.220 and 91.230**

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

The City institutes a multi-layered monitoring approach to ensure that housing strategy, short and long term goals, program specific regulations and general state and federal statutes are followed.

The City's planning process produces draft documents that are reviewed internally, reviewed by elected officials and published for comment. The City also conducts several public forums to explain the content and use of the plan document. All plans are then approved by a vote of City Council.

Based on approved plans, activities are developed to achieve the outcomes set forth in the plan. Activities are conducted using multiple delivery methods including City staff, subrecipient, contractors or other third parties such as land owners or developers. Federal, State and local guidelines related to selection of parties who may use federal dollars are followed by staff and reviewed by internal compliance and/or procurement divisions to ensure the selection method complied with applicable regulations. Once activities are underway, several City staff persons are assigned to monitor activities for compliance including contract monitors, a multifamily project manager and a compliance team. Responsible parties regularly report the status of each activity to ensure plan goals will be completed. At the end of each year, accomplishments are compared to goals to determine the status of plan activities and make any necessary adjustments to future activities. The City of Charlotte also separately monitors Davis Bacon, Section 3, environmental and State Historic Preservation Office compliance to ensure projects comply with all applicable crosscutting requirements.

## **Citizen Participation Plan 91.105(d); 91.115(d)**

**Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.**

The City of Charlotte publishes notices in local English and Spanish newspapers requesting feedback on the CAPER document. To ensure access, the draft document is available at City of Charlotte government offices and online at <https://charlottenc.gov/HNS/Housing/Strategy/Pages/default.aspx>. Comments are accepted by mail or email for a period of no less than fifteen days.

**CR-45 - CDBG 91.520(c)**

**Specify the nature of, and reasons for, any changes in the jurisdiction’s program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.**

The City's CDBG funded programs were conducted as specified the 2022 Action Plan. The programs yielded their intended outcomes.

**Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?**

No

**[BEDI grantees] Describe accomplishments and program outcomes during the last year.**



**CR-50 - HOME 91.520(d)**

**Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations**

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

HUD regulations require annual compliance monitoring and on-site inspections for rental housing developments consisting of 26 or more units to be inspected annually, inspections every two years for developments of 5-25 units and every three years for developments of 1-4 units.

- |                              |                              |
|------------------------------|------------------------------|
| Arbor Glen III               | Montgomery Gardens           |
| Springfield Gardens          | Honeycreek Senior Apartments |
| St. Andrews Homes            | The Stevenson @ Brightwalk   |
| Nia Point                    | Bradford Apartments          |
| LaSalle at Lincoln Heights   | Friendship Gardens           |
| McNeel Apartments            | Tyvola Crossings II          |
| Cherry Garden Apartments     | LaSalle Street Duplexes      |
| Fairmarket Square Apartments | Grant Station                |

Wilmore Apartments

Year-end monitoring activities included approval of tenant rent increases, review of rent rates, income limits and utility schedules, unit mix, lease protections, property inspections, review of maintenance plans, random tenant file reviews for income verification, tenant re-certification and accurate rent calculations. No questionable findings were revealed during the review of tenant files. The overall units and grounds were satisfactorily maintained and inspected. Based on the City’s inspection, letters regarding needed repairs were sent to property owners. All repairs and recommendations were satisfactorily completed.

**Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 92.351(b)**

The City of Charlotte uses HOME funding in two ways that facilitate affirmative marketing practices. The City's down payment assistance program provides funding for the purchase of market rate units and using HOME funding to increase affordability and funding access through down payment and closing cost assistance. The City of Charlotte and its partner, Dreamkey Partners formerly, the Charlotte Mecklenburg Housing Partnership, provide outreach and training to real estate agents and first loan providers to ensure the program is widely utilized. Outreach to lenders is focused on lending organizations that have community based loan programs often accessed by minority homebuyers.

HOME funds is also used by nonprofit partners to develop various types of affordable housing products. The City requests each partner to develop and implement an affirmative marketing plan related to their project to ensure equal access to the developed housing resource.

**Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics**

The City of Charlotte recieved and expended **\$1,214,297.02** in program income during the project year. Funds were expended on HOME related activities outlined in this report.

**Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)**

The City of Charlotte works as a collaborative partner with nonprofit organizations as well as State and Federal government to promote and increase diverse housing options within the City. In addition to the investment of Federal funds in affordable housing development and preservation, the City operates a Housing Trust Fund. This funding source has provided over \$222 million in housing investments in Charlotte acting as a major gap financing instrument for tax credit housing and a primary funding source for millions in supportive housing investment.

Along with the City's financial commitment, City Council continues to direct staff to implement affordable housing best practices. One area currently under review is City surplus property and what role these physical assets might play in the provision of additional affordable housing units.

## CR-55 - HOPWA 91.520(e)

### Identify the number of individuals assisted and the types of assistance provided

Table for report on the one-year goals for the number of households provided housing through the use of HOPWA activities for: short-term rent, mortgage, and utility assistance payments to prevent homelessness of the individual or family; tenant-based rental assistance; and units provided in housing facilities developed, leased, or operated with HOPWA funds.

<b>Number of Households Served Through:</b>	<b>One-year Goal</b>	<b>Actual</b>
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	225	137
Tenant-based rental assistance	95	88
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	9	17
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	0	0

Table 14 – HOPWA Number of Households Served

### Narrative

## CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

<b>Total Labor Hours</b>	<b>CDBG</b>	<b>HOME</b>	<b>ESG</b>	<b>HOPWA</b>	<b>HTF</b>
Total Number of Activities	0	0	0	0	0
Total Labor Hours	0	0	0	0	
Total Section 3 Worker Hours	0	0	0	0	
Total Targeted Section 3 Worker Hours	0	0	0	0	

**Table 15 – Total Labor Hours**

<b>Qualitative Efforts - Number of Activities by Program</b>	<b>CDBG</b>	<b>HOME</b>	<b>ESG</b>	<b>HOPWA</b>	<b>HTF</b>
Outreach efforts to generate job applicants who are Public Housing Targeted Workers	0	0	0	0	
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0	0	0	0	
Direct, on-the job training (including apprenticeships).	0	0	0	0	
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0	0	0	0	
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0	0	0	0	
Outreach efforts to identify and secure bids from Section 3 business concerns.	1	0	0	0	
Technical assistance to help Section 3 business concerns understand and bid on contracts.	1	0	0	0	
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0	0	0	0	
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.	1	0	0	0	
Held one or more job fairs.	0	0	0	0	
Provided or connected residents with supportive services that can provide direct services or referrals.	1	0	0	0	
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0	0	0	0	
Assisted residents with finding child care.	0	0	0	0	
Assisted residents to apply for, or attend community college or a four year educational institution.	0	0	0	0	
Assisted residents to apply for, or attend vocational/technical training.	0	0	0	0	
Assisted residents to obtain financial literacy training and/or coaching.	1	0	0	0	
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0	0	0	0	
Provided or connected residents with training on computer use or online technologies.	0	0	0	0	
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0	0	0	0	

Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	0	0	0	0	
Other.	1	0	0	0	

**Table 16 – Qualitative Efforts - Number of Activities by Program**

**Narrative**

Habitat Charlotte Region is committed to incorporating training and job opportunities to local low-income residents into our affiliate activities. Open positions are advertised in these locations: Indeed.com, the Habitat Charlotte Region career opportunities newsletter, Habitat Charlotte Region website, Queen City Metro, La Noticia and Diversity Newsletter.

**CR-60 - ESG 91.520(g) (ESG Recipients only)**

**ESG Supplement to the CAPER in *e-snaps***

**For Paperwork Reduction Act**

**1. Recipient Information—All Recipients Complete**

**Basic Grant Information**

**Recipient Name** Charlotte  
**Organizational DUNS Number** 071064166  
**UEI**  
**EIN/TIN Number** 521333483  
**Identify the Field Office** GREENSBORO  
**Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance** Charlotte/Mecklenburg County CoC

**ESG Contact Name**

**Prefix** Mr  
**First Name** Marcus  
**Middle Name** D  
**Last Name** Jones  
**Suffix**  
**Title** City Manager

**ESG Contact Address**

**Street Address 1** 600 E. Trade Street  
**Street Address 2**  
**City** Charlotte  
**State** NC

**ZIP Code** -  
**Phone Number** 7043362241  
**Extension**  
**Fax Number**  
**Email Address** marcus.jones@charlotte.gov

**ESG Secondary Contact**

**Prefix** Mr  
**First Name** Warren  
**Last Name** Wooten  
**Suffix**  
**Title** HNS Assistant Director Housing  
**Phone Number** 7043362489  
**Extension**  
**Email Address** warren.wooten@charlottenc.gov

**2. Reporting Period—All Recipients Complete**

**Program Year Start Date** 07/01/2021  
**Program Year End Date** 06/30/2022

**3a. Subrecipient Form – Complete one form for each subrecipient**

**Subrecipient or Contractor Name:** COMMUNITY LINK  
**City:** Charlotte  
**State:** NC  
**Zip Code:** 28202, 3031  
**DUNS Number:** 162945059  
**UEI:**  
**Is subrecipient a victim services provider:** N  
**Subrecipient Organization Type:** Other Non-Profit Organization  
**ESG Subgrant or Contract Award Amount:** 88436

**Subrecipient or Contractor Name:** SALVATION ARMY CHARLOTTE

**City:** Charlotte

**State:** NC

**Zip Code:** 28231, 1128

**DUNS Number:** 828098058

**UEI:**

**Is subrecipient a victim services provider:** N

**Subrecipient Organization Type:** Other Non-Profit Organization

**ESG Subgrant or Contract Award Amount:** 100196

**Subrecipient or Contractor Name:** Safe Alliance

**City:** Charlotte

**State:** NC

**Zip Code:** 28202, 3095

**DUNS Number:** 113346134

**UEI:**

**Is subrecipient a victim services provider:** Y

**Subrecipient Organization Type:** Other Non-Profit Organization

**ESG Subgrant or Contract Award Amount:** 20228

**Subrecipient or Contractor Name:** Supportive Housing Communities

**City:** Charlotte

**State:** NC

**Zip Code:** 28205, 1828

**DUNS Number:** 883981144

**UEI:**

**Is subrecipient a victim services provider:** N

**Subrecipient Organization Type:** Other Non-Profit Organization

**ESG Subgrant or Contract Award Amount:** 29728

**Subrecipient or Contractor Name:** Roof Above

**City:** Charlotte

**State:** NC

**Zip Code:** 28206, 3200

**DUNS Number:** 957263866

**UEI:**

**Is subrecipient a victim services provider:** N

**Subrecipient Organization Type:** Other Non-Profit Organization

**ESG Subgrant or Contract Award Amount:** 154712

**Subrecipient or Contractor Name:** Friendship Community Development Corp

**City:** Charlotte

**State:** NC

**Zip Code:** 28216, 3735

**DUNS Number:** 360714492

**UEI:**

**Is subrecipient a victim services provider:** N

**Subrecipient Organization Type:** Other Non-Profit Organization

**ESG Subgrant or Contract Award Amount:** 10901

**Subrecipient or Contractor Name:** The Relatives, Inc

**City:** Charlotte

**State:** NC

**Zip Code:** 28202, 2223

**DUNS Number:** 097361141

**UEI:** P8NTG8M8Y5E5

**Is subrecipient a victim services provider:** N

**Subrecipient Organization Type:** Other Non-Profit Organization

**ESG Subgrant or Contract Award Amount:** 46200



## CR-65 - Persons Assisted

### 4. Persons Served

#### 4a. Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

Table 16 – Household Information for Homeless Prevention Activities

#### 4b. Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

Table 17 – Household Information for Rapid Re-Housing Activities

#### 4c. Complete for Shelter

Number of Persons in Households	Total
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

Table 18 – Shelter Information



**4d. Street Outreach**

<b>Number of Persons in Households</b>	<b>Total</b>
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

**Table 19 – Household Information for Street Outreach**

**4e. Totals for all Persons Served with ESG**

<b>Number of Persons in Households</b>	<b>Total</b>
Adults	0
Children	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

**Table 20 – Household Information for Persons Served with ESG**

**5. Gender—Complete for All Activities**

	<b>Total</b>
Male	0
Female	0
Transgender	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

**Table 21 – Gender Information**

**6. Age—Complete for All Activities**

	<b>Total</b>
Under 18	0
18-24	0
25 and over	0
Don't Know/Refused/Other	0
Missing Information	0
<b>Total</b>	<b>0</b>

**Table 22 – Age Information**

**7. Special Populations Served—Complete for All Activities**

**Number of Persons in Households**

Subpopulation	Total	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters
Veterans	0	0	0	0
Victims of Domestic Violence	0	0	0	0
Elderly	0	0	0	0
HIV/AIDS	0	0	0	0
Chronically Homeless	0	0	0	0
<b>Persons with Disabilities:</b>				
Severely Mentally Ill	0	0	0	0
Chronic Substance Abuse	0	0	0	0
Other Disability	0	0	0	0
Total (Unduplicated if possible)	0	0	0	0

**Table 23 – Special Population Served**

## CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

### 10. Shelter Utilization

Number of New Units - Rehabbed	0
Number of New Units - Conversion	0
Total Number of bed-nights available	419,385
Total Number of bed-nights provided	349,375
Capacity Utilization	83.31%

Table 24 – Shelter Capacity

### 11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

## CR-75 – Expenditures

### 11. Expenditures

#### 11a. ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Expenditures for Rental Assistance	0	0	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Prevention under Emergency Shelter Grants Program	0	0	0
<b>Subtotal Homelessness Prevention</b>	<b>0</b>	<b>0</b>	<b>0</b>

Table 25 – ESG Expenditures for Homelessness Prevention

#### 11b. ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Expenditures for Rental Assistance	0	0	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Assistance under Emergency Shelter Grants Program	0	0	0
<b>Subtotal Rapid Re-Housing</b>	<b>0</b>	<b>0</b>	<b>0</b>

Table 26 – ESG Expenditures for Rapid Re-Housing

#### 11c. ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Essential Services	0	0	0
Operations	0	0	0
Renovation	0	0	0

Major Rehab	0	0	0
Conversion	0	0	0
<b>Subtotal</b>	<b>0</b>	<b>0</b>	<b>0</b>

**Table 27 – ESG Expenditures for Emergency Shelter**

**11d. Other Grant Expenditures**

	Dollar Amount of Expenditures in Program Year		
	2019	2020	2021
Street Outreach	0	0	0
HMIS	0	0	0
Administration	0	0	0

**Table 28 - Other Grant Expenditures**

**11e. Total ESG Grant Funds**

Total ESG Funds Expended	2019	2020	2021
	0	0	0

**Table 29 - Total ESG Funds Expended**

**11f. Match Source**

	2019	2020	2021
Other Non-ESG HUD Funds	0	0	0
Other Federal Funds	0	0	0
State Government	0	0	0
Local Government	0	0	0
Private Funds	0	0	0

Other	0	0	0
Fees	0	0	0
Program Income	0	0	0
<b>Total Match Amount</b>	<b>0</b>	<b>0</b>	<b>0</b>

**Table 30 - Other Funds Expended on Eligible ESG Activities**

**11g. Total**

<b>Total Amount of Funds Expended on ESG Activities</b>	<b>2019</b>	<b>2020</b>	<b>2021</b>
	0	0	0

**Table 31 - Total Amount of Funds Expended on ESG Activities**