

# CITY OF DANVILLE VIRGINIA

## 2015 – 2019 CONSOLIDATED PLAN

## 2015 – 2016 ANNUAL PLAN

**Submitted: May 15, 2015**



Contact:  
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# Executive Summary

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

### 1. Introduction

The Consolidated Plan serves as a planning document meeting the federal government statutory requirements in 24 CFR 91.200-91.230, with revisions for preparing a Consolidated Plan and guiding the use of CDBG, HOME, HOPWA, and ESG funding based on applications to the U.S. Department of HUD. The major sections of the Consolidated Plan include a Housing Market Analysis, Housing and Homeless Needs Assessment, 5-year Strategic Plan, a 1-year Action Plan, and Consultation and Citizen Participation, with accompanying documentation relating to public comment. The Strategic Plan addresses specific needs that were identified in the data analysis, with specific goals and program targets for each category designated for funding. The Action Plan is a subset of the Strategic Plan, addressing funding options for the next fiscal year. The Consolidated Plan can be used by organizations in the community as a guide for identifying activities through which they can help the jurisdiction reach their housing and community development goals. The Consolidated Plan also serves as the baseline for measuring program effectiveness, as reported in the Consolidated Annual Performance and Evaluation Report (CAPER) required by HUD for each fiscal year's funding allocation. Incorporated into the Consolidated Plan are an analysis of the local housing market and a review of housing and homeless needs in Danville as a means of defining the current environment in which federal funding is being used. The Consolidated Plan provides a strategic plan for meeting priority needs that were identified through the community participation process. The analytical parts of the document draw from the 2005-2009 and the 2008-2012 American Community Surveys and 2005 CHAS data provided by HUD. Other data sources include the 2010 U.S. Census and other information gathered locally, including the Danville/Martinville Continuum of Care and a survey of citizens that was used to assist in prioritizing needs. The survey was available on the City's website and was distributed at community meetings. Public housing information was provided by the Danville Redevelopment and Housing Authority.

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

This Consolidated Plan contains a range of goals, objectives, and outcomes formulated to address needs identified for homelessness, other special needs, affordable housing, non-housing community development, barriers to affordable housing, lead-based paint hazards, institutional structure, and coordination. These objectives include:

- Continue to Plan, Monitor and Administer Entitlement Grant Programs and insure compliance with Federal Regulations. Improve the condition of housing for low-income homeowners. Improve the condition of housing for low-income renters.
- Increase the viability for potential homeownership and rental housing opportunities. Address community needs through regulatory controls that maintain housing conditions and remove slum and blight.
- Address community needs through community-based public service programs.
- Address community needs through improvements and expansion of Public Facilities and Public infrastructure.

These objectives are supported by a collection of associated strategies and performance goals. These strategies seek to work toward meeting the objectives stated, addressing the need for more affordable housing, housing rehabilitation, public facilities and infrastructure improvements, and public services. Specifics can be found in the Strategic Plan and Annual Action Plan.

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

Danville has a history of successful programs funded through the Community Development Block Grant and HOME Investment Partnership Program. Of particular importance to the health of the city have been programs that address the condition of the housing stock. The City has successfully funded housing rehabilitation activities targeting lower income and elderly households unable to properly maintain their homes. The City has worked actively with local homeless services providers to expand both the stock of units/beds available to homeless persons and services aimed at helping those persons find employment, housing, health care services, and educational opportunities. Details of past performance can be found in the City's Consolidated Annual Performance and Evaluation Report (CAPER).

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

Based on the Community Participation Plan, outreach included public forums and focus group meetings, on-line survey accessed on the City of Danville Web Site, and consultation with public and private agencies and organizations to capture public input as to the priority needs for the next five years. Participating persons, public and private agencies included the general public, neighborhood organizations, nonprofit housing, and CHDO organizations, Danville Redevelopment and Housing Authority, Continuum of Care, Board of Realtors, Chamber of Commerce, public and social service agencies, colleges and universities, elected and appointed officials.

Three Public Forums and Stakeholder Focus Group sessions were held on June 16th and 17th, 2014 at the City of Danville City Hall Building, 427 Patton Street, Danville, Virginia 24541 to receive input on priority needs for the 2015 – 2019 Consolidated Plan and Analysis of Impediments to Fair Housing. Three additional public forums were held to receive comments on the 2015 Annual Plan Budget and 2015 – 2019 Consolidated Plan Priorities on April 15, 2015, 1:00 pm, Danville Public Library, 2nd floor; April 22, 2015, 5:00 pm, Danville Public Library, 2nd floor; and April 28, 2015, 3:00 pm, before the Housing & Development Advisory Committee Meeting at the City of Danville City Hall Building. A final public hearing before the City Council was held on May 5, 2015, 7:00 pm in City Council Chambers.

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

No comments were received.

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

No comments were rejected.

## **7. Summary**

This plan provides a framework through which Danville manages its federal entitlement programs related to community development and homeless assistance. Data were provided through HUD's eCon software system, utilizing American Community Survey data and other sources, to construct the needs assessment and market analysis. The City worked with local service providers and other concerned citizens to develop the strategic plan and annual action plan, both designed to address needs within the city as identified through the public participation process and needs assessment.

# The Process

## PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	DANVILLE	Community Development Department
HOME Administrator	DANVILLE	Community Development Department

Table 1 – Responsible Agencies

### Narrative

The lead agency for the development of the Consolidated Plan is the Community Development Department of Danville. CDD has contracted with the consulting firm of J-QUAD Planning Group. The City and J-QUAD consulted with a number of other agencies including the City's Community Housing Development Organization (CHDO) and the agencies involved in the local Continuum of Care to address homelessness.

### Consolidated Plan Public Contact Information

City of Danville

Community Development Department

Housing & Development Division

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(434) 799-5261

## **PR-10 Consultation - 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

Danville works with a wide variety of agencies, organizations, and service providers in an effort to bring various viewpoints to bear in the identification of local housing and service needs. Ongoing relationships focused on specific needs and targeted meetings designed to bring public input into the Consolidated Plan process are two of the ways that the City utilizes outside organizations in the consultation process.

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

The City has ongoing relationships with several housing providers working on housing development activities. The CHDO system provides a forum for assisting these agencies grow and meet their own targeted clientele. The City also works to utilize Section 8 vouchers from the federal government to address the housing needs of the City's lowest income households. Through the Continuum of Care process, the City maintains relationships with mental health providers, homeless shelter and services providers, and other governmental agencies with specific responsibilities for homeless individuals and families. The City also participates in a variety of other coalitions that seek to address other issues that relate to housing and service needs.

**Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness**

City staff works actively with the Danville/Martinville Continuum of Care, the local umbrella for the development of the Continuum of Care. Staff participate in regularly scheduled meetings and point-in-time surveys. In the past, the City has provided administrative support to supplement Continuum of Care initiatives and funding to the various agencies that make up the membership of the Danville/Martinville Continuum of Care.

**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**

Staff from Danville participates in the development of the Continuum of Care, working with area service providers to include City resources, to the extent possible, in the provision of services to homeless individuals and families in Danville.

**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>	DANVILLE REDEVELOPMENT AND HOUSING AUTHORITY
	<b>Agency/Group/Organization Type</b>	PHA
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
2	<b>Agency/Group/Organization</b>	BOYS & GIRLS CLUB OF DANVILLE/PROJECT DISCOVERY
	<b>Agency/Group/Organization Type</b>	Services-Children
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
3	<b>Agency/Group/Organization</b>	West Piedmont Better Housing
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
4	<b>Agency/Group/Organization</b>	UNITED WAY
	<b>Agency/Group/Organization Type</b>	Regional organization Foundation

	<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 Non-Homeless Special Needs Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
5	<b>Agency/Group/Organization</b>	Virginia Legal Aid Society
	<b>Agency/Group/Organization Type</b>	Services-Victims of Domestic Violence Service-Fair Housing Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Families with children Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
6	<b>Agency/Group/Organization</b>	COMMUNITY IMPROVEMENT COUNCIL/HEAD START
	<b>Agency/Group/Organization Type</b>	Services-Children
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.

7	<b>Agency/Group/Organization</b>	ENH Community Development Corporation
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
8	<b>Agency/Group/Organization</b>	Habitat for Humanity
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Market Analysis Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.
9	<b>Agency/Group/Organization</b>	Danville / Martinsville CoC
	<b>Agency/Group/Organization Type</b>	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 Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Invited to participate in the Consolidated Plan community forums.

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

No specific organizations were intentionally left out of the public participation process.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Danville/Martinville Continuum of Care	The Strategic Plan provides a set of priorities for addressing homelessness, with are supported by the Danville/Martinville Continuum of Care and its participating agencies.
PHA 5-Year Plan	Danville Redevelopment and Housing Authority	The Strategic Plan provides a set of priorities from which specific needs identified by the PHA could be addressed if funding is available.

**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))**

Danville works closely with other local communities active in the Continuum of Care process, State agencies, local non-profit organizations, and other departments of the City of Danville in the development of programs to address housing, homeless, and community development needs and other local issues covered by the Consolidated Plan.

**Narrative (optional):**

The development of the Consolidated Plan and the component Strategic Plan and Annual Action Plan require the help of the local non-profit community and other organizations. Specific priorities are identified and ranked through that participation utilizing focus group sessions, forums, and surveys. The City relies on its ongoing relationships to ensure that these opinions and observations are incorporated into the Plan.

## **PR-15 Citizen Participation**

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

Based on the Community Participation Plan, outreach included public forums and focus group meetings, on-line survey accessed on the City of Danville Web Site, and consultation with public and private agencies and organizations to capture public input as to the priority needs for the next five years. Participating persons, public and private agencies included the general public, neighborhood organizations, nonprofit housing, and CHDO organizations, Danville Housing Authority, Continuum of Care, Board of Realtors, Chamber of Commerce, public and social service agencies, colleges and universities, elected and appointed officials.

Three Public Forums and Stakeholder Focus Group sessions were held on June 16th and 17th, 2014 at the City of Danville City Hall Building, 427 Patton Street, Danville, Virginia 24541 to receive input on priority needs for the 2015 – 2019 Consolidated Plan and Analysis of Impediments to Fair Housing. Three additional public forums were held to receive comments on the 2015 Annual Plan Budget and 2015 – 2019 Consolidated Plan Priorities on April 15, 2015, 1:00 pm, Danville Public Library, 2nd floor; April 22, 2015, 5:00 pm, Danville Public Library, 2nd floor; and April 28, 2015, 3:00 pm, before the Housing & Development Advisory Committee Meeting at the City of Danville City Hall Building. A final public hearing before the City Council was held on May 5, 2015, 7:00 pm in City Council Chambers.

Supplemental interviews were conducted with and information and input received from various city departments, public and elected officials, Chamber of Commerce, and Board of Realtors, Continuum of Care organization, community, professional and industry representatives to obtain information from those unable to attend the sessions.

Attendees for the Focus Groups and Public Forums were gathered through invitations sent to select resident and community leaders, organizations, industry professionals and public officials and a public meeting notice published in the local newspaper. At each Focus Group and Public Forum, general issues related to the housing market, neighborhoods conditions, community development needs and concerns pertaining to fair housing choice in City of Danville were discussed. The Consolidated Plan format included discussions of the communities' priority needs for the next five years and their priorities for funding for the next program year.

Participants in the focus groups and public forums and the general public were given an opportunity to complete a Priority Needs Survey as part of the Consolidated Plan process. The survey was presented at each of the aforementioned sessions and also made available on the County's web site for completion and submission on line.

The Draft Plan of the 2015 – 2019 Consolidated Plan and Annual Plan were published in the local newspapers and Draft Reports made available for review April 6th – May 7th, 2015

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Non-targeted/broad community	Three Consolidated Plan Forums and Stakeholder Focus Group meetings were held in June, 2014. A wide variety of individuals and social service agencies were invited to participate in the events.	The focus group sessions identified a wide range of issues of concern to the attendees with regard to social and economic conditions, housing, public policy and awareness of fair housing, banking and mortgage lending issues, special needs housing, and public transportation.	All comments were accepted.	

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	Internet Outreach	Non-targeted/broad community	A total of 4 surveys were received from attendees to the forums and focus group meetings and through the online survey linked to the City's website. These responses provided City staff with direction in the prioritization of service needs for the allocation of CDBG funding.	No comments were included in the survey instrument. Questions were posed as ranking opportunities in the identification of local programmatic needs. City staff reviewed the results provided by the survey and developed a list of priorities to be included in the Consolidated Plan.	All comments were accepted.	

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

## NA-05 Overview

### Needs Assessment Overview

The needs assessment looks at a variety of housing, homeless, community development, and non-homeless special needs through an examination of census and CHAS data, which was created by the U.S. Census Bureau and the U.S. Department of Housing and Urban Development. These data quantify housing problems, such as overcrowding and cost burden, and measure the magnitude of special needs populations, such as the elderly, frail elderly, and persons with HIV/AIDS. As shown in the following analysis, cost burden (paying more than 30 percent of household income on housing expenses) and extreme cost burden (paying more than 50 percent of household income on housing expenses) has a considerable impact on households in Danville, particularly lower income households. Measures of housing condition (lack of complete kitchen or plumbing facilities) doesn't provide a very reliable measure of condition, though it represents the best, easily accessible data on the topic. Other needs are represented through the Section 8 wait list and various census and state data sources.

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

### Summary of Housing Needs

The following data provide an analysis of housing problems in Danville, including lack of complete plumbing or kitchen facilities, overcrowding (1.01 to 1.5 persons per room), severe overcrowding (more than 1.5 persons per room), cost burden (paying more than 30% of household income on housing expenses), and severe cost burden (paying more than 50% of household income on housing expenses). By far, the most common housing need related to cost burden, hitting lower income households particularly hard, with over 57 percent of renter households and 62 percent of owner households earning less than 30% of the area median income (AMI) paying more than 50% of their income on housing expenses. For rental households, cost burden is the most common housing problem with almost 60 percent of all renter households earning below 100% of the AMI paying more than 30% of their income on housing expenses. Likewise, cost burden is the most common for owner households where 41 percent of all owner households earning below 100% of the AMI paying more than 30% of their income on housing expenses, with severe cost burden not far behind with 18 percent paying more than 50% of their income on housing expenses. The next most pressing housing problem in Danville is substandard housing in rental housing, with just over four percent living in units with incomplete plumbing or kitchen facilities. When comparing substandard housing with cost burden, the needs observed are not nearly as pressing.

Demographics	Base Year: 2000	Most Recent Year: 2011	% Change
Population	48,411	43,433	-10%
Households	20,608	18,938	-8%
Median Income	\$26,900.00	\$31,011.00	15%

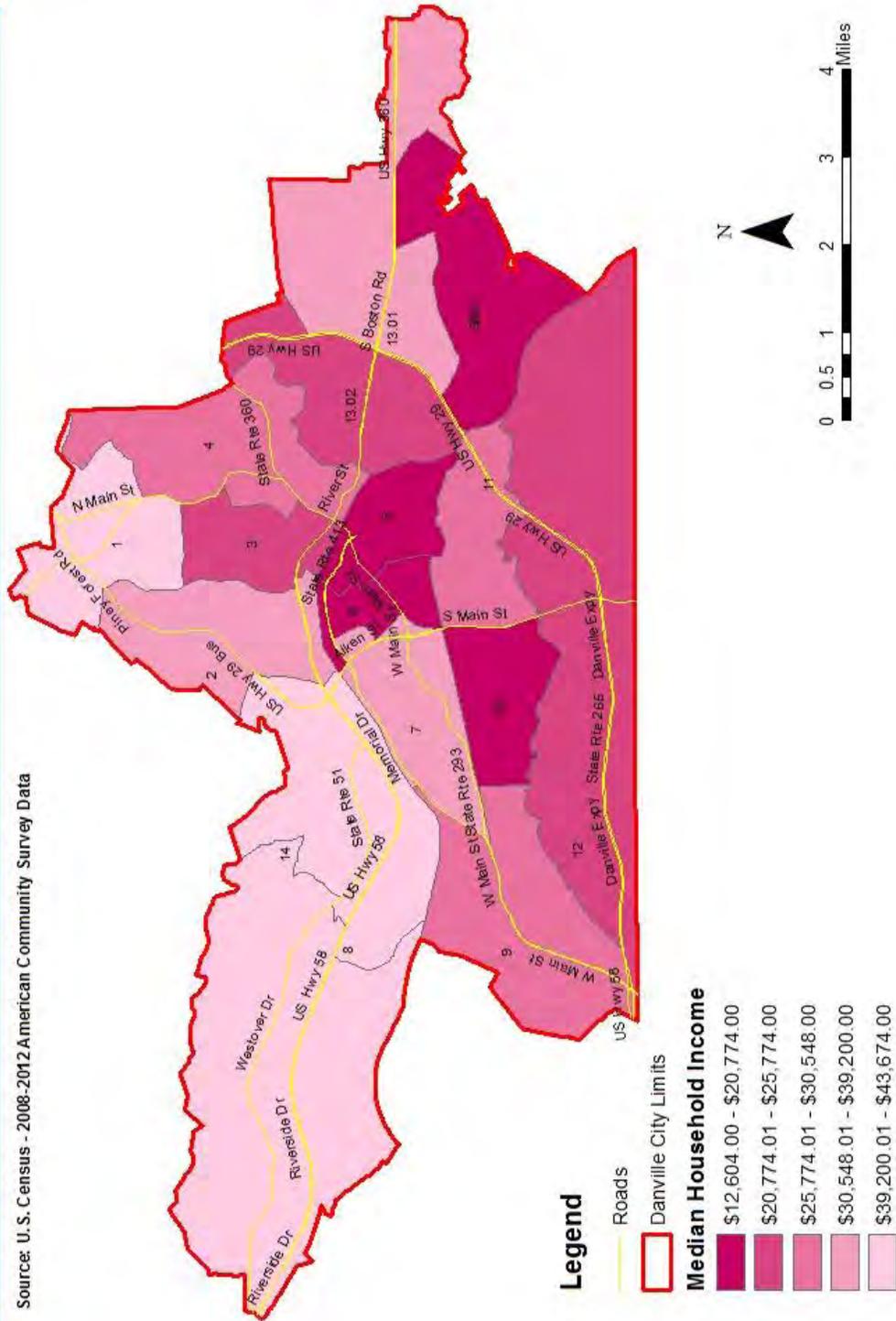
**Table 5 - Housing Needs Assessment Demographics**

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

# Median Household Income

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

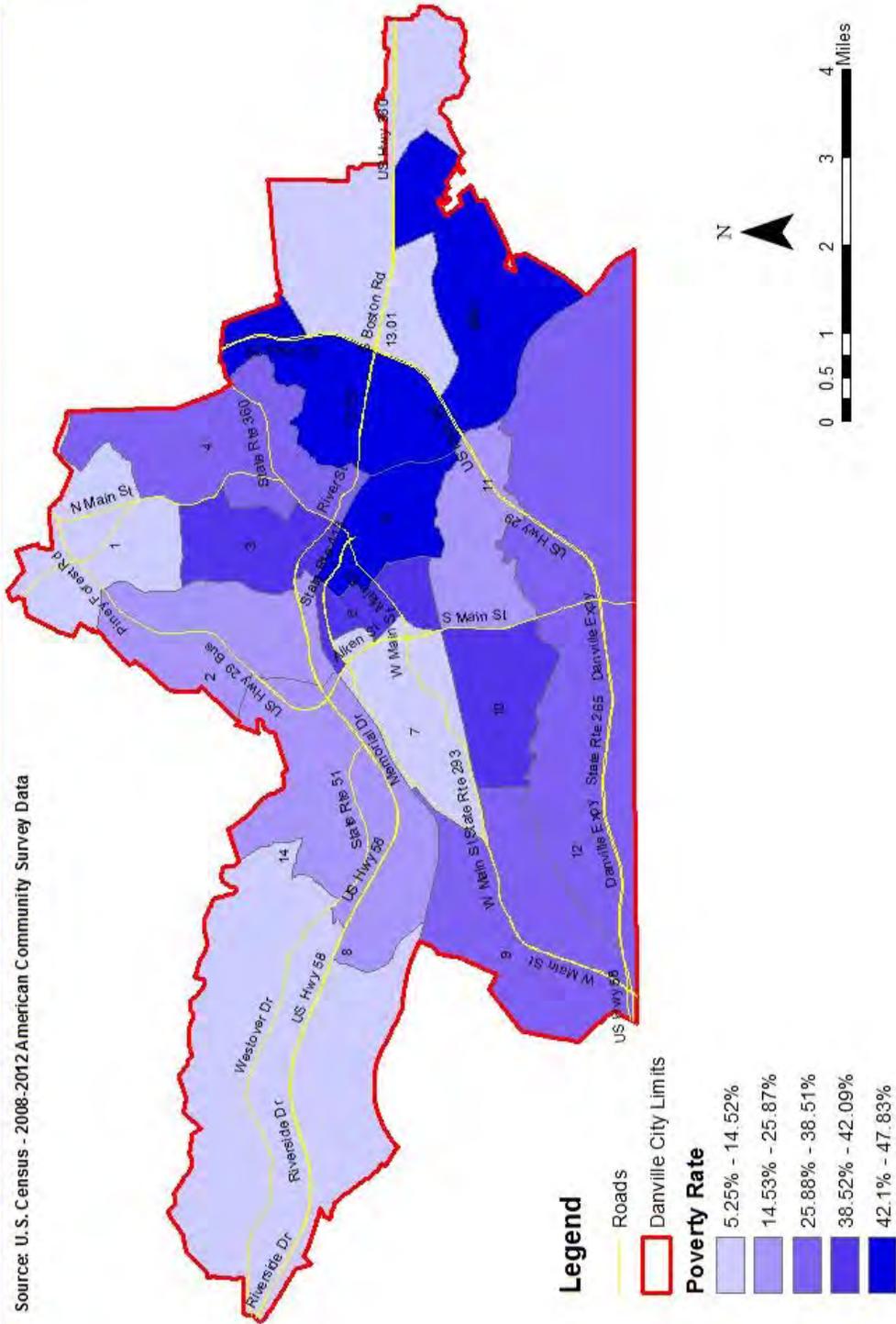


### Median Household Income

# Percent Living in Poverty

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Living in Poverty

**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 *	3,405	3,130	3,370	2,080	6,955
Small Family Households *	1,250	885	1,100	855	3,445
Large Family Households *	240	125	255	155	415
Household contains at least one person 62-74 years of age	465	475	840	580	1,545
Household contains at least one person age 75 or older	550	875	700	270	750
Households with one or more children 6 years old or younger *	705	378	350	280	240
* the highest income category for these family types is >80% HAMFI					

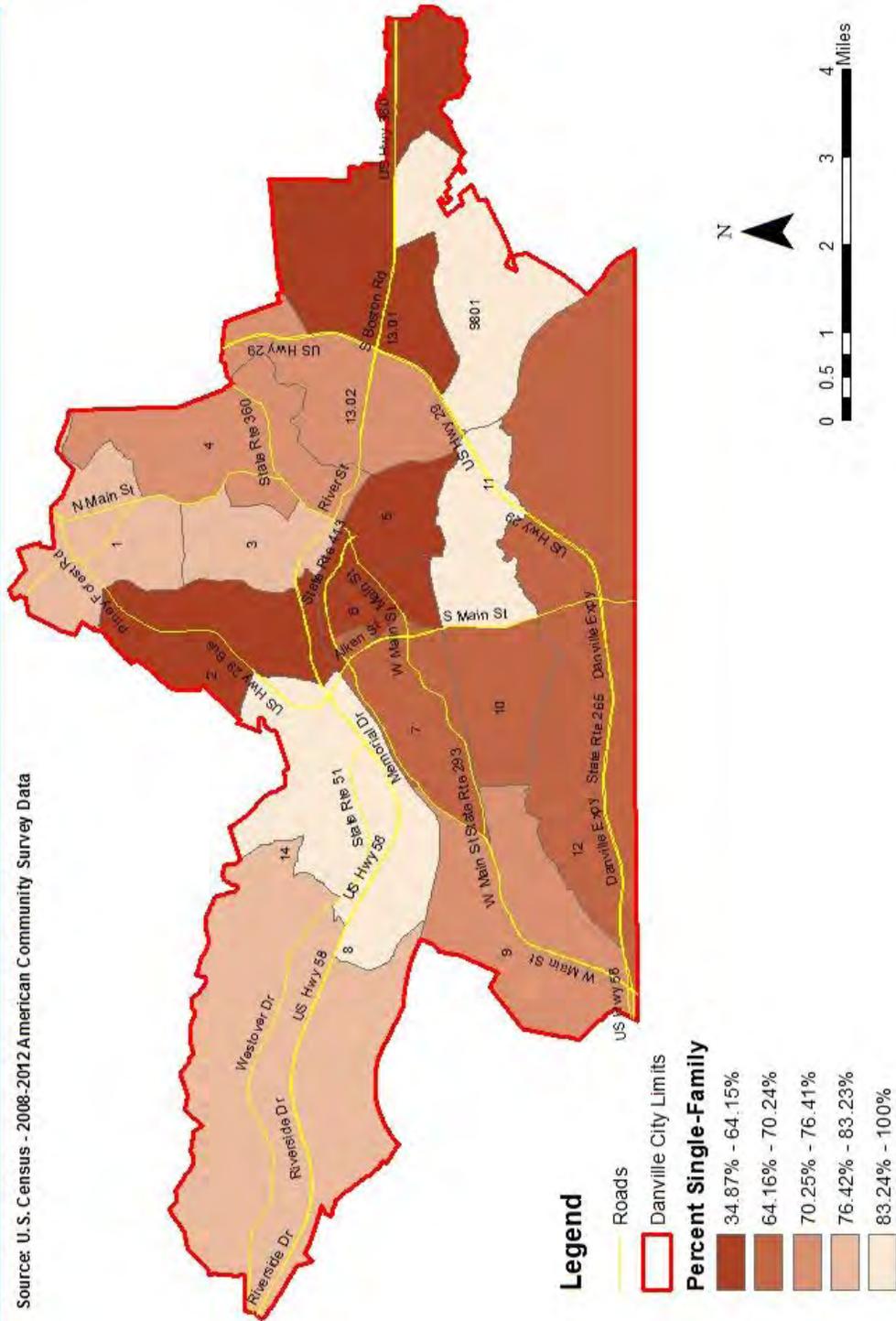
**Table 6 - Total Households Table**

**Data Source:** 2007-2011 CHAS

# Percent Single-Family

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

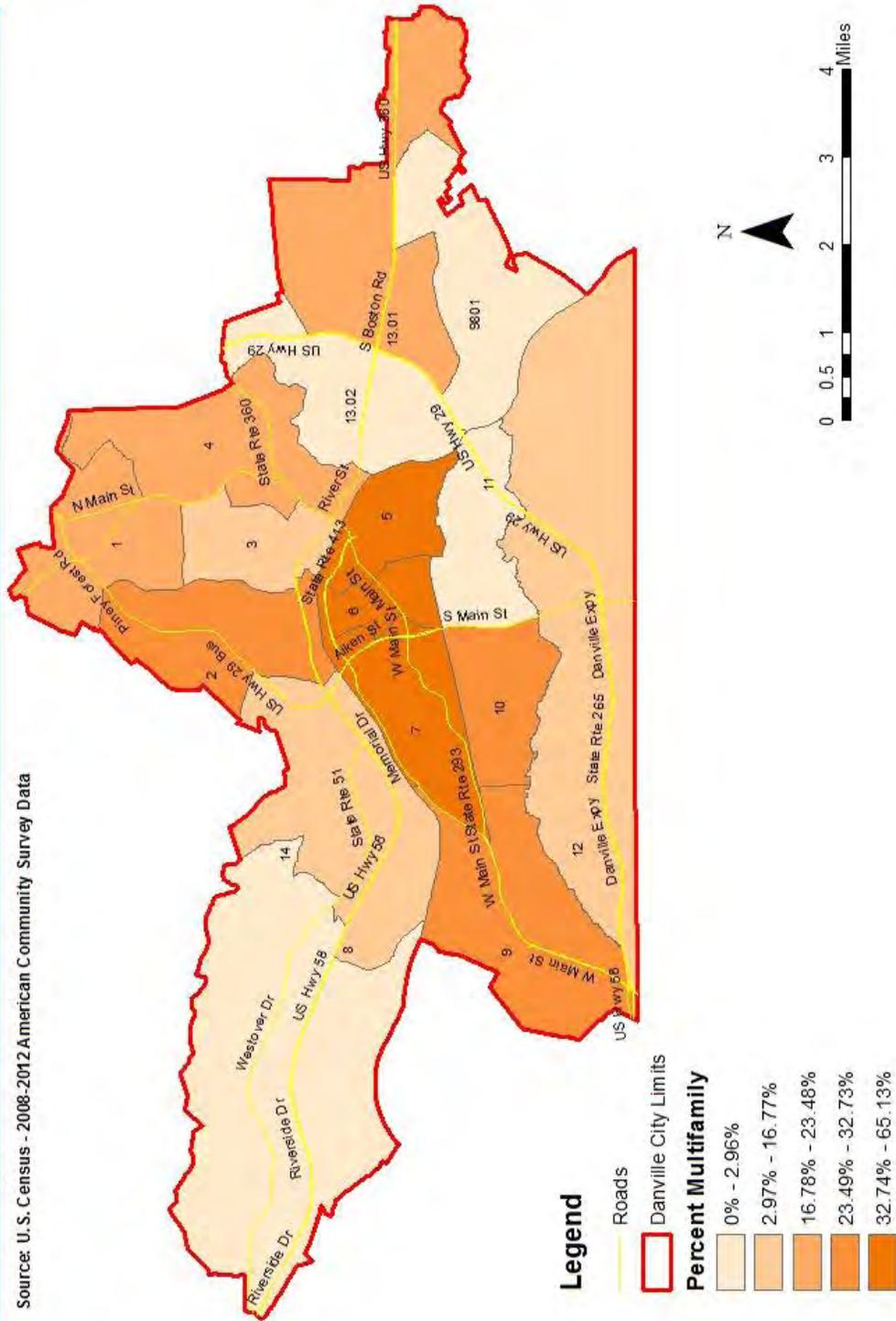


### Percent Single-Family

# Percent Multifamily

## Danville Consolidated Plan, 2015 - 2019

Source: U. S. Census - 2008-2012 American Community Survey Data



### Percent Multifamily

## 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
<b>NUMBER OF HOUSEHOLDS</b>										
Substandard Housing - Lacking complete plumbing or kitchen facilities	95	130	60	0	285	20	10	10	30	70
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	40	0	4	0	44	0	0	45	0	45
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	60	0	45	25	130	0	4	0	4	8
Housing cost burden greater than 50% of income (and none of the above problems)	1,525	560	55	15	2,155	480	240	215	45	980
Housing cost burden greater than 30% of income (and none of the above problems)	360	810	490	130	1,790	75	385	690	250	1,400

	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)	260	0	0	0	260	90	0	0	0	90

**Table 7 – Housing Problems Table**

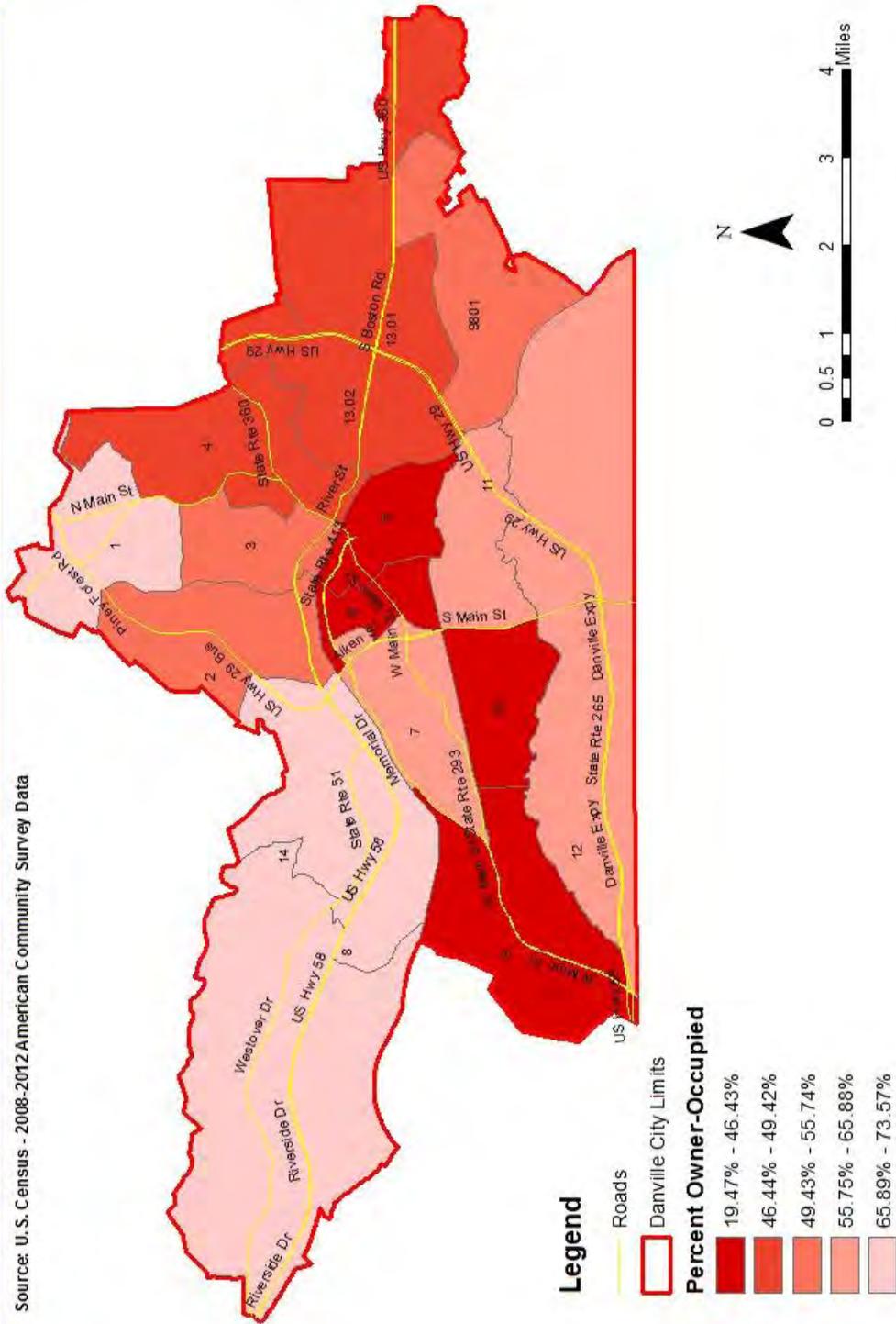
Data 2007-2011 CHAS

Source:

# Percent Owner-Occupied

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

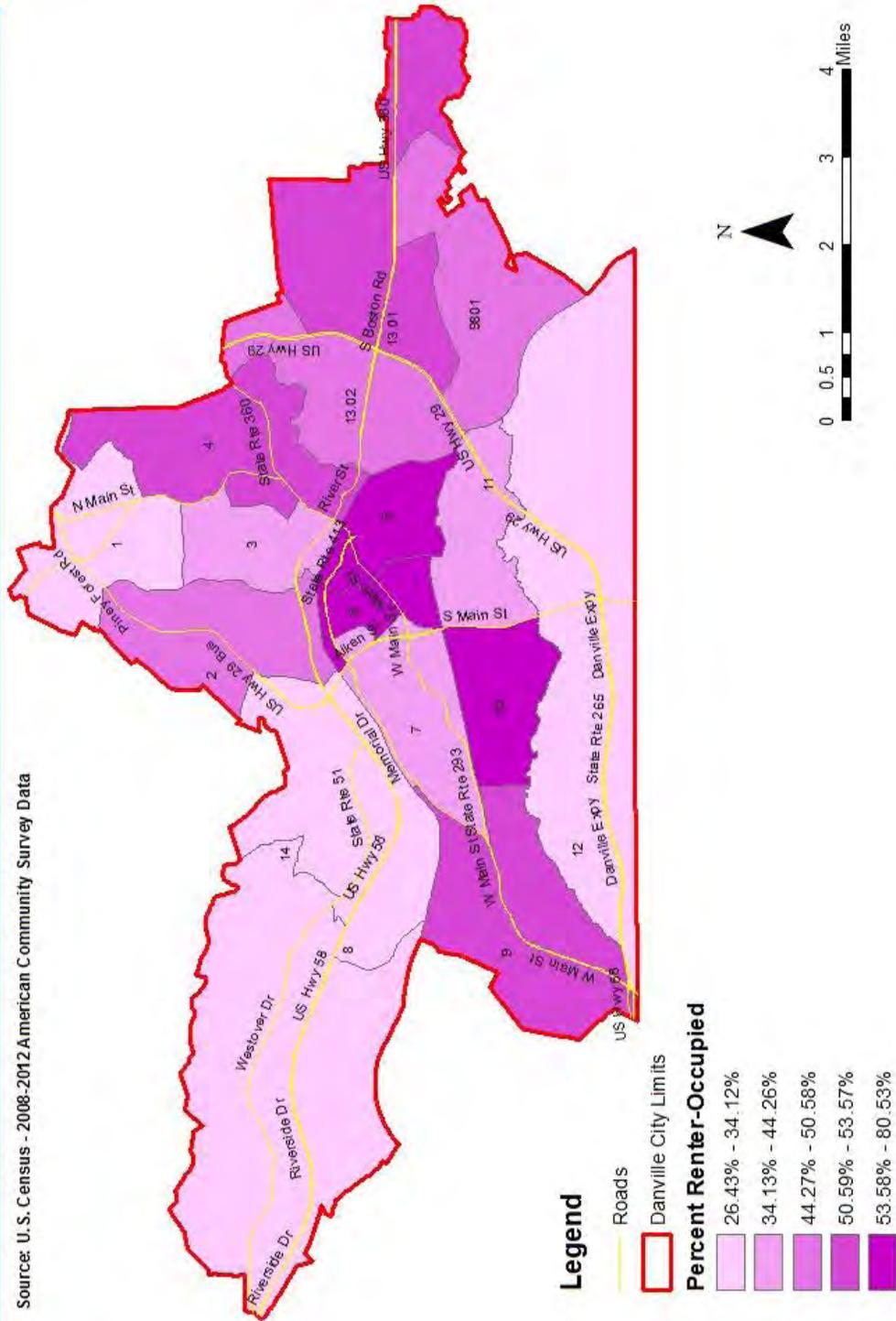


### Percent Owner-Occupied

# Percent Renter-Occupied

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Renter-Occupied

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen

or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	1,720	690	165	35	2,610	500	255	275	85	1,115
Having none of four housing problems	665	1,235	1,165	860	3,925	175	950	1,765	1,100	3,990
Household has negative income, but none of the other housing problems	260	0	0	0	260	90	0	0	0	90

**Table 8 – Housing Problems 2**

Data 2007-2011 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
NUMBER OF HOUSEHOLDS								
Small Related	880	485	200	1,565	105	190	405	700
Large Related	184	65	0	249	20	4	85	109
Elderly	405	325	135	865	295	305	360	960
Other	605	560	230	1,395	130	125	110	365
Total need by income	2,074	1,435	565	4,074	550	624	960	2,134

**Table 9 – Cost Burden > 30%**

Data 2007-2011 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	700	250	25	975	80	110	55	245
Large Related	180	30	0	210	20	0	0	20
Elderly	280	185	30	495	255	75	115	445
Other	500	135	0	635	120	50	45	215
Total need by income	1,660	600	55	2,315	475	235	215	925

Table 10 – Cost Burden > 50%

Data 2007-2011 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	100	0	24	0	124	0	0	45	0	45
Multiple, unrelated family households	0	0	25	25	50	0	4	0	4	8
Other, non-family households	0	0	0	0	0	0	0	0	0	0
Total need by income	100	0	49	25	174	0	4	45	4	53

Table 11 – Crowding Information – 1/2

Data 2007-2011 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 2008-2012 American Community Survey, there were 7,118 single person households in Danville (37.5% of all Danville households), over 40 percent of which were elderly (age 65+). Forty-six percent of single person households were homeowners, with 54 percent renters. Thirty-one percent of single person renter households lived in single-family housing units, compared to 89 percent of owner households. The median household income of single person households was \$17,844, approximately 58 percent of the median income for all households in Danville. As shown in Table 4 above, severe cost burden was a major factor for the "Other" category, with 27 percent of the rental cases and 23 percent of the owner cases. Most of the "Other" category will be made up of single person households.

### **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.**

Data from the 2008-2012 American Community Survey show that 18.9 percent of the population of Danville reports some form of disability. Disabilities reported increase with age. Those below the age of 5 are reporting one percent with a disability. In the 5 to 17 year age group, 10.7 percent are reported to have disabilities. In the 18 to 64 year age group, 16.6 percent report disabilities, with 9.9 percent reporting ambulatory difficulties, 3.3 percent with self-care difficulties, and 6.2 percent with independent living difficulties. The 65 year and older age group reported 40.1 percent with disabilities, including 25.7 percent with ambulatory difficulties, 11.2 percent with self-care difficulties, and 18.1 percent with independent living difficulties. The ACS data also show that 6.6 percent of the population of Danville reports a disability and living in poverty. Domestic violence statistics were not readily available.

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

By far, the most common housing problem in Danville is cost burden. According to the CHAS data in the tables above, over 74 percent of households in the 0-30% AMI income category (including renters and owners) had a cost burden of over 30%, with over 58 percent having a cost burden of over 50%. A 30% cost burden means that a household is spending more than 30% of their gross income on housing expenses, including utilities. Over 65 percent of households in the 30-50% AMI income category had a 30% cost burden, with 26 percent having a 50% cost burden. The numbers fall off somewhat for the next highest income category where 45 percent of households in the 50-80% AMI category had a 30% cost burden, with only eight percent having a 50% cost burden. Looking at cost burden and severe cost burden by tenure, 62 percent of renter households and 62 percent of owner households earning less than 30% of the area median income (AMI) were paying more than 50% of their income on housing expenses. For rental households, severe cost burden is the most common housing problem with over 62 percent of all renter households earning below 100% of the AMI paying more than 50% of their income on housing expenses. Cost burden is the most common for owner households where 27 percent of all owner households earning below 100% of the AMI paying more than 30% of their income on housing expenses, with severe cost burden not far behind with 27 percent paying more than 50% of their income

on housing expenses. By comparison, the numbers for overcrowding and incomplete kitchen or plumbing facilities were low, with two percent of the lowest income category living in overcrowded conditions and three percent living without complete kitchen or plumbing facilities.

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

Cost burden and extreme cost burden affect all household types in the lower income categories. In simple numerical terms, it would appear that "Small Related" households bear much of the brunt of severe cost burden among renters, with over 42 percent of the total number of renter households experiencing severe cost burden. For ownership households, "Elderly" households made up 48 percent of the total experiencing severe cost burden. Large related households comprised the smallest portion of those experiencing severe cost burden for all but one income category, presumably because they are the smallest of the household types.

**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**

Low-income individuals and families who are currently housed but are at risk of either residing in shelters or becoming unsheltered are living paycheck to paycheck, just making ends meet. They are often one paycheck away from being homeless in the event of a sudden loss of employment or medical emergency which redirects financial resources. These households span all types, including individuals living alone, small families, large families, and the elderly. Some households have relatives or friends with whom they can double-up, thus avoiding homelessness, at least in technical terms, but these accommodations are not long-term solutions to their needs. These households, particularly extremely low-income households, need a wide variety of assistance to help them meet those emergency needs that occasionally crop up in everyone's lives. This assistance could include job training to help them transition into better paying professions, mortgage/rental assistance, medical clinics that provide low or no cost care, rent subsidies, and other services that help absorb the costs that might redirect funds dedicated to housing. Formerly homeless families and individuals also need these services to reduce the prospect of returning to homelessness. Transitional housing units, permanent supportive housing, and rent subsidies help meet the housing expenses of households returning from homelessness, while job training programs help with job prospects. Other social services are needed on occasion as circumstances demand.

**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:**

The point-in-time count provides the estimates of the various categories of homeless individuals and families. These include chronic homeless, veterans, families with children, families without children, individuals, and unaccompanied children.

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

Severe cost burden is linked with housing instability and an increased risk of homelessness. When a household is paying too large a portion of their income on housing expenses, sudden and unexpected financial demands can tip the scales, forcing them from their homes. These demands might include illnesses requiring hospital stays or time away from their job, automotive problems requiring repairs or loss of work due to lack of transportation, and legal problems that might require payments to lawyers or time away from their job. Lower income households are particularly susceptible to these financial impacts because they are less likely to have savings that can cover these expenses and buffer the effects of monetary demands in covering unexpected events.

### **Discussion**

Cost burden and extreme cost burden are the most common housing problem across all lower income households in Danville, both renter and owner. The lower the income of the household, the more extreme the cost burden. Overcrowding is also a common problem in many lower income households, though the numbers are much lower than those of cost burden. There is some concern with lack of complete plumbing and kitchen facilities, but these conditions are not widespread. As a proxy for housing condition, lack of complete kitchen or plumbing facilities does not tell the entire story. Many units with complete kitchen and plumbing facilities may not be habitable.

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

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

### Introduction

The 2007-2011 CHAS data, constructed from data collected by the US Census Bureau for HUD, show housing problems by income and race/ethnicity. The housing problems include incomplete kitchen or plumbing facilities, cost burden greater than 30 percent, and overcrowding (more than 1 person per room). The tables below show the distribution of one or more problems by race/ethnicity for each of four lower income groups, 0 to 30 percent of the area median income, 30 to 50 percent of the area median income, 50 to 80 percent of the area median income, and 80 to 100 percent of the area median income. The discussion following the tables will identify disproportionately greater need within each income group for particular racial or ethnic group. The next section will look at severe housing problems (severe overcrowding and extreme cost burden).

### 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	3,190	670	280
White	1,050	190	65
Black / African American	2,120	480	180
Asian	0	0	0
American Indian, Alaska Native	0	0	10
Pacific Islander	0	0	0
Hispanic	10	0	0

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

Data Source: 2007-2011 CHAS

\*The four housing problems are:

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

### 30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,940	1,330	0
White	860	840	0
Black / African American	970	460	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	90	25	0

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

Data Source: 2007-2011 CHAS

\*The four housing problems are:

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

### 50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,600	2,180	0
White	790	1,340	0
Black / African American	765	690	0
Asian	20	50	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	10	70	0

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

Data Source: 2007-2011 CHAS

\*The four housing problems are:

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

**80%-100% of Area Median Income**

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	320	1,730	0
White	165	1,150	0
Black / African American	145	580	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	10	0	0

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

Data Source: 2007-2011 CHAS

\*The four housing problems are:

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

**Discussion**

The population of Danville was 47.8 percent White and 48.3 percent African-American, according to the 2010 U.S. Census. The next largest population group was Hispanic, at 1.7 percent. The remaining racial groups are relatively small, with about one percent for Asian and much less for all others. The data do show that African-Americans in the 30-50% and the 50-80% income ranges show disproportionately greater need. In the 0-30%, 30-50%, and 80-100% income categories, the Hispanic population show disproportionately greater need, though in very small numbers.

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

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

### Introduction

The 2007-2011 CHAS data constructed from data collected by the US Census Bureau for HUD show housing problems by income and race/ethnicity. The severe housing problems include incomplete kitchen or plumbing facilities, cost burden over 50 percent, and severe overcrowding (more than 1.5 persons per room). The tables below show the distribution of severe housing problems by race/ethnicity for each of four lower income groups, 0 to 30 percent of the area median income, 30 to 50 percent of the area median income, 50 to 80 percent of the area median income, and 80 to 100 percent of the area median income. The discussion following the tables will identify disproportionately greater need within each income group for particular racial or ethnic group.

### 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	2,520	1,335	280
White	700	535	65
Black / African American	1,815	790	180
Asian	0	0	0
American Indian, Alaska Native	0	0	10
Pacific Islander	0	0	0
Hispanic	0	10	0

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

Data Source: 2007-2011 CHAS

\*The four severe housing problems are:

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

### 30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	685	2,580	0
White	315	1,385	0
Black / African American	365	1,065	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	115	0

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

Data Source: 2007-2011 CHAS

\*The four severe housing problems are:

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

### 50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	345	3,430	0
White	140	1,990	0
Black / African American	170	1,280	0
Asian	20	50	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	10	70	0

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

Data Source: 2007-2011 CHAS

\*The four severe housing problems are:

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

**80%-100% of Area Median Income**

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	50	2,000	0
White	30	1,280	0
Black / African American	10	715	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	10	0	0

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

Data Source: 2007-2011 CHAS

\*The four severe housing problems are:

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

**Discussion**

Disproportionately greater need is seen in the 50-80% income category for the Asian population. In the 80-100% income category, the Hispanic population shows greater need. Again, the size of these populations is quite small.

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

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

### Introduction:

The 2007-2011 CHAS data were used to compare housing cost burden across racial/ethnic groups. Cost burden (30 to 50% of household income going to housing expenses), extreme cost burden (more than 50% of household income going to housing expenses), and no cost burden (less than 30% of household income going to housing expenses) were compared by racial/ethnic group to the city as a whole.

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	12,800	3,830	3,240	325
White	8,115	1,930	1,065	75
Black / African American	4,275	1,770	2,150	215
Asian	170	0	20	0
American Indian, Alaska Native	15	0	0	10
Pacific Islander	10	0	0	0
Hispanic	180	100	0	0

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

Data Source: 2007-2011 CHAS

### Discussion:

The data show a disproportionate need for Hispanics, having over 16 percent more in the 30-50% housing cost burden group, though none are seen in the greater than 50% cost burden group. Together, these two groups account for just slightly more than the combination of groups for the jurisdiction as a whole. Again, the numbers are quite small in comparison to Whites and Hispanics.

## **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?**

From the CHAS data presented in the previous sections, there is little identifiable disproportionately greater need indicated between racial/ethnic groups in Danville other than the lowest and the highest income groups for a relatively small Asian population. The total Asian population makes up less than one percent of the total population of Danville, however, and the impact of the disproportionately greater need is small. Between the two major racial/ethnic groups, White and African-American, which comprise more than 96 percent of the population of Danville, the CHAS data show more housing problems for very low- and low-income African-American households.

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

None identified.

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

Maps included in the market analysis show some census tracts in the central parts of Danville are home to a relatively high portion of the city's African-American population, with the total African-American population in those tracts ranging from 72 to 75 percent of the total population of those tracts, in a city where the total African-American population is 48 percent of the total population of the city. Likewise, there are tracts southern and western parts of the city that are home to relatively high portion of the city's Hispanic population, ranging from five to 15 percent of the total population of the tracts, compared to a total Hispanic population in the city of about three percent.

## NA-35 Public Housing – 91.205(b)

### Introduction

The Danville Redevelopment and Housing Authority operates 454 public housing units in five developments and manages 879 vouchers, 27 in the Family Unification Program, 63 project-based, and the rest are tenant-based. The average annual income of their public housing residents about \$7,600 and for voucher holders almost \$10,600. The average length of stay for public housing residents is five years and voucher holders is six years. The residents include 55 elderly persons in public housing and 133 with vouchers and 77 families with persons with disabilities in public housing and 208 with disabilities holding vouchers. The largest racial/ethnic groups among residents are African-American, with 426 in public housing and 770 vouchers, and White, with 26 in public housing and 108 with vouchers. Hispanics account for three households in public housing.

### Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	454	879	63	772	0	27	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	0	7,612	10,582	8,897	10,686	0	7,548
Average length of stay	0	0	5	6	0	6	0	0
Average Household size	0	0	2	2	1	2	0	3
# Homeless at admission	0	0	20	5	0	0	0	5
# of Elderly Program Participants (>62)	0	0	55	133	16	113	0	0
# of Disabled Families	0	0	77	208	23	176	0	5
# of Families requesting accessibility features	0	0	454	879	63	772	0	27
# 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	0	26	108	15	84	0	5	0
Black/African American	0	0	426	770	48	687	0	22	0
Asian	0	0	1	1	0	1	0	0	0
American Indian/Alaska Native	0	0	1	0	0	0	0	0	0
Pacific Islander	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0

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

**Table 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	3	0	0	0	0	0	0
Not Hispanic	0	0	451	879	63	772	0	27	0

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

**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:**

As with families with disabilities in privately owned housing, residents needs housing units that provide easy access to the unit and all rooms within the unit, are free of obstacles that would prevent access to bath and kitchen facilities, and are designed in a way that allows those with disabilities access to cooking and food preparation surfaces. All public housing development operated by the Danville Redevelopment and Housing Authority provide accessible units within the complexes and the authority is willing to make reasonable accommodations when requested.

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

According to the PHA Plan, a total of 543 families were on the Section 8 waiting list. The public housing wait list included 479 families. Considering immediate housing needs of public housing residents, over 60 percent were seeking one-bedroom units, 32 percent were looking for two-bedroom units, 7.5 percent needed three-bedroom units, and the remaining 0.4 percent were wanting four or more bedrooms.

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

The housing needs of the public housing wait list closely reflect the distribution of units by number of bedrooms for the rental population at large in Danville. Units are fairly evenly divided between one- and two-bedroom units, with a much smaller portion being three-bedroom units or larger.

### **Discussion**

The wait list was more than the total public housing units being operated by the PHA, while the Section 8 wait list was more than 61 percent of the number of vouchers managed by the PHA. As most of both wait lists were most likely families with extremely low incomes, the private housing market holds little hope of their finding suitable housing without assistance. This points to the need for additional housing options for potential residents.

## NA-40 Homeless Needs Assessment – 91.205(c)

### Introduction:

The following table provides an estimate of homeless individuals and families within several categories. These numbers are taken from the previous 2012 Point-in-time count. To date, Danville has not provided a separate count of homeless individuals or families in rural areas. Estimates for the number of homeless persons each year, becoming homeless each year, number exiting homeless each year, and duration of homelessness have not been developed, as yet.

### 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)	2	5	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	52	63	0	0	0	0
Chronically Homeless Individuals	21	7	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	5	6	0	0	0	0
Unaccompanied Child	0	0	0	0	0	0
Persons with HIV	0	12	0	0	0	0

Table 26 - Homeless Needs Assessment

**Data Source Comments:** 2012 Danville/Martinville CoC Point-in-time Count

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):**

To be discussed in consultation with homeless service providers.

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

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

Data Source

Comments: These data are not available.

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

The Danville/Martinville CoC 2012 Point-in-time Count indicated a total of three households with children living in homelessness, with a total of seven persons in those three households. The data indicated a total of 11 homeless veterans, but the survey did not report on the families of veterans.

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

No data are available to report the nature and extent of homelessness by racial and ethnic group.

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

The 2012 Point-in-time Count showed a total of 54 unsheltered individuals, compared to 56 sheltered in emergency shelters and an additional 12 individuals in transitional housing. The vast majority, 115 of 122 individuals, were in households without children and only three household without children had more than one individual (couples). A total of 28 individuals were reported as being chronically homeless, with 21 of those being unsheltered. Thirty-nine were reported as being substance abusers, seven of whom were unsheltered. Forty-six were reported as being severely mentally ill, with 12 of those being unsheltered. Fifteen were reported as being victims of domestic violence, eight of whom were unsheltered.

**Discussion:**

While the data available on homelessness in Danville/Martinville is limited, it appears that a large portion of homeless individuals are unsheltered in 2012 (54 of 122 individuals). All but seven of those

individuals were in households without children. Twenty-eight were chronically homeless, 46 were suffering from severe mental illness, 39 were substance abusers, 11 were veterans, 12 were persons with HIV/AIDS, and 15 were victims of domestic violence. Data were not available for the race of the homeless population.

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

### **Introduction:**

Non-homeless special needs populations include the elderly, frail elderly, persons with physical and developmental disabilities, substance abusers, persons with mental illness, and persons living with HIV/AIDS. These families and individuals are living either with families, in group facilities, or independently. They have a wide variety of needs, many of which are being met without public assistance. In some cases, where parents are caring for disabled children, the future of their independence is at risk.

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

These populations have a broad spectrum of characteristics, similar to the population at large, but a distinguishing factor for them is an increased risk of homelessness due to the fragile nature of their existence, some relying heavily on others for their care, others living on fixed incomes and vulnerable to hardships caused by sudden demands on their resources. Alcohol and drug abuse are defined as excessive and impairing use of alcohol or other drugs. The National Institute of Alcohol and Abuse and Alcoholism estimated the number of adult men with a drinking problem at 15 percent of the total population and that of adult women at 6 percent. These percentages, when applied to Danville, would yield a total population of alcohol abuser at 4,350 persons, using 2010 U.S. Census population figures. Elderly are those individuals aged 62 or older. The elderly population continues to show a strong growth pattern as a population group. The elderly live a distinctive lifestyle requiring numerous supportive services. Between 2000 and 2010, the population aged 62 years and over grew from 22.4 percent of the population to 23.0 percent. The 2010 U.S. Census put the population of Danville's population of 62 and over at 9,895. Persons with physical or developmental disabilities often require special facilities and care. Persons with developmental disabilities sometimes lack the capacity to care for themselves and rely on a caretaker to see to their daily needs. More often than not the caretaker is a parent. If the child outlives the parent who has provide their care all their lives, other arrangements must be made to see to their continued care. This group can include all ages, races, and ethnicities.

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

Housing and supportive service needs of these populations include:

- Group housing,
  
- Physical rehabilitation and medical care,

- New job training skills,
- Unemployment and the resulting loss of income/ insurance coverage due to inability to perform job functions,
- Extensive medical care and treatment,
- Rehabilitation programs,
- Counseling/ support groups to deal with the problem,
- Addressing unemployment and the resulting loss of income/ insurance coverage due to inability to perform job functions,
- Medical care/prescription medications, straining their already limited income,
- Special transportation needs due to medical and physical condition,
- Mobility assistance in normal daily activities,
- Assistance in meal preparation, housekeeping and shopping, and
- Physical rehabilitative care due to injury/falls. These needs were compiled through consultation with service providers.

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

According to the Virginia HIV Surveillance Quarterly Report, there were five newly diagnosed cases of HIV disease in Danville in 2013, along with 10 new cases in 2012, seven in 2011, and nine in 2010. As of September 30, 2014, there were 100 people in Danville living with HIV only and 86 living with AIDS. The data do not break the population down by family characteristics.

**Discussion:**

Non-homeless special needs populations encompass a wide variety of persons and households and cannot be easily categorized except in very general terms. Many are coping well with their situations with the need for public assistance. Some find needs that can only be met with help from outside their family. Some are on the verge of homelessness themselves and struggle from day to day. Some live independently, while others depend on family or caregivers to help them on a daily basis. Needs for these populations are as varied as the populations are themselves and depend on individual situations.

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

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

There are a variety of needs related to public facilities, mainly maintenance and improvement issues. One need to be considered for the FY 2015-16 CDBG allocation is design of the Cunningham and Hughes Neighborhood Center.

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

The City conducted a survey of residents and service providers asking their input into the ranking process for the variety of uses of CDBG funds. The survey was available online and as hard copy at fair housing focus group sessions and Consolidated Plan forums. While the survey was not a statistically reliable instrument for prioritizing, it was a useful tool to include community concerns and preferences into consideration. Staff took the results of the survey and the comments received in the focus group sessions and forums and completed the ranking process.

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

Priorities for public improvements include street, sidewalk, curb, and gutter repair and improvements and improvements to culverts and drainage. ADA modifications were also identified as a public improvement need.

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

The City conducted a survey of residents and service providers asking their input into the ranking process for the variety of uses of CDBG funds. The survey was available online and as hard copy at fair housing focus group sessions and Consolidated Plan forums. While the survey was not a statistically reliable instrument for prioritizing, it was a useful tool to include community concerns and preferences into consideration. Staff took the results of the survey and the comments received in the focus group sessions and forums and completed the ranking process.

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

Public services needs in Danville focus on services for youth, seniors, and children, including daycare, afterschool care, meals programs, and education and recreation opportunities.

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

The City conducted a survey of residents and service providers asking their input into the ranking process for the variety of uses of CDBG funds. The survey was available online and as hard copy at fair housing focus group sessions and Consolidated Plan forums. While the survey was not a statistically reliable instrument for prioritizing, it was a useful tool to include community concerns and preferences into consideration. Staff took the results of the survey and the comments received in the focus group sessions and forums and completed the ranking process.

# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

The local housing market affects the availability and affordability of housing. In Danville, the housing market has slowly rebounded from the foreclosure crisis of the last decade. With that recovery, housing prices have increased somewhat, but are still affordable with the historically low mortgage interest rates found in the current market. The following analysis looks at a variety of data from the American Community Survey, the census, the Danville Redevelopment and Housing Authority, and homeless service providers to provide a picture of the local market.

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

### Introduction

The housing stock in Danville is weighted heavily toward single-family housing, with 72 percent of households residing in single-family detached structures, while 24 percent reside in structures with two or more units. Approximately 55 percent of households are home owners, with 72 percent of owner households living in housing units with three or more bedrooms. With over 5,300 multifamily units serving over 8,500 renter households, the data suggest that over 3,200 renter households reside in single-family structures, either attached or detached. The use of single-family structures for rental housing does address some of the need for larger housing units for renter households, but the vast disparity of larger units between renter (30%) and owner (72%) households suggests the need for new housing development aimed specifically toward larger renter households requiring three or more bedrooms.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	15,776	70%
1-unit, attached structure	417	2%
2-4 units	1,890	8%
5-19 units	2,225	10%
20 or more units	1,263	6%
Mobile Home, boat, RV, van, etc	922	4%
<b>Total</b>	<b>22,493</b>	<b>100%</b>

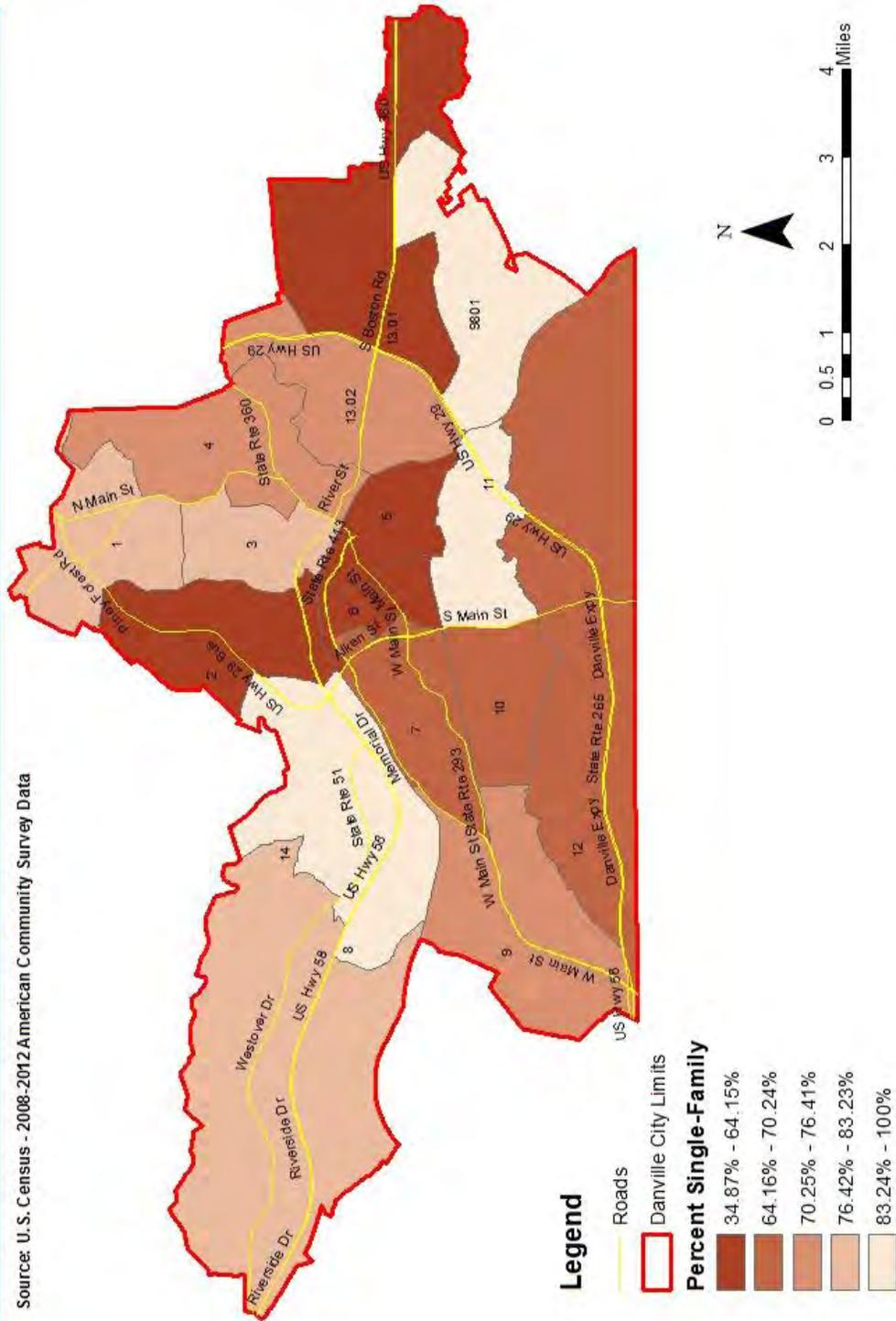
**Table 27 – Residential Properties by Unit Number**

Data Source: 2007-2011 ACS

# Percent Single-Family

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

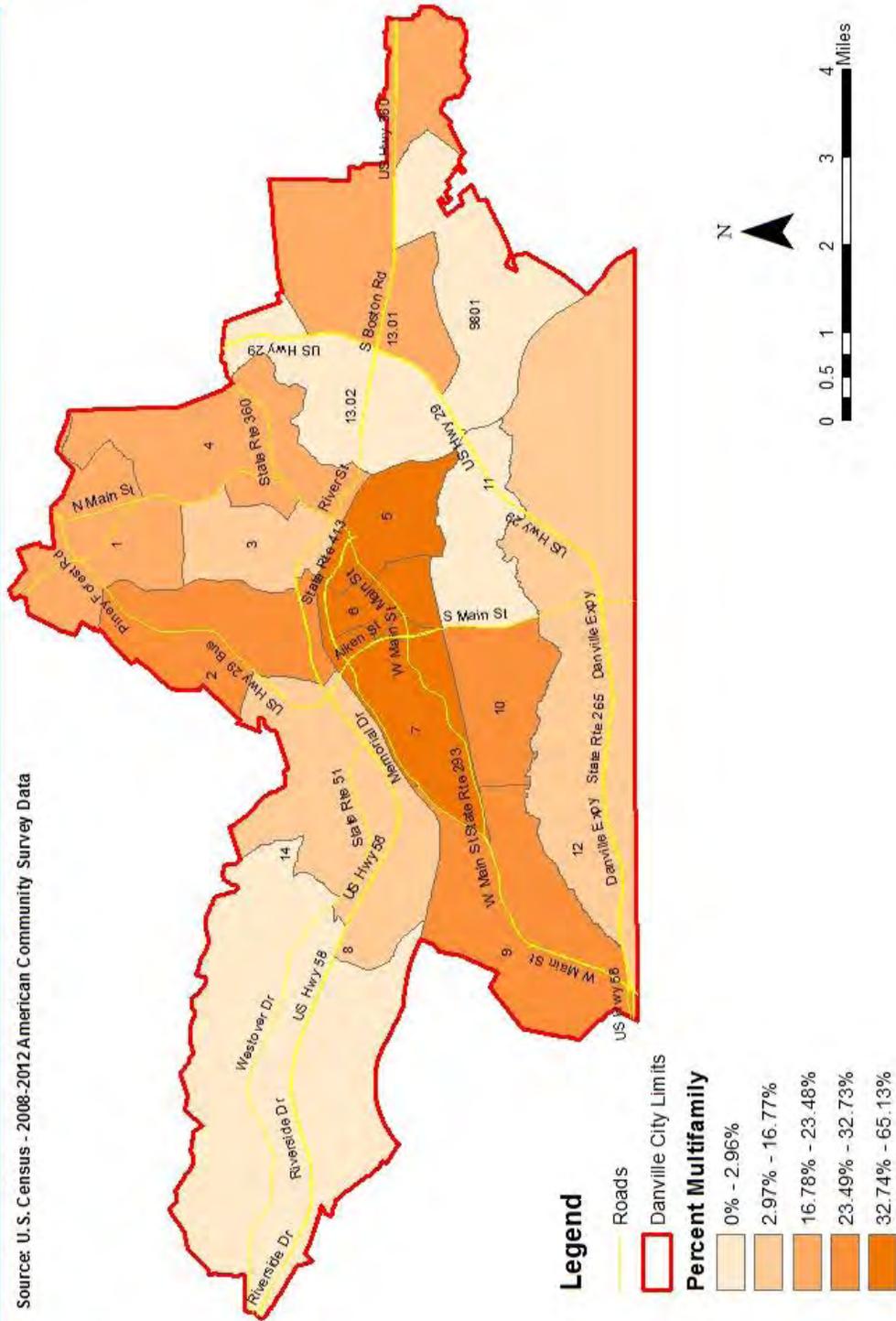


### Percent Single-Family

# Percent Multifamily

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Multifamily

## Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	10	0%	250	3%
1 bedroom	106	1%	1,707	20%
2 bedrooms	2,759	26%	3,968	47%
3 or more bedrooms	7,551	72%	2,587	30%
<b>Total</b>	<b>10,426</b>	<b>99%</b>	<b>8,512</b>	<b>100%</b>

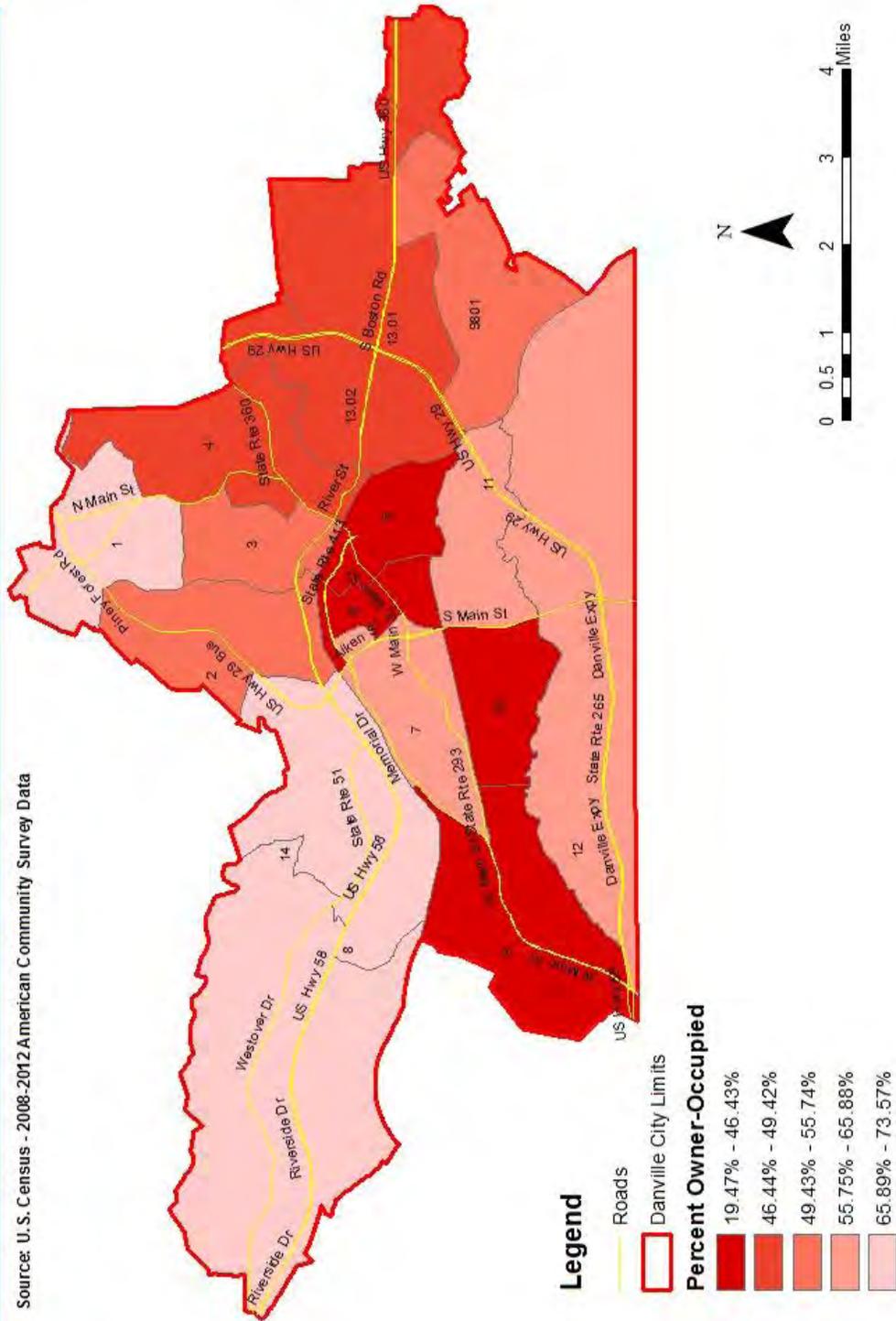
Table 28 – Unit Size by Tenure

Data Source: 2007-2011 ACS

# Percent Owner-Occupied

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

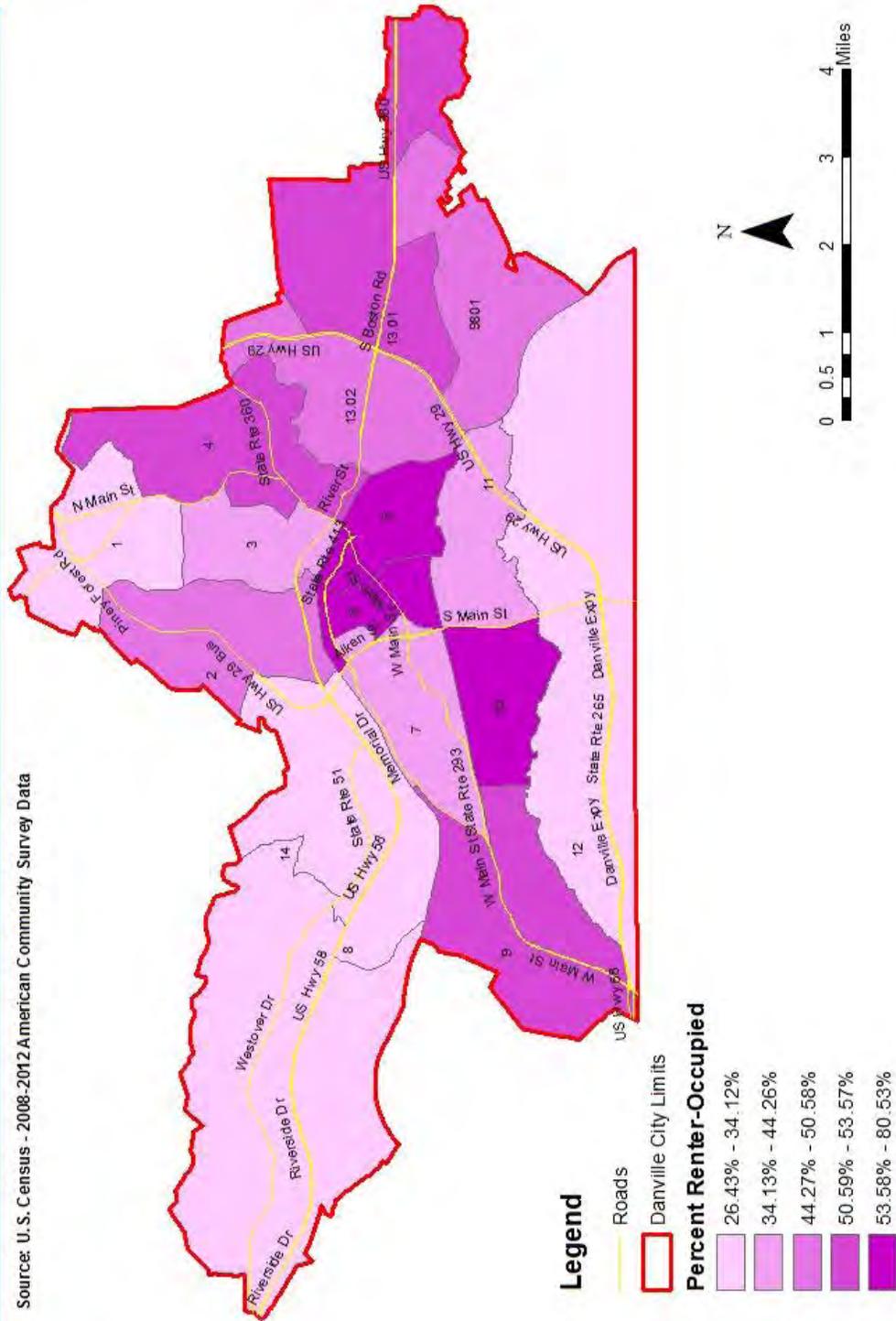


### Percent Owner-Occupied

# Percent Renter-Occupied

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Renter-Occupied

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

The Danville Housing and Redevelopment Authority manages an inventory of 454 public housing units and 879 vouchers, 63 of which are project based. Additionally, there are 236 subsidized units in housing developments with HUD insured loans. All units are targeted to low-income households, though the public housing units typically serve household with much lower incomes, currently below 30% of the area median income.

**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 HUD multifamily housing database indicates that there are 236 subsidized housing units in Danville. Of that total, 120 units are in a community with a loan maturity date of 2018, with the remaining 116 units in a community with a loan maturity date of 2049. This suggests that there is little risk of loss of affordable housing units from the inventory in the near future.

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

Seventy-two percent of all households in Danville reside in single-family homes. While this is often considered the ideal in terms of raising a family, the growing senior population may require a reconsideration of what is ideal with respect to housing type. In the coming years, the growing senior population may put more market pressure on smaller apartment units, particularly efficiencies and one-bedroom units, which could serve a large senior or elderly population, as they look to downsize from the single-family home in which they raised their families. Future development of units designed with retirees in mind and active senior apartment communities may take on a larger presence in the housing market.

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

As shown in the Units by Tenure data, the vast majority of owner households reside in homes with three or more bedrooms (72%). By comparison, only 30 percent of renter households reside in units with three or more bedrooms. While many renter households contain single or couple households with no children, a number of larger renter households are overcrowded in smaller rental units, less than three bedrooms. There is a potential need for more apartment developments with larger units, particularly three or more bedrooms.

**Discussion**

The largest sector of housing units in Danville are in single-family structures (72%). Of renter households, most (70%) live in units with two or fewer bedrooms. As the demographics of the city and state start reflecting the aging of the baby boom generation, the housing market will need to adapt to

provide new housing opportunities for those seeking to downsize from their family home to smaller units, some of which might be in senior's communities where residents can participate in a variety of community activities, including meals, exercise, shopping, and entertainment. The housing stock also needs additional supplies of larger rental units, some of which may come from the baby boomers moving to smaller units. The rental stock is 30 percent larger units (three or more bedrooms) compared to 72 percent for owner occupied units. There is a modest inventory of HUD insured rental units in Danville (236 units) with maturity dates in 2018 and 2049, suggesting little risk of loss of affordable housing units in the near future.

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

### Introduction

Housing costs are a major portion of any households' monthly budget. In 2000, the median home value in Danville was \$68,800. By 2011, the median value had increased by 27 percent to \$88,900. Rental costs had similar, though somewhat higher, increases rising 35 percent from \$301 in 2000 to \$406 in 2011. In Danville, 74 percent of renter households paid less than \$500 per month in rent. Just under 10 percent of the rental housing stock was affordable to households earning less than 30 percent of the area median income. No homes were priced in a range that would be affordable for a household earning less than 30 percent of the area median income.

### Cost of Housing

	Base Year: 2000	Most Recent Year: 2011	% Change
Median Home Value	69,800	88,900	27%
Median Contract Rent	301	406	35%

Table 29 – Cost of Housing

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

Rent Paid	Number	%
Less than \$500	6,319	74.2%
\$500-999	1,961	23.0%
\$1,000-1,499	103	1.2%
\$1,500-1,999	74	0.9%
\$2,000 or more	55	0.7%
<b>Total</b>	<b>8,512</b>	<b>100.0%</b>

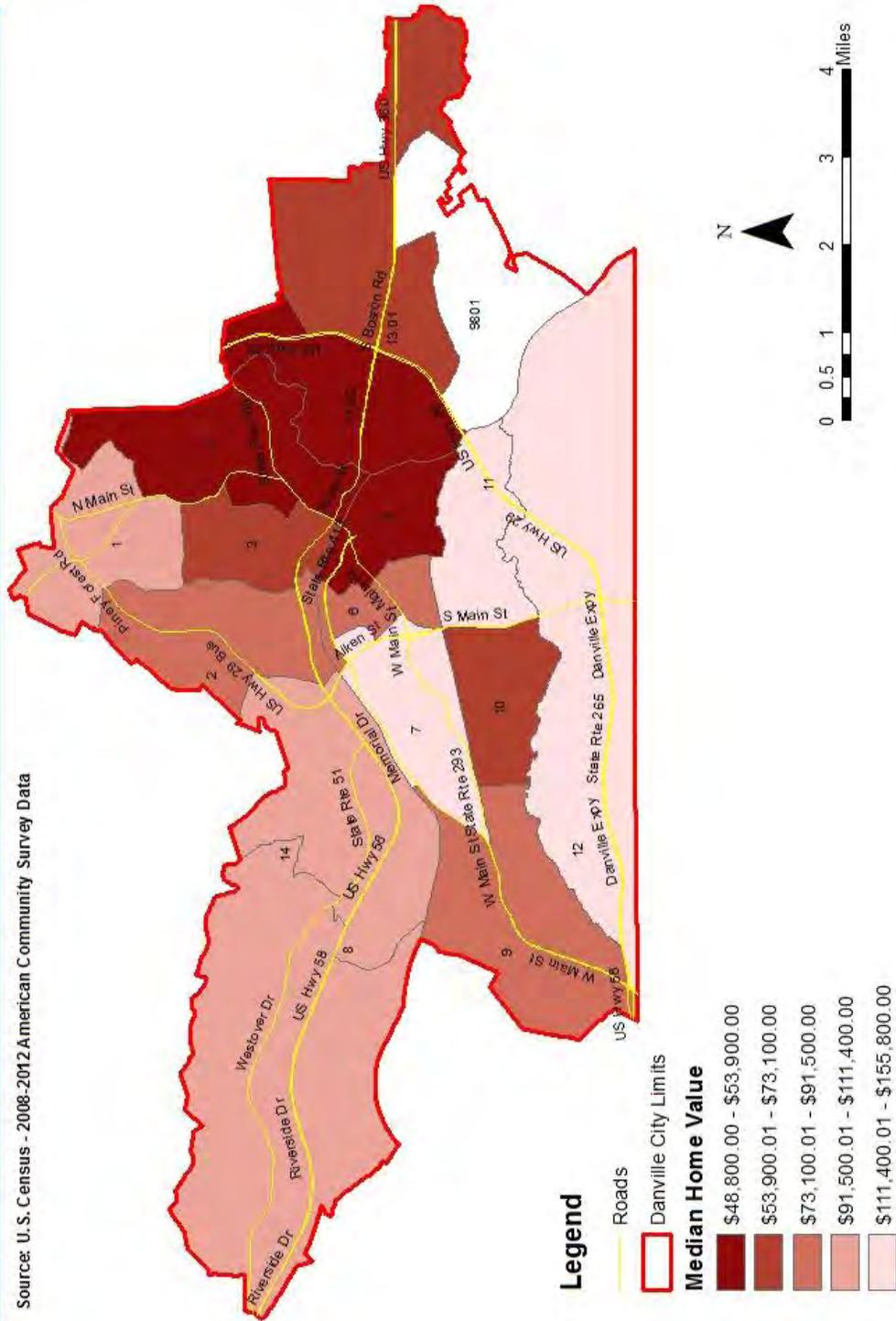
Table 30 - Rent Paid

Data Source: 2007-2011 ACS

# Median Home Value

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

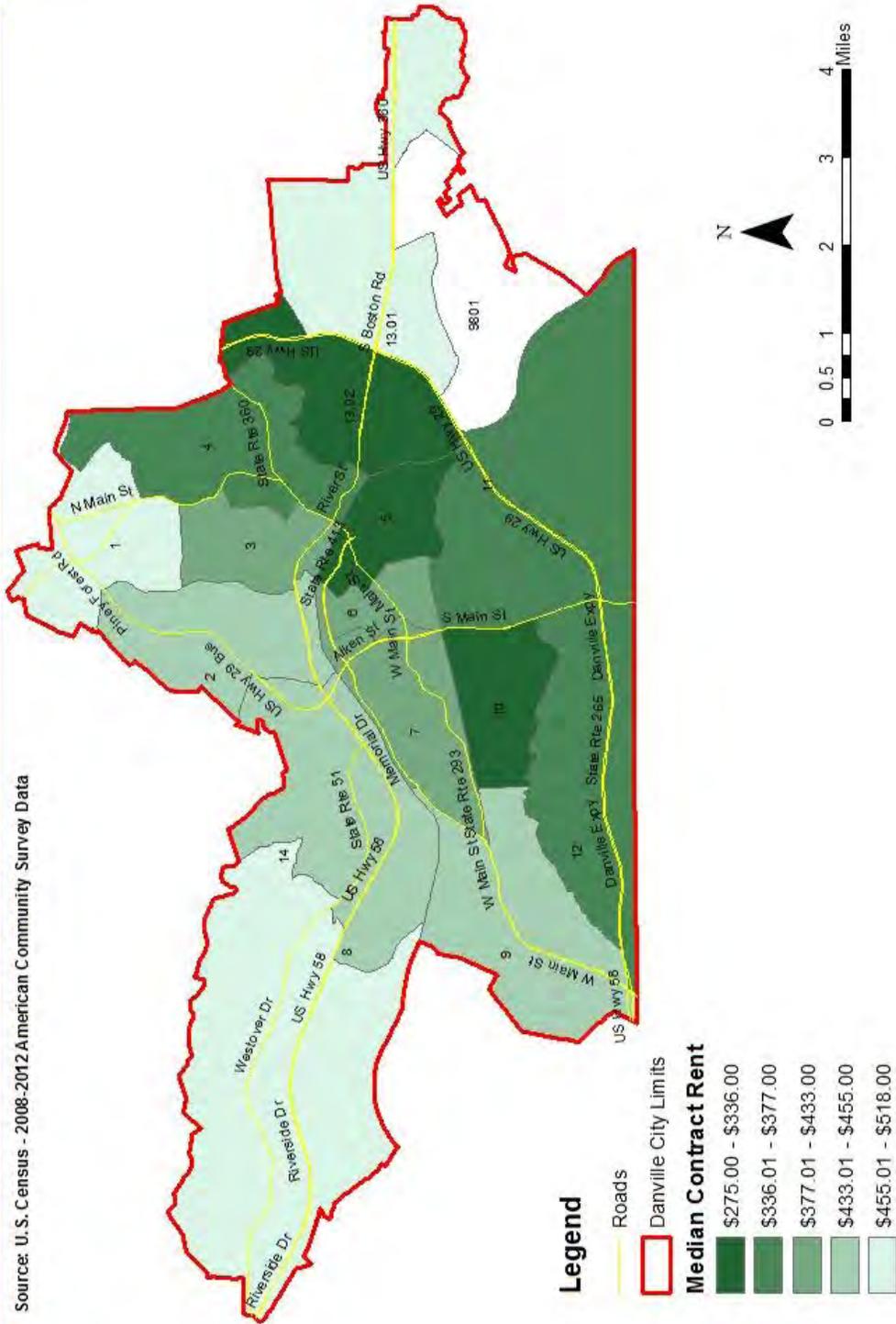


### Median Home Value

# Median Contract Rent

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Median Contract Rent

## Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	915	No Data
50% HAMFI	3,300	1,480
80% HAMFI	6,030	3,645
100% HAMFI	No Data	4,925
<b>Total</b>	<b>10,245</b>	<b>10,050</b>

**Table 31 – Housing Affordability**

Data Source: 2007-2011 CHAS

## Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	401	510	626	887	890
High HOME Rent	395	502	617	855	877
Low HOME Rent	395	493	592	684	763

**Table 32 – Monthly Rent**

Data Source: HUD FMR and HOME Rents

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

As would be expected, the lowest income households have the least housing stock from which to choose, clearly not enough to meet the needs of the community. With no homes priced at a level affordable to those earning below 30 percent of the area median income, rental properties are their only option. The data show that 10 percent of rental units are affordable to those earning less than 30 percent of the area median income. With this limited housing stock, many households are forced to spend more of their income on housing expenses, moving up to higher priced rental housing. This creates a cost burden for those households, requiring that they spend more than 30 percent of their household income on housing expenses. In many cases it creates a severe cost burden, requiring more than 50 percent of their income for housing. In some cases households are forced to double-up with other families, sharing housing units that were designed for only one household.

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

With a 27 percent increase in median home value, homeownership is becoming less affordable. With an improving economy, that pressure on homeownership is likely to increase as the housing market recovers from the mortgage foreclosure situation of the recent past and home prices return to pre-2008 levels and grow even more. On the other hand, mortgage interest rates are at historic lows, which make

home purchases more affordable than would have been possible in 2000 when rates were higher. The lower interest rates are, to some extent, responsible for the rise in home prices since 2000 as an individual household is able to afford a higher home price with the lower interest rate. Rents, however, rose at a faster pace, 35 percent between 2000 and 2011. Rents are less affordable than in 2000 and the demand for rental housing is most likely higher than in 2000 with former homeowners who lost their homes to foreclosure looking for rental housing instead of looking to buy.

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

High HOME rents are relatively close to Fair Market Rents and all HOME rents, with the exception of efficiencies, are higher than the area median rents as shown for 2011. These data suggest that the development of new rental housing units may increase the area median rent, while possibly remaining within the fair market rents for the area.

**Discussion**

Competing factors in the housing market, rising prices and historically low mortgage interest rates, have kept homeownership affordability somewhat constant over the past decade. The mortgage market, however, created a situation through "liar" loans and adjustable rate mortgage products where large numbers of homeowners lost their homes to foreclosure. This resulted in a bubble in the supply of homes on the market and a dip in home prices, but many were unable to take advantage of the market conditions because of a tightening of mortgage requirements and the inability of many to qualify for mortgage under the more stringent rules. Rents, on the other hand, increased by 35 percent since 2000, putting pressure on lower income households looking for rental opportunities.

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

### Introduction

The condition of housing units is highly correlated to the income of the household residing within those housing units. In Danville, 72.9 percent of owner-occupied housing units and 47.8 percent of renter-occupied housing units have no housing problems reported. Four conditions are represented as housing problems, including lack of complete kitchen facilities, lack of complete plumbing facilities, more than one person per room, and cost burden (paying more than 30% of household income on housing expenses). The data show that 26.6 percent of owner households and 48.8 percent of renter households have one housing problem or condition. Presumably, this one housing problem is most likely either cost burden or substandard housing, with the later more likely for renter housing than for owner housing. Eight-eight percent of owner-occupied housing and 84 percent of renter-occupied housing was built prior to 1980, making those units potential sources of lead-based paint contamination. While not all will have lead-based paint, the age of the units suggest that at one time lead-based paint may have been used on the unit and provides a potential hazard, particularly for households with children present. Almost 260 units in Danville were built before 1980 and have children present in the household. It is reasonable to assume that a large number of these households are lower income households due to the fact that older housing stock is often filtered down through the income categories to the lowest income households.

### Definitions

Substandard condition is defined as a combination of incomplete kitchen or plumbing facilities, missing windows or exterior doors, severely compromised foundations, outdated electrical infrastructure, holes in floors or walls, and holes in roof or severely compromised roofing materials preventing closure from weather penetration. Many units with a combination that includes all these conditions may be unfit for human occupation. Some may be candidates for rehabilitation, others may not be. Substandard condition not suitable for rehabilitation would be units where the home is determined to be 60 percent deteriorated or the cost of the combination of needed repairs of all conditions does not exceed the estimated after-rehabilitation value of the house.

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	2,773	27%	4,153	49%
With two selected Conditions	56	1%	228	3%
With three selected Conditions	0	0%	73	1%
With four selected Conditions	0	0%	0	0%
No selected Conditions	7,597	73%	4,058	48%
<b>Total</b>	<b>10,426</b>	<b>101%</b>	<b>8,512</b>	<b>101%</b>

Table 33 - Condition of Units

Data Source: 2007-2011 ACS

### Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	198	2%	186	2%
1980-1999	1,098	11%	1,176	14%
1950-1979	6,383	61%	4,439	52%
Before 1950	2,747	26%	2,711	32%
<b>Total</b>	<b>10,426</b>	<b>100%</b>	<b>8,512</b>	<b>100%</b>

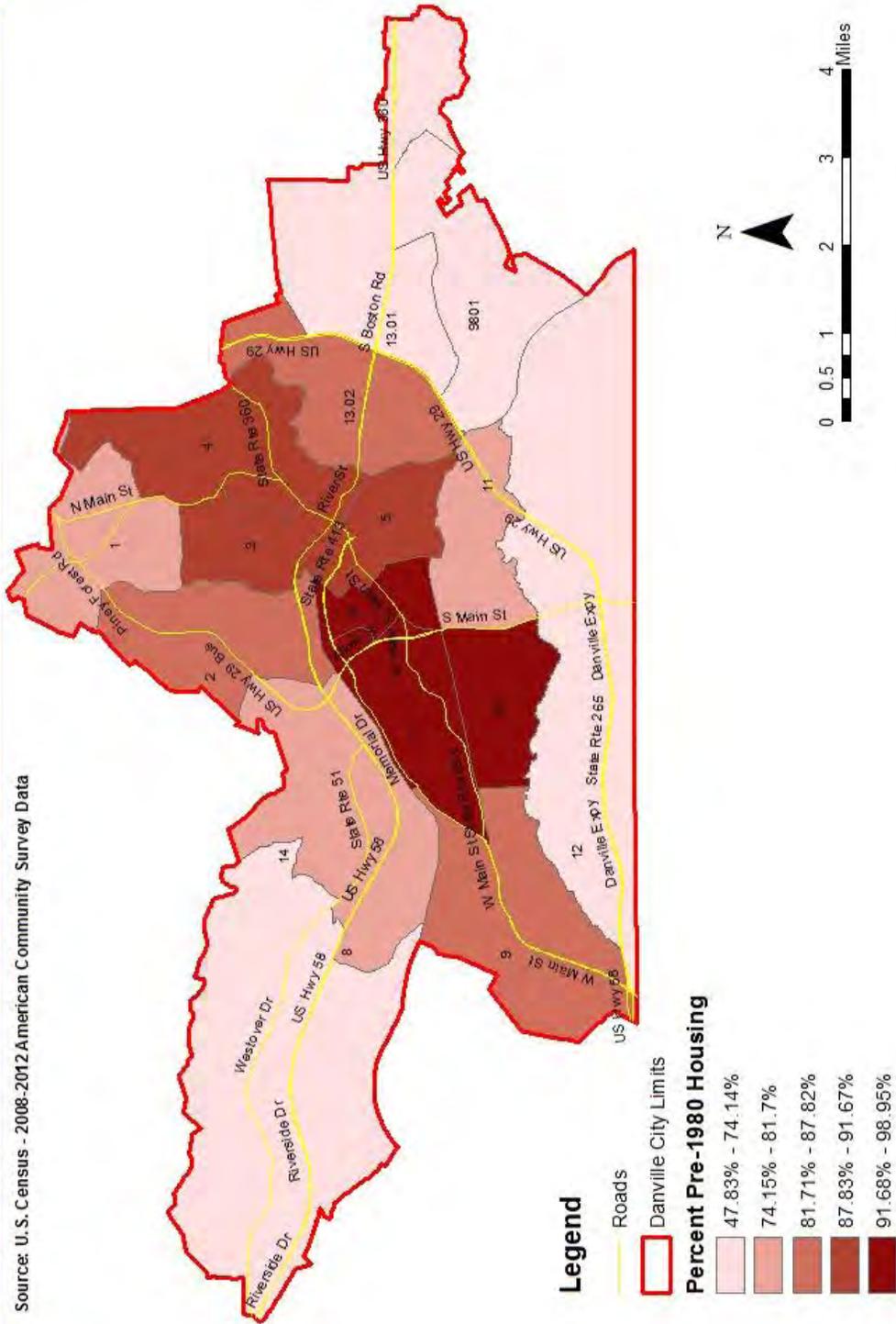
Table 34 – Year Unit Built

Data Source: 2007-2011 CHAS

# Percent Pre-1980 Housing Stock

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Pre-1980 Housing

## 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	9,130	88%	7,150	84%
Housing Units build before 1980 with children present	89	1%	170	2%

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

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

## Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

**Table 36 - Vacant Units**

Data Source: 2005-2009 CHAS

## Need for Owner and Rental Rehabilitation

Eighty-eight percent of the owner-occupied housing stock and 84 percent of the renter-occupied housing was built prior to 1980, placing the age of that housing at more than 30 years old, much of it many years older. As the housing stock ages, water infiltration and many other factors can cause rapid deterioration of housing units, particularly where the residents don't or can't provide needed maintenance. In some areas of Danville, the housing stock may exceed 50 years of age and the median income of the residents of those areas may be less than 50 percent of the area median income. In these situations it is likely that housing conditions generally throughout these areas are poor.

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

The data show that the number of housing units in Danville built prior to 1980, and potentially where lead-based paint hazards might be found, include 88 percent of all owner housing and 84 percent of rental housing. One percent of owner housing units and two percent of rental housing units built prior to 1980 are occupied by families with children present, a total of almost 270 housing units. As housing units and neighborhoods age, they typically fall through the income classes from middle- or moderate-income households to lower income households. Neighborhoods that were once middle class become home to lower income groups as they age. Typically, with some exceptions, the oldest neighborhoods found are where the poorest residents are found. As a result, it is reasonable to assume that most of the 270 units in Danville built prior to 1980 and occupied by families with children are likely occupied by low- or moderate-income families.

## **Discussion**

There is an extensive need for rehabilitation programs in Danville targeting the improvement of the City's oldest housing stock. These programs, which are currently ongoing through the City of Danville with the City's CDBG and HOME funding, provide owners of owner-occupied, single-family housing and multifamily rental housing with loans and/or grants to facilitate needed repairs which have not been effected by current or previous owners. These repairs include structural and cosmetic repairs both inside the unit and on the exterior and testing for and remediation of lead-based paint hazards in older housing units.

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

### Introduction

The Danville Redevelopment and Housing Authority operates a total of 483 public housing units and 851 vouchers in their efforts to assist low-income residents of Danville. The agency operates five public housing developments. Inspection scores for the housing developments range from 68 to 94, with the majority falling within the upper 80s to lower 90s.

### 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			483	851			0	0	0
# of accessible units									
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**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:**

According to the Danville Redevelopment and Housing Authority, the agency currently manages 421 public housing units, including 106 one-bedroom units, 189 two-bedroom units, 100 three-bedroom units, 20 four-bedroom units, and six five-bedroom units. These units are well maintained and are in very good condition.

## Public Housing Condition

Public Housing Development	Average Inspection Score
Ingram Heights	88.6
Seeland Crossing	94.2
Seeland Crossing Phase II	93.1
Pleasant View	85.2
Cardinal Village	67.8
Cedar Terrace	71.9

Table 38 - Public Housing Condition

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

The agency plans no major restoration or revitalization of public housing developments in the coming years. Units are provided standard repairs and maintenance as needed.

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

The Danville Redevelopment and Housing Authority constantly works to keep public housing units in a state of good repair. Units are upgraded as needed to maintain marketability in the Danville housing market.

### Discussion:

Public housing units in Danville are managed and maintained by the Danville Redevelopment and Housing Authority. Units are well maintained and provided upgrades when possible. The agency has no major renovation or revitalization plans.

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

### Introduction

The following data are the most current count of homeless facilities in Danville.

### Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	31	0	0	0	0
Households with Only Adults	56	4	12	0	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

**Table 39 - Facilities and Housing Targeted to Homeless Households**

**Data Source Comments:** 2012 Danville/Martinville CoC Housing Inventory Count

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

Homeless service providers in Danville provide a wide range of housing and services to their clients, including shelters and transitional housing facilities, substance abuse treatment, case management, job training, clothes closets to provide clothing suitable for job interviews, food, and transportation. All depend, to some extent, on mainstream services to supplement those offered in-house. These include transportation services, dental care, legal assistance, health and mental health care, job training, and childcare. Some of these services are offered pro bono from caring professionals. Other services require some payment from the client.

**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.**

Danville is served by a wide range of organizations that address the needs of homeless individuals and families. Included are:

- House of Hope - emergency shelter, food, counseling, referral and assistance in finding permanent housing,
- God's Storehouse - food pantry;
- The Salvation Army - hotel vouchers for homeless persons, lunch program;
- Danville Regional Medical Center - takes in homeless persons in need of medical attention;
- Goodwill Industries of Danville - skills training, counseling, case management, job placement, and education services;
- Harmony House - psychosocial rehabilitation services;
- Independent Housing Assistance Program - provides a supportive semi-independent living environment and training to mentally handicapped participants;
- Pittsylvania County Community Action, Inc. - works toward the elimination of poverty, transportation, congregate meals, home delivered meals, senior services, and day care;
- Southern Virginia Mental Health Institute - psychiatric treatment; and
- Virginia Alliance for the Mentally Ill - support, education, and advocacy for persons with mental illness.

These facilities and programs address housing and service needs of homeless individuals and families by offering beds and a variety of much needed services. Contained within this group of programs are emergency shelters, transitional housing, drug treatment programs, and services for persons with severe mental illness.



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

### **Introduction**

Special needs populations in Danville include the elderly; frail elderly; persons with mental, physical, or developmental disabilities; persons with HIV/AIDS; and persons with substance abuse problems. Considering the non-homeless special needs population, many in these populations are currently having their housing and service needs met without or with limited public assistance. Circumstances, however, are subject to change and the more the community prepares for future needs, the better it will be able to meet those needs when they occur.

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

The supportive housing needs of special needs populations in Danville vary according to the population. In coming years, the needs of the elderly and frail elderly will increase as the over 65 year old population grows with the aging of the baby boom population. These needs may include nursing care facilities targeted to lower income households who cannot afford private nursing home care. Permanent supportive housing options for persons with mental, physical, and developmental disabilities may also become a pressing issue as persons with disabilities who previously been taken care of by parents lose those caregivers to death or incapacity. With healthcare systems enabling persons with disabilities to live longer, many are now outliving their caregivers, increasing demand for group housing that provides the care this population needs.

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

Many homeless shelters operate under a rapid re-housing structure for clients coming into the system and the Danville/Martinville Continuum of Care structure has recognized the need for discharge planning within the service provision structure in Danville regarding returning patients from mental and physical health institutions. At a minimum, institutions agree not to discharge individuals into homelessness. Individual mental and physical health institutions may have their own discharge planning protocols in place, but they are not coordinated with any citywide planning effort. The CoC supports efforts at a more formal discharge planning protocol.

**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)**

The City funds housing rehabilitation and emergency repair programs that work with the elderly, among other populations, in an attempt to maintain their home so they can continue to reside in their own homes. As a homeowner ages he/she is often unable to continue to provide the maintenance needed to keep the home habitable. The City's programs work with those homeowners to address pressing issues that arise, such as roof leaks or plumbing failures, and also more extensive rehabilitation needed to bring a home completely up to current building code.

**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 of Danville does not directly fund programs that address the supportive service needs of non-homeless special needs populations. Public service funding is primarily dedicated to programs that addresses the needs of children and the provision of housing counseling services to low-income households. The City operates housing rehabilitation and emergency repair programs that target elderly households in need of assistance with housing maintenance and safety issues.

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

### **Negative Effects of Public Policies on Affordable Housing and Residential Investment**

There are no known barriers to affordable housing resulting from public policies of the City of Danville.

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

### Introduction

Housing preferences are fulfilled by a household's ability to meet the financial needs of owning or renting their desired housing unit. The economic health of a community has a large impact on that ability through the job market, business activity, and the household's relative place in the economy determined by their level of education and employment status. The data below provide a look at where jobs and economic activity in Danville provide employment opportunities and some descriptive consideration of education and employment levels.

### 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	75	9	1	0	-1
Arts, Entertainment, Accommodations	1,898	2,678	13	14	1
Construction	628	462	4	2	-2
Education and Health Care Services	3,490	5,585	23	29	6
Finance, Insurance, and Real Estate	734	1,019	5	5	0
Information	233	224	2	1	-1
Manufacturing	2,114	2,467	14	13	-1
Other Services	580	726	4	4	0
Professional, Scientific, Management Services	864	761	6	4	-2
Public Administration	0	0	0	0	0
Retail Trade	2,978	4,137	20	22	2
Transportation and Warehousing	443	230	3	1	-2
Wholesale Trade	905	711	6	4	-2
Total	14,942	19,009	--	--	--

**Table 40 - Business Activity**

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

## Labor Force

Total Population in the Civilian Labor Force	19,958
Civilian Employed Population 16 years and over	17,197
Unemployment Rate	13.83
Unemployment Rate for Ages 16-24	44.94
Unemployment Rate for Ages 25-65	7.23

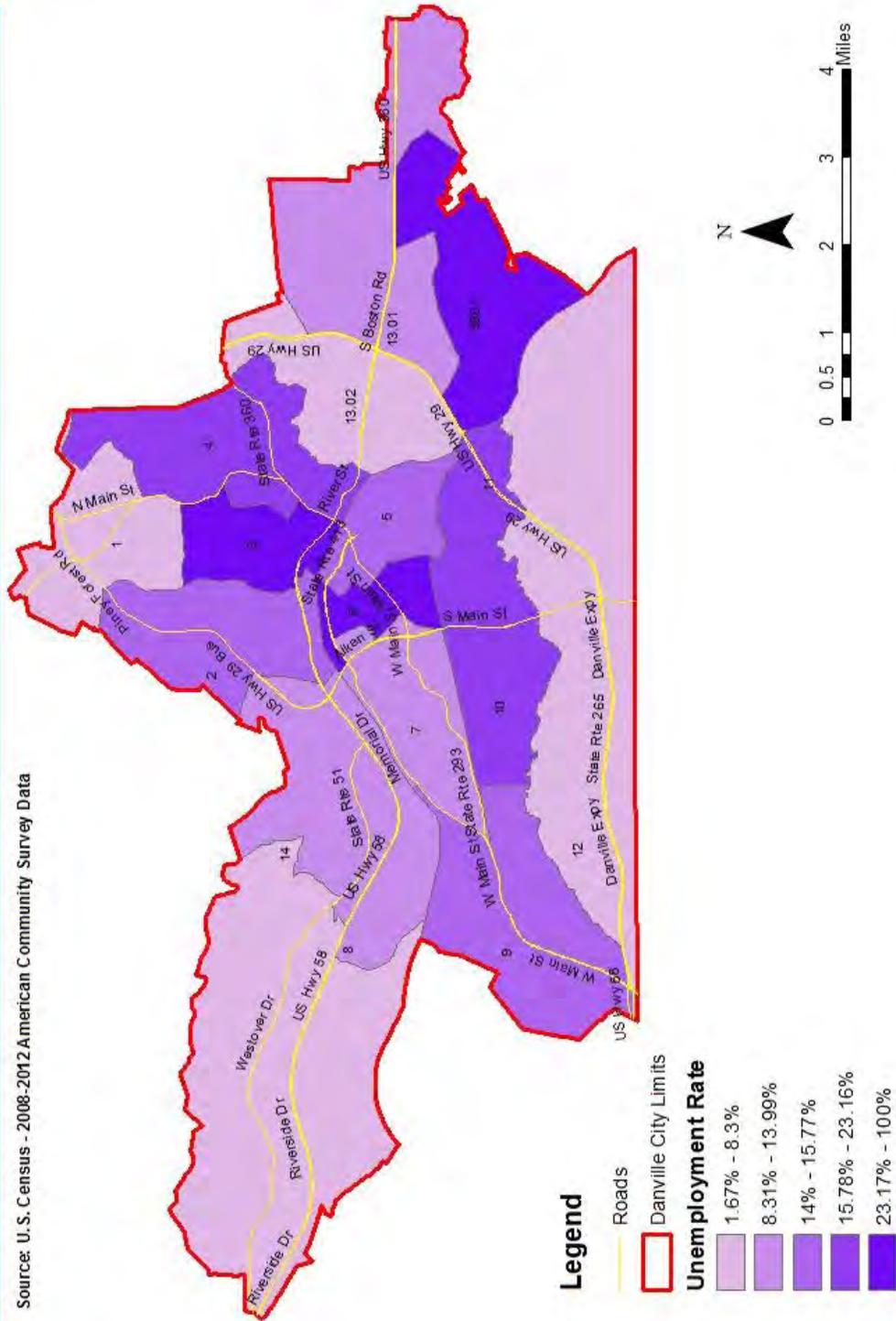
**Table 41 - Labor Force**

Data Source: 2007-2011 ACS

# Unemployment Rate

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Unemployment Rate

<b>Occupations by Sector</b>	<b>Number of People</b>
Management, business and financial	2,545
Farming, fisheries and forestry occupations	631
Service	2,393
Sales and office	4,081
Construction, extraction, maintenance and repair	1,457
Production, transportation and material moving	1,346

**Table 42 – Occupations by Sector**

Data Source: 2007-2011 ACS

### Travel Time

<b>Travel Time</b>	<b>Number</b>	<b>Percentage</b>
< 30 Minutes	13,457	82%
30-59 Minutes	2,209	13%
60 or More Minutes	724	4%
<b>Total</b>	<b>16,390</b>	<b>100%</b>

**Table 43 - Travel Time**

Data Source: 2007-2011 ACS

### Education:

#### Educational Attainment by Employment Status (Population 16 and Older)

<b>Educational Attainment</b>	<b>In Labor Force</b>		<b>Not in Labor Force</b>
	<b>Civilian Employed</b>	<b>Unemployed</b>	
Less than high school graduate	1,651	244	1,795
High school graduate (includes equivalency)	3,802	530	1,892
Some college or Associate's degree	5,257	614	1,731
Bachelor's degree or higher	3,278	174	648

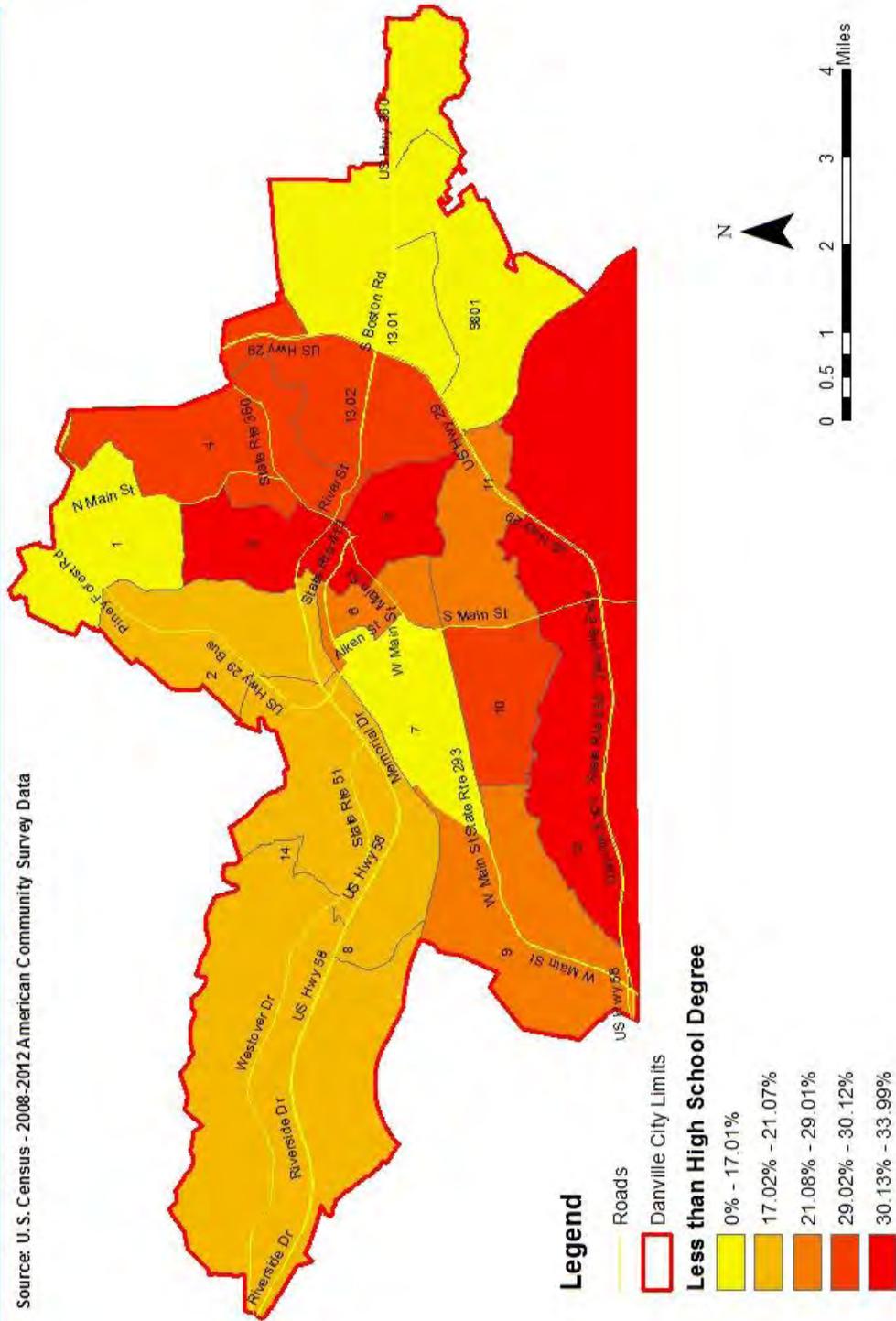
**Table 44 - Educational Attainment by Employment Status**

Data Source: 2007-2011 ACS

# Percent with Less than a High School Degree

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



Less than a High School Degree

## Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	75	159	131	777	1,608
9th to 12th grade, no diploma	738	686	569	1,368	1,698
High school graduate, GED, or alternative	1,465	1,357	1,331	3,536	2,460
Some college, no degree	1,427	1,089	1,368	2,862	1,317
Associate's degree	231	549	548	1,186	239
Bachelor's degree	259	635	553	1,463	488
Graduate or professional degree	27	209	294	946	458

**Table 45 - Educational Attainment by Age**

Data Source: 2007-2011 ACS

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

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	14,600
High school graduate (includes equivalency)	22,067
Some college or Associate's degree	25,986
Bachelor's degree	33,851
Graduate or professional degree	49,932

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

Data Source: 2007-2011 ACS

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

The most active business sector in Danville, in terms of the number of workers in the various industries, is Education and Health Care Services with 23 percent of all workers. That sector is followed by Retail Trade and Manufacturing with 20 and 14 percent respectively. Arts, Entertainment, Accommodations has a 13 percent share of workers, followed by Wholesale Trade and Professional, Scientific, Management Services with six percent each and Finance, Insurance, and Real Estate with a five percent share.

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

According to the 2014 WPPD Comprehensive Economic Development Strategy, the workforce and infrastructure needs of the business community include;

- Increase educational opportunities, especially with respect to technology that would include STEM-H Initiatives;
- Strengthen connection between workforce skills and training programs;
- Improve regional transportation infrastructure; and
- Create modern communications infrastructure.

These efforts would include development of fiber-optic network, webcast of public meetings, construction of I-73, upgrade of the Route 29 corridor, adequate transportation services for job interviews, and continued support for job training programs.

**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.**

Some recent economic development accomplishments in Danville, include:

- Telvista has renewed its lease at Cane Creek Boulevard — and plans to hire 300 more workers at its call center in Danville. The program will allow customers to chat with someone online about their orders, billing, products and services.
- Sky Valley Foods, a North Carolina-based maker of natural and organic sauces and salad dressings, announced today that it is relocating to Airside Industrial Park in Danville, where the company expects to expand its business and add new product lines. The company produces salad dressings and specialty sauces, including condiments, marinades, salsa and pasta sauce, for the natural and organic food consumer. Its branded products are Bella's, Organicville, Sky Valley and Simply Delicious. Sky Valley Foods formed in early 2011 with the merger of Wizard's Cauldron of Yanceyville, N.C., and Organicville Foods of Milwaukee. Prior to the merger, the two companies shared a history that spanned more than 25 years as organic and natural food producers. Production at the 132,000 square-foot facility in Airside Industrial Park will begin by late fall. The company will employ 60 workers when production here begins. It intends to have 100 workers on its payroll by the end of 2015.
- The City of Danville and Danville Regional Foundation are working together to bring about a renaissance of Danville's River District — an area spanning from Ridge Street to Riverside Drive and Poplar Street to the Carrington Pavilion. But we need the involvement of more people in this critical effort. The Dan River and the River District are what distinguish Danville from thousands of other communities in competing to attract new residents and businesses. With many of Danville's oldest, most architecturally attractive and significant buildings, it's key to our heritage and sense of community. It's the most important gathering place for community

events. The impression both residents and outsiders have of the River District is projected on the community as a whole.

- In June, 2011, state and city leaders announced that global supercomputer leader Cray Inc. and science, technology and strategy nonprofit Noblis would invest \$2.5 million to establish the new Center for Applied High Performance Computing in Danville, which houses a next-generation Cray XMT supercomputer — the first outside a federal lab or university, creating 15 jobs within three years. The Virginia Tobacco Commission supplied \$3 million and the Governor’s Opportunity Fund gave \$1 million to the project. The supercomputer can address complex problems requiring access to large amounts of data, like in DNA sequencing, molecular science, fraud detection or even counter-terrorism. A software team at the center will work to develop beneficial uses the machine. The computing center also plans to work with small companies on application development. The goal is to attract high-tech firms to the region, as it offers the private sector “unprecedented access” to supercomputing,

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

Generally, there is a wide range of jobs in Danville with a variety of education and skill requirements. The industry with the most workers in Danville is the Education and Health Care Services sector, which typically has stringent education and skill requirements for the most visible portion of the workforce, the educators, doctors, and nurses. The sector also has a large support staff with lower education and skill requirements, including maintenance workers, drivers, and many other job classifications. Danville's second and third largest sectors are Retail Trade and Manufacturing, typically calling for a less educated, less skilled workforce, though many manufacturing positions demand high skill levels. Danville has a relatively well educated workforce, with over four times as many residents over the age of 16 having a college degree or at least some college as those not having finished high school.

### **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.**

Danville Community College

Danville Community College offers a Workforce Services program through the Regional Center for Advanced Technology and Training. This program serves employees and employers alike, as well as other citizens who have an interest in increasing his or her technical or workforce skills. DCC offers credit and non-credit programs that are designed to meet occupational, professional, and personal interests

and needs. The courses are designed to help upgrade technical skills, improve employability skills, acquire new skills, and meet educational requirements for job certification. Additional services include custom training programs that can be delivered on the job site to small or large groups of employees, as well as various other business services and outreach programs.

In addition to the Workforce Services program, Danville Community College offers advanced manufacturing courses and certification programs. A few examples of the programs offered include Advanced Manufacturing Engineering Technology Degrees, Industrial Maintenance Technician Degrees, and Manufacturing Technician Certificates. DCC also offers a Computer-Aided Drafting and Design program. Through this program, students are introduced to drafting procedures, materials, manufacturing processes, science, and mathematics that are needed by the technician or engineering assistant in the field. Those enrolled in this course will receive theoretical and practical experiences in drafting principles, drafting skills, CAD Drafting (AUTOCAD) manufacturing processes, and machine and tool design.

#### The Institute for Advanced Learning and Research

The Institute for Advanced Learning and Research (IALR) partners with state and private higher education institutions to address three needs: preparing a core economy workforce for the future, meeting current employer needs, and expanding access to higher education opportunities.

Through the IALR's research centers, top-notch Virginia Tech faculty are locating to Southside Virginia to conduct research in the fields of unmanned systems, high value horticulture and forestry, and motorsports engineering. IALR research centers are designed to conduct cutting-edge research in their specialty fields, as well as attracting small and mid-sized companies who desire access to the expertise they offer. Additionally, each research center provides educational opportunities uniquely focused on their current research.

The construction of the Sustainable Energy Technology Center (SEnTeC) will be breaking ground in early 2010 as a part of the expansion of the IALR. In this facility, graduate students and staff members will build upon the on-going bio-fuels and bio-based products research conducted at the IALR. They will attempt to work closely with local farmers to utilize their crops in more economically feasible and environmentally sustainable ways. Additionally, laboratory-scale processing facilities will be established to evaluate and optimize the conversion processes of alternative energy crops.

### **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 City of Danville participated in the development of the 2014 West Piedmont Planning District Comprehensive Economic Development Strategy. The major goals of the strategy are:

- Enhance regional identity and vision;
- Retain and expand existing industries and small businesses;
- Advocate regional economic diversity;
- Provide the land development infrastructure needed to grow the regional economy;
- Increase educational opportunities, especially with respect to technology that would include STEM-H (Science, Technology, Engineering, Math, and Health) Initiatives;
- Strengthen connection between workforce skills and training programs;
- Advocate “pro-business” thinking;
- Further develop small and minority businesses;
- Improve overall quality of life;
- Improve regional transportation infrastructure;
- Create modern communications infrastructure; and
- Preserve agricultural base and promote modern agricultural enterprises.

These goals can be supported through the Consolidated Plan through funding opportunities in support of housing for low- and moderate-income households, educational and job training initiatives, business development, and infrastructure improvements, where those efforts fit within the regulatory framework of the CDBG program.

## **Discussion**

The City of Danville has been working, through the efforts of their Office of Economic Development, to expand opportunities in the region. Redevelopment of the River District has provided a new destination for residential and commercial developments. Jobs programs operated by Danville Community College and the Institute for Advanced Learning and Research work with workers to create a workforce tailored to meet the workforce needs of businesses in the area. The 2014 WPPD Comprehensive Economic Development Strategy provides a regional framework for economic development initiatives for the coming years.

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

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

The census tracts that are identified as eligible for CDBG area benefit (median income below 80 percent of the area median income) include some of the oldest neighborhoods in the city. The housing in these neighborhoods are often in poor condition and many are in need of extensive rehabilitation or removal. These neighborhoods are also where the lowest income households in the city live, in housing stock that is in poor condition, and, therefore, offered at lower rents or sales prices. Despite the lower rents or purchase price, the lower income households pay a large portion of their income on housing expenses. In this case, concentrated would mean that a large portion of the neighborhood shows the impact of these housing problems.

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

As of the 2010 Census, African-Americans comprise about 48 percent of the population of Danville. There is some concentration of the African-American population in census tracts in the central parts of the city, with the percentage of the total population being as much as 75 percent. Most of the tracts are within the CDBG area benefit tracts (where median incomes of the tracts are below 80 percent of the area median income). These areas also show high rates of poverty, with poverty rates above 47 percent of the population of the tracts. Maps of poverty rates and concentrations of African-Americans are included below.

Likewise, the Hispanic population, which makes up about three percent of the total population of Danville, is concentrated in census tracts in the southern and western parts of the city. In some of these tracts, the percentage Hispanic exceeds 15 percent of the total population of the tract. Some of these tracts also show high rates of poverty. A map of the Hispanic population concentrations is provided below as well.

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

These neighborhoods, as mentioned above, contain much of the poorest housing stock in the city. As a result, the housing market contains much of the lowest cost housing as well. Code enforcement officials worked extensively in these areas in an attempt to maintain the integrity of the community in past years. The City funds a demolition program to remove dilapidated, unsafe houses from low-income neighborhoods. Some neighborhoods have a number of vacant lots where homes have been removed.

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

These areas do have community assets, including community and senior centers, parks, and other public facilities. Much of the public housing operated by the Danville Redevelopment and Housing Authority is also located within these neighborhoods.

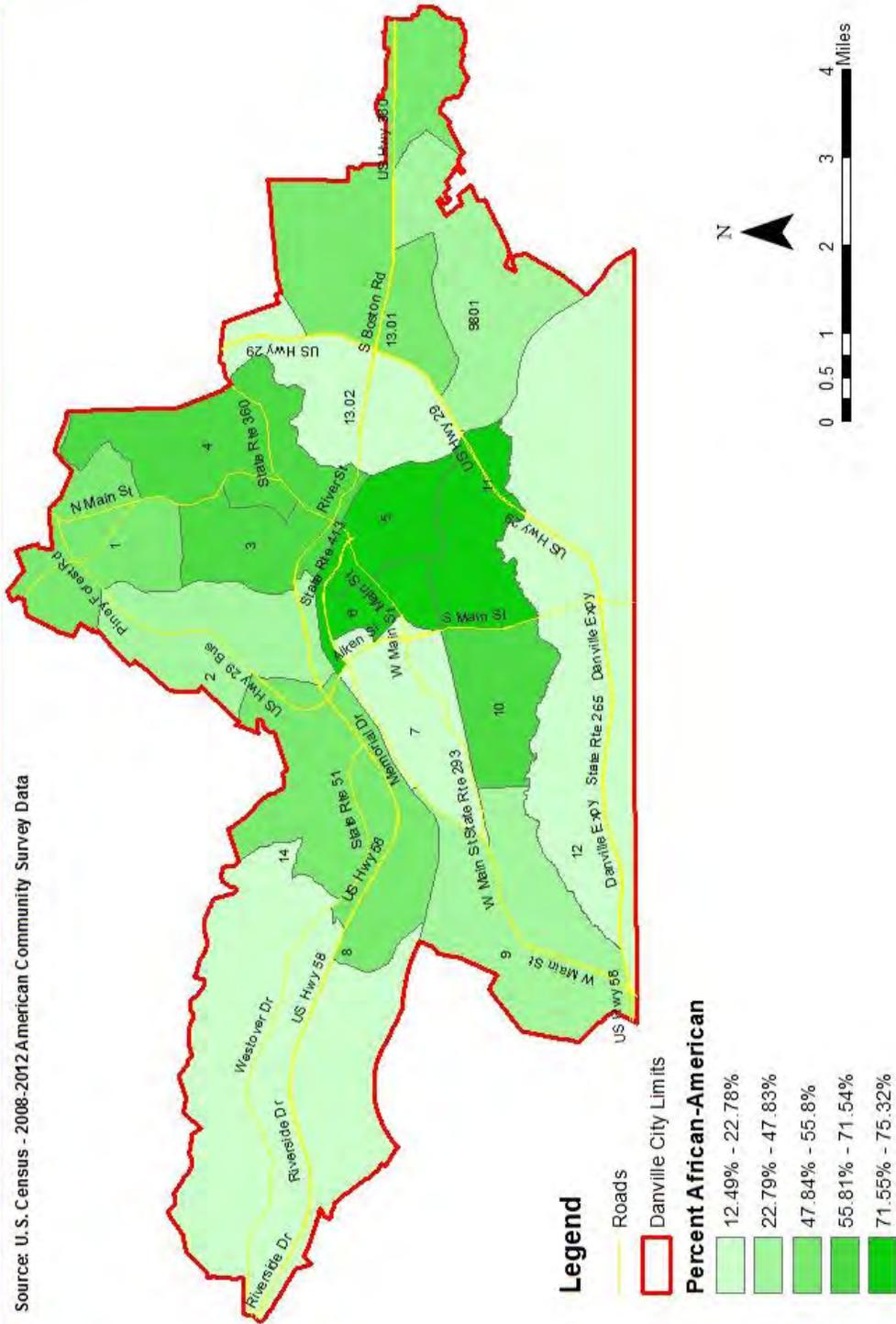
**Are there other strategic opportunities in any of these areas?**

In neighborhoods where many homes have been removed, there may be opportunities for development of new housing units. In areas where brownfield issues are not a concern, private and non-profit developers can find appropriate redevelopment sites to provide homes for a range of household incomes, including lower and upper income households. These efforts would aid in sustainability efforts, bringing more people into the neighborhoods and improving the housing stock available in the market.

# Percent African-American

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

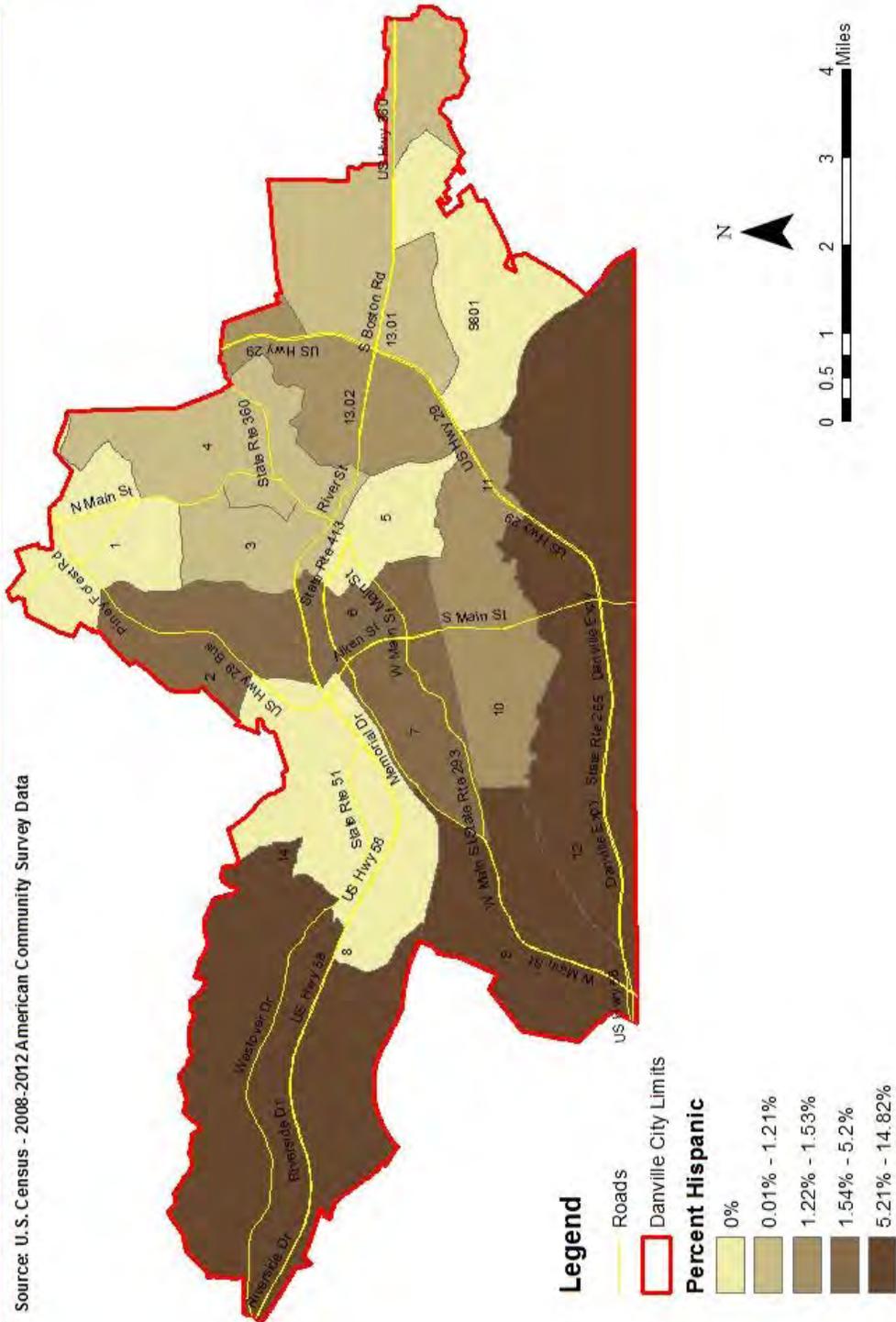


### Percent African-American

# Percent Hispanic

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

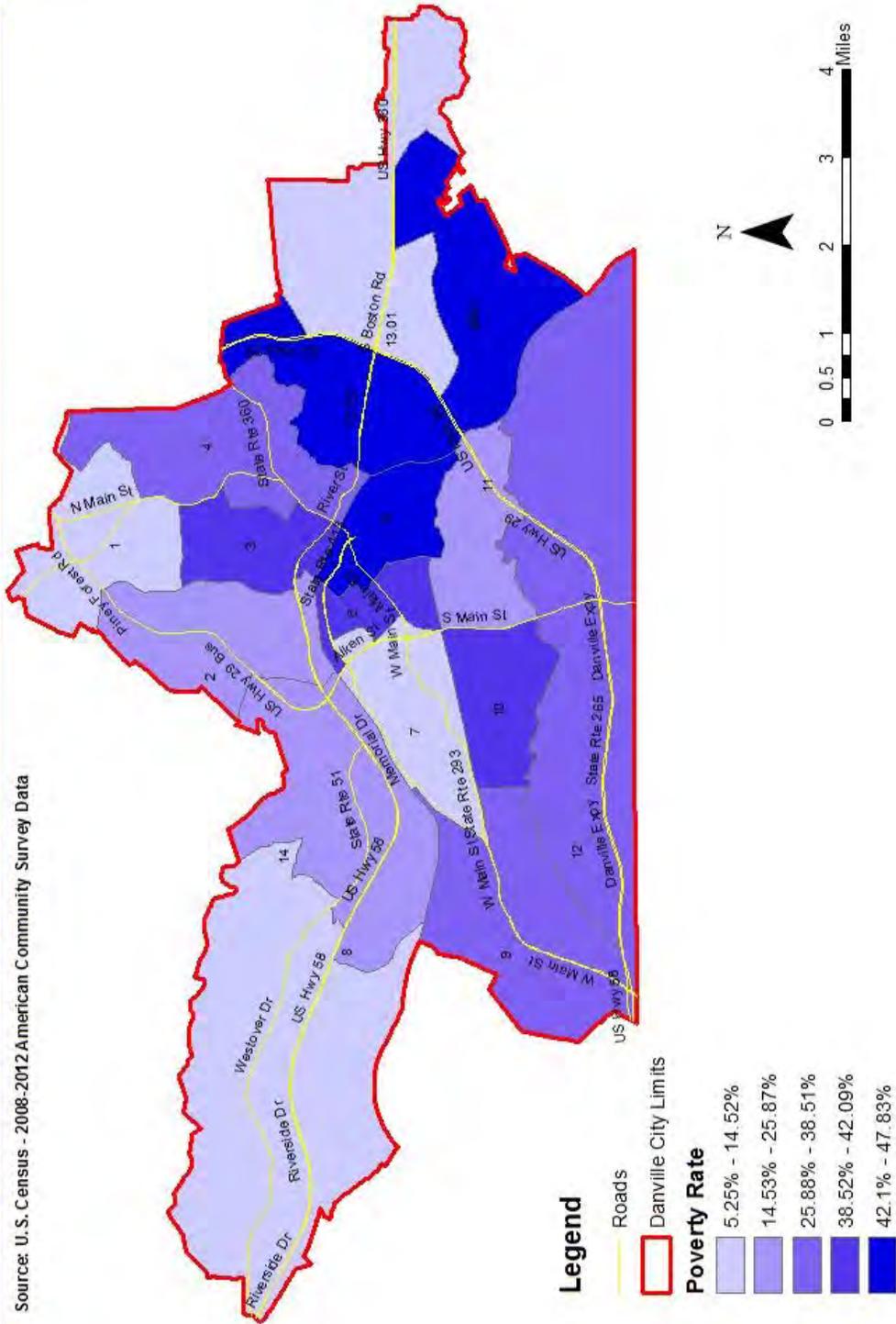


### Percent Hispanic

# Percent Living in Poverty

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Living in Poverty



# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

The Strategic Plan lays out the direction the City intends to take is the distribution of the Community Development Block Grant and HOME funding for the next five years. The priorities listed were determined through consultation with service providers and consideration of a community survey that was conducted in the development of the Consolidated Plan. Some of the activities included will be targeted to individual households who qualify for the programs according to their income status (individual benefit). Other programs are directed toward particular areas within Danville where the median incomes of the census tracts involved are below 80 percent of the area median income (area benefit). The City's goals and objectives are summarized in Section SP-45.

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

### Geographic Area

Table 47 - Geographic Priority Areas

1	<b>Area Name:</b>	CDBG Area Benefit
	<b>Area Type:</b>	Block Groups Eligible for Area Benefit
	<b>Other Target Area Description:</b>	Block Groups Eligible for Area Benefit
	<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>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Other Target Area Description:</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<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 jurisdiction (or within the EMSA for HOPWA)

Investments will be allocated according to responses to programmatic opportunities and client response to funding availability. Rehab programs may be targeted to the CDBG Eligible Areas or as individual benefit to low-income households. Public services, likewise, may be offered in low-income areas or generally to all qualified residents.

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

### Priority Needs

Table 48 – Priority Needs Summary

1	<b>Priority Need Name</b>	Public Facilities and Community Facilities
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	Non-Housing Objective 2 - Public Facilities
	<b>Description</b>	Improvements to public and community facilities in low-income areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
2	<b>Priority Need Name</b>	Code Enforcement
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	Program Administration Non-Housing Objective 1 - Code Enforcement
	<b>Description</b>	Enforcement of the City's premise and building codes within the CDBG eligible areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
3	<b>Priority Need Name</b>	Infrastructure - Streets, Sidewalks, Etc.
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development

	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	Program Administration
	<b>Description</b>	Improvements to public streets, roads, sidewalks, curbs, and gutters within CDBG eligible areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>4</b>	<b>Priority Need Name</b>	Parks and Recreation Facilities
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	Program Administration
	<b>Description</b>	Improvements to parks and recreation facilities within CDBG eligible areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>5</b>	<b>Priority Need Name</b>	Demolition and Site Clearance
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	Non-Housing Objective 1 - Code Enforcement
	<b>Description</b>	Removal of dilapidated structures and removal of clutter from vacant lots within CDBG eligible areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.

6	<b>Priority Need Name</b>	Infrastructure - Culverts and Drainage
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	
	<b>Description</b>	Improvements to water drainage systems within CDBG eligible areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
7	<b>Priority Need Name</b>	ADA Compliance
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Improvements to public infrastructure and modifications to buildings related to ADA compliance.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
8	<b>Priority Need Name</b>	Homeless Facilities
	<b>Priority Level</b>	High
	<b>Population</b>	Individuals Families with Children Non-housing Community Development
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Program Administration Affordable Housing Objective 7 - Transitional Hsg.

	<b>Description</b>	Improvements to homeless facilities.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>9</b>	<b>Priority Need Name</b>	Removal of Slum and Blight
	<b>Priority Level</b>	High
	<b>Population</b>	Non-housing Community Development
	<b>Geographic Areas Affected</b>	Block Groups Eligible for Area Benefit
	<b>Associated Goals</b>	
	<b>Description</b>	Removal of blighting influences, including substandard structures, on a spot basis in CDBG eligible areas.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>10</b>	<b>Priority Need Name</b>	Youth Services
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Public Housing Residents Non-housing Community Development
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Program Administration Public Service Objective 1 - Education Public Service Objective 2 - Recreation Activities
	<b>Description</b>	Services provided to youth, including anger management, skilled learning, youth sports, and parks and recreation sports training and programming.

	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>11</b>	<b>Priority Need Name</b>	Child Care Services
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Public Service Objective 2 - Recreation Activities
	<b>Description</b>	Services relating to the care of children, including after school, daycare, and education and enrichment programs.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>12</b>	<b>Priority Need Name</b>	Homebuyer Counseling, Financial Literacy
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Program Administration Public Service Objective 3 - Housing Counseling
	<b>Description</b>	Programs that provide training to potential homebuyers about the homebuying process and care and maintenance of a home and financial literacy programs that help residents improve their understanding of their personal financial situation.

	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>13</b>	<b>Priority Need Name</b>	Health Services
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Persons with HIV/AIDS and their Families
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Services that address health needs, including health screenings and care for persons with HIV/AIDS.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
<b>14</b>	<b>Priority Need Name</b>	Domestic Violence/Child Abuse
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Large Families Families with Children Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Services provided to victims of domestic violence and/or child abuse.

	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
15	<b>Priority Need Name</b>	Fair Housing Outreach and Education
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Program Administration Fair Housing
	<b>Description</b>	Services to educate residents about their fair housing rights.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
16	<b>Priority Need Name</b>	Legal Services
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Program Administration Public Service Objective 4 - Legal Aid
	<b>Description</b>	Programs that work with lower income residents with legal issues.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.

17	<b>Priority Need Name</b>	Housing Assistance - Homeownership
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Programs that provide potential homeowners with homebuying assistance, including help with downpayments and closing costs.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
18	<b>Priority Need Name</b>	Housing Rehabilitation
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Affordable Housing Objective 1 - Homeowner Rehab Affordable Housing Objective 3 - Weatherization Affordable Housing Objective 5 - Lease/Purchase Affordable Housing Objective 8 - CHDO
	<b>Description</b>	Programs that work with lower income homeowners to improve their living environments, including minor and major home repairs.

	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
19	<b>Priority Need Name</b>	Housing Development and Reconstruction
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Affordable Housing Objective 4 - New Construction Affordable Housing Objective 6 - Rental Housing
	<b>Description</b>	Programs that promote the development of new housing units or the reconstruction of units that have been demolished.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
20	<b>Priority Need Name</b>	Emergency Home Repairs
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Program Administration Affordable Housing Objective 2 - Emergency Rehab
	<b>Description</b>	Programs that address home repair needs of lower income homeowners.

	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
21	<b>Priority Need Name</b>	Job Training/Workforce Development
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Non-housing Community Development
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Programs that provide skills training, workforce development, and education/enrichment services (tuition/faculty) for job seekers.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
22	<b>Priority Need Name</b>	Employment Training
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Non-housing Community Development
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Programs that work with job seekers to prepare them for finding and keeping a job.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.

23	<b>Priority Need Name</b>	Homeless Supportive Services, Transportation
	<b>Priority Level</b>	High
	<b>Population</b>	Individuals Families with Children
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Transportation services to support homeless persons and their efforts to find work, housing, and health services.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
24	<b>Priority Need Name</b>	Homeless Prevention and Emergency Assistance
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Support for programs that work to keep household in their homes and prevent homelessness.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
25	<b>Priority Need Name</b>	Mental Health Services/Supportive Services
	<b>Priority Level</b>	High

	<b>Population</b>	Individuals Families with Children Mentally Ill Chronic Substance Abuse
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	
	<b>Description</b>	Services to homeless persons to address mental health and supportive services issues.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.
26	<b>Priority Need Name</b>	Transitional Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Individuals Families with Children
	<b>Geographic Areas Affected</b>	Non-CDBG Area Benefit for Individual Benefit and Administration
	<b>Associated Goals</b>	Affordable Housing Objective 7 - Transitional Hsg.
	<b>Description</b>	Support for programs that offer housing units that assist homeless persons transition from homelessness to permanent housing.
	<b>Basis for Relative Priority</b>	Priorities were established through an evaluation of community surveys, forum input, and staff analysis.

### Narrative (Optional)

The City conducted a survey of residents through a survey instrument posted on the City's website and hard copy surveys distributed at all Consolidated Plan forums. The results of these surveys were used by City staff to allocate priorities among the various facility, infrastructure, service, housing, and economic development needs listed above.

## SP-30 Influence of Market Conditions – 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 use of tenant-based rental assistance is dependent on rental property owner's willingness to rent their units to TBRA clients. In many communities, landlords are reluctant to rent to these clients due to the reputation they have that the clients do not take care of the property as well as other renters do. Other market conditions that could influence the use of TBRA have to do with rents being asked for rental property. If rents are too high, the rental assistance might not be enough to allow clients to lease the units, even if the landlord was willing.
TBRA for Non-Homeless Special Needs	Added to the description of TBRA market characteristics above, non-homeless special needs clients may also encounter housing units that do not meet their accessibility needs. Most housing in any community has not had accessibility improvements that allow persons with mobility issues ease of access. While landlords are obligated to make reasonable accommodations for such renters, many need more accommodations than typical landlords would consider reasonable.
New Unit Production	The production of new housing units is influenced by several market conditions, including the cost of land, the cost of construction, and prevailing interest rates. While rates are currently at historic lows, the mortgage markets are still recovering from the recent mortgage foreclosure crisis and restrictions placed on lending institutions that resulted. In many areas lenders are not making new loans as freely as before and some well qualified buyers are finding it difficult to navigate the new mortgage processes that have been instituted. The resulting delays in securing loans can burden housing developers and restrict their activities.
Rehabilitation	Rehabilitation activities can be influenced by the cost of materials and labor. In Danville, these costs are relative low in comparison to other areas of the country. The efficiency of rehabilitation is dependent on the after rehabilitation value of the home. If the market value of the home does not support the extent of rehabilitation required, it's not worth the effort to repair the home.

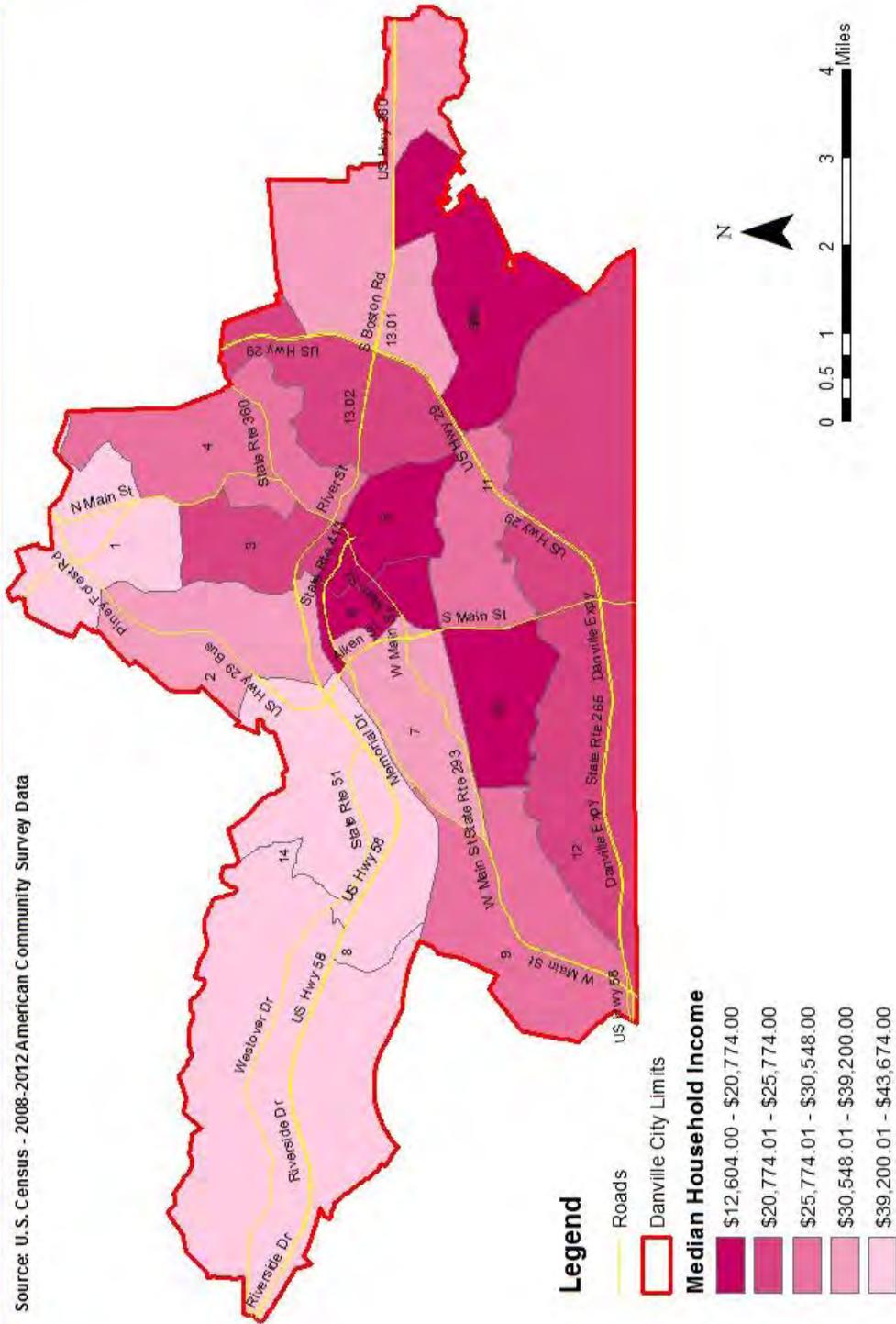
<b>Affordable Housing Type</b>	<b>Market Characteristics that will influence the use of funds available for housing type</b>
Acquisition, including preservation	Acquisition, including preservation, can be influenced by the market value of the structure. With home purchases by private individuals, the historic low interest rates off-set increases in the market value of the housing stock. Monthly housing costs of higher priced homes at lower interest rates approximate the monthly housing costs of lower priced homes at higher interest rates. In the case of a City agency or non-profit organization buying housing stock for rehabilitation and resale or for preservation, the costs of purchasing a home outright at higher prices can reduce the number of homes that can be purchased or reduce the funds available for rehabilitation activities.

**Table 49 – Influence of Market Conditions**

# Median Household Income

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data

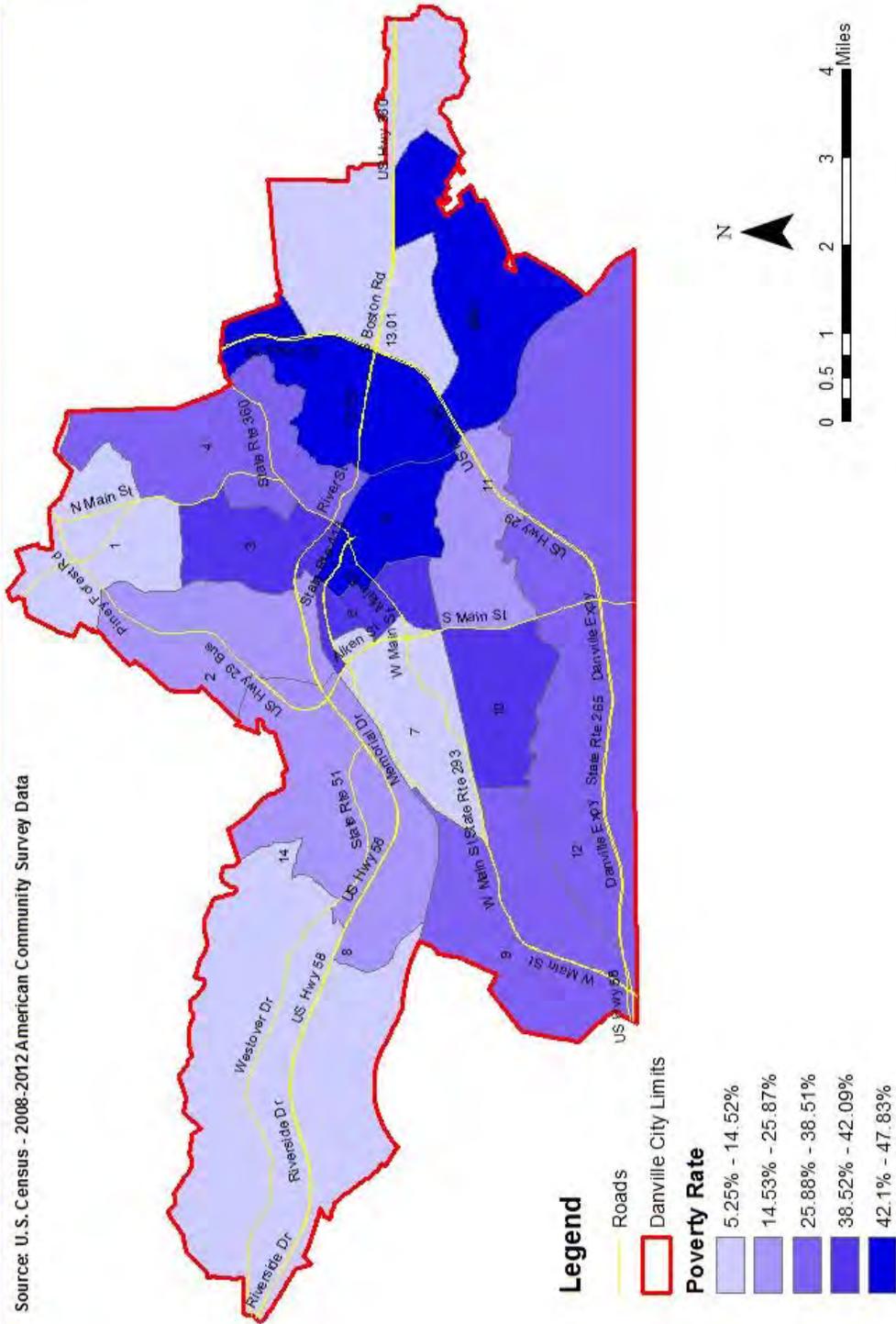


### Median Household Income

# Percent Living in Poverty

## Danville Consolidated Plan, 2015 - 2019

Source: U.S. Census - 2008-2012 American Community Survey Data



### Percent Living in Poverty



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

### Introduction

Danville receives funding from two federal grant programs, the Community Development Block Grant Program and the HOME Investment Partnership. These two grant programs combined will bring \$1,301,020, including program income, into the city to support affordable housing, homeless, and community development programs and projects in the first program year.

### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	833,109	150,000	0	983,109	3,332,436	Expected amount for remainder of Con Plan equals the Year 1 Annual Allocation times four.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	217,911	100,000	0	317,911	871,644	Expected amount for remainder of Con Plan equals the Year 1 Annual Allocation times four.

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**

Matching requirements for the HOME Program will be met through waived fees, donated professional services, donated materials, and volunteer labor according to programmatic aspects of the particular activities funded.

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

None currently identified. The City will continue to evaluate opportunities to use public lands for future development.

## **Discussion**

The City has programmed approximately \$1.3 million from the CDBG and HOME programs for the FY 2015 program year. This sum included the annual allocation and program income. These funds will be used to operate a range of private and public services as described later in the Annual Action Plan.

## SP-40 Institutional Delivery Structure – 91.215(k)

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
DANVILLE	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning Rental neighborhood improvements public facilities public services	Jurisdiction
DANVILLE REDEVELOPMENT AND HOUSING AUTHORITY	PHA	Public Housing	Jurisdiction
Danville / Martinsville CoC	Continuum of care	Homelessness	Region
Habitat for Humanity	Non-profit organizations	Ownership	Region
UNITED WAY	Non-profit organizations	Economic Development Homelessness Non-homeless special needs public services	Region
Virginia Legal Aid Society	Non-profit organizations	Non-homeless special needs public services	State

**Table 51 - Institutional Delivery Structure  
Assess of Strengths and Gaps in the Institutional Delivery System**

The institutional delivery system in Danville is well coordinated and spans a range of community needs. The City has many years of experience managing and implementing the programs addressed in

the Consolidated Plan, as well as working with outside agencies that fill some of the needs as outlined in the Consolidated Plan.

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

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

**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 services targeted to homeless persons and persons with HIV/AIDS and mainstream services are made available through the coordination of services provided by the array of non-profit service providers that constitute Danville/Martinville Continuum of Care. These organizations partner with each other, the City, and mainstream service providers to provide a wide ranging response to the service

needs of homeless persons and persons with HIV/AIDS, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth.

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

The service providers in Danville work closely together to provide a continuum of services in response to needs identified through surveys of homeless persons and general observations of the providers. Providers in Danville are particularly strong in the areas of mental health services, employment training, and life skills training. Gaps exist in emergency shelter capacity. There are not enough beds on a typical night. Another gap is the coordination of service centers through the lack of universal participation of providers in the HMIS system. All homeless providers who participate in federal funding programs are enrolled in the HMIS system.

**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**

1. Work with non-profit organizations to address community needs and provide support to federal and non-federal funding initiatives.
2. Work with private industry to address important issues that hamper housing and community development efforts.
3. Identify opportunities to create private/public partnerships for project finance and development to leverage federal funds.

## SP-45 Goals Summary – 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	Program Administration	2015	2019	Program Admin	Citywide	Code Enforcement Infrastructure - Streets, Sidewalks, Etc. Parks and Recreation Facilities Homeless Facilities Youth Services Homebuyer Counseling, Financial Literacy Fair Housing Outreach and Education Legal Services Emergency Home Repairs	CDBG: \$441,155 HOME: \$106,740	Other: 5 Other
2	Fair Housing	2015	2019	Program Admin	Citywide	Fair Housing Outreach and Education	CDBG: \$25,000	Other: 5 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Affordable Housing Objective 1 - Homeowner Rehab	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	CDBG: \$1,826,657 HOME: \$1,300,607	Homeowner Housing Rehabilitated: 50 Household Housing Unit
4	Affordable Housing Objective 2 - Emergency Rehab	2015	2019	Affordable Housing	Citywide	Emergency Home Repairs	CDBG: \$125,000	Homeowner Housing Rehabilitated: 25 Household Housing Unit
5	Affordable Housing Objective 3 - Weatherization	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	CDBG: \$150,000	Homeowner Housing Rehabilitated: 15 Household Housing Unit
6	Affordable Housing Objective 4 - New Construction	2016	2019	Affordable Housing	Citywide	Housing Development and Reconstruction	CDBG: \$100,000	Homeowner Housing Added: 10 Household Housing Unit
7	Affordable Housing Objective 5 - Lease/Purchase	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	CDBG: \$70,000	Homeowner Housing Rehabilitated: 5 Household Housing Unit
8	Affordable Housing Objective 6 - Rental Housing	2015	2019	Affordable Housing	Citywide	Housing Development and Reconstruction	CDBG: \$1,000,000	Rental units constructed: 15 Household Housing Unit
9	Affordable Housing Objective 7 - Transitional Hsg.	2015	2019	Affordable Housing	Citywide	Homeless Facilities Transitional Housing	CDBG: \$50,000	Other: 5 Other
10	Affordable Housing Objective 8 - CHDO	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	CDBG: \$179,777	Homeowner Housing Rehabilitated: 5 Household Housing Unit  Businesses assisted: 5 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	Non-Housing Objective 1 - Code Enforcement	2015	2019	Non-Housing Community Development	CDBG Area Benefit	Code Enforcement Demolition and Site Clearance	CDBG: \$406,235	Housing Code Enforcement/Foreclosed Property Care: 780 Household Housing Unit
12	Non-Housing Objective 2 - Public Facilities	2015	2019	Non-Housing Community Development	CDBG Area Benefit	Public Facilities and Community Facilities	CDBG: \$75,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 200 Persons Assisted
13	Public Service Objective 1 - Education	2015	2019	Non-Housing Community Development	Citywide	Youth Services	CDBG: \$447,440	Public service activities other than Low/Moderate Income Housing Benefit: 150 Persons Assisted
14	Public Service Objective 2 - Recreation Activities	2015	2019	Non-Housing Community Development	Citywide	Youth Services Child Care Services	CDBG: \$50,000	Public service activities other than Low/Moderate Income Housing Benefit: 75 Persons Assisted
15	Public Service Objective 3 - Housing Counseling	2015	2019	Non-Housing Community Development	Citywide	Homebuyer Counseling, Financial Literacy	CDBG: \$67,390	Public service activities other than Low/Moderate Income Housing Benefit: 25 Persons Assisted
16	Public Service Objective 4 - Legal Aid	2015	2019	Non-Housing Community Development	Citywide	Legal Services	CDBG: \$60,000	Public service activities other than Low/Moderate Income Housing Benefit: 50 Persons Assisted

**Table 53 – Goals Summary**

## Goal Descriptions

1	<b>Goal Name</b>	Program Administration
	<b>Goal Description</b>	<p><b>Goal:</b> Plan, Monitor and Administer Entitlement Grant Programs. Evaluate upcoming needs related to affordable housing, fair housing, non-housing and the non-homeless special needs populations.</p> <p><b>Objective 1:</b> Continue to Plan, Monitor and Administer Entitlement Grant Programs and insure compliance with Federal Regulations.</p> <p><b>Strategy 1.1:</b> Program Administration: Develop, Administer, revise, implement and evaluate the day-to-day operation of entitlement program. Activities include program design; grant administration, Sub recipient compliance monitoring, program outreach, public relations and training.</p> <p><b>Performance Goal:</b> \$88,231 CDBG Funding allocated 1st Year for General Program Administration, Coordination, and Oversight.</p> <p><b>Performance Goal:</b> \$21,348 HOME Funding allocated 1st Year for General Program Administration, Coordination, and Oversight.</p>

2	<b>Goal Name</b>	Fair Housing
	<b>Goal Description</b>	<p><b>Goal:</b> Plan, Monitor and Administer Entitlement Grant Programs. Evaluate upcoming needs related to affordable housing, fair housing, non-housing and the non-homeless special needs populations.</p> <p><b>Objective 1:</b> Continue to Plan, Monitor and Administer Entitlement Grant Programs and insure compliance with Federal Regulations.</p> <p><b>Strategy 1.2:</b> Fair Housing - Provide funding Funds will be used for the City’s Fair Housing Program. Education and outreach assists citizens with fair housing concerns.</p> <p><b>Performance Goal 1:</b> \$5,000 in CDBG Funding allocated 1st Year - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

3	<b>Goal Name</b>	Affordable Housing Objective 1 - Homeowner Rehab
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 1:</b> Improve the condition of housing for low-income homeowners.</p> <p><b>Strategy 1.1:</b> Provide assistance in the form of five-year forgivable loans and/or low interest loans to low/mod income homeowners to complete total rehabilitation that will ensure that the home itself meets all applicable state and local codes, ordinances, and zoning requirements upon completion of rehabilitation. Benefit – Low/mod income households.</p> <p><b>Performance Goal 1:</b> \$159,181.65 CDBG Funds allocated for the 1st Year to assist 3 homes; and assistance to 3 homes annually for the remaining 4 annual plan years (estimated funding 4 years \$160,000); Funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p> <p><b>Performance Goal 2:</b> \$260,607.69 HOME (\$100,000 Program Income and \$160,607.69 Entitlement) Funds allocated for the 1st Year to assist 7 homes; and assistance to 7 homes annually for the remaining 4 annual plan years (estimated funding 4 years \$260,000); Funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p> <p><b>Performance Goal 3:</b> \$205,495 CDBG funds allocated 1st Year for City Housing Program Delivery cost associated with Citywide Housing Program. 10 units assisted 1st Year and 10 additional units to be assisted annually for the remaining annual plan years based on funding).</p>

4	<b>Goal Name</b>	Affordable Housing Objective 2 - Emergency Rehab
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 1:</b> Improve the condition of housing for low-income homeowners.</p> <p><b>Strategy 1.2:</b> Emergency Rehabilitation Homeowners - Provide low interest loans to low/mod income homeowners that provide for the repair of certain elements of a housing unit in emergency situations, such as a roof that is leaking or a heating unit that is not working, etc.. Benefit – Low/mod income households.</p> <p><b>Performance Goal:</b> \$25,000 CDBG Funds allocated for the 1st Year to assist 5 homes; and assistance to 5 homes annually for the remaining 4 annual plan years (estimated funding 4 years \$25,000); Funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>
5	<b>Goal Name</b>	Affordable Housing Objective 3 - Weatherization
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 1:</b> Improve the condition of housing for low-income homeowners.</p> <p><b>Strategy 1.3:</b> Weatherization Repair Homeowners - Provide five-year forgivable loans to low/mod income homeowners for weatherization related repairs. Benefit – Low/mod income households.</p> <p><b>Performance Goal:</b> \$50,000 CDBG Funds allocated for the 1st Year to assist 5 homes; and assistance to 5 homes annually for the remaining 4 annual plan years (estimated funding 4 years \$25,000); Funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

6	<b>Goal Name</b>	Affordable Housing Objective 4 - New Construction
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 1:</b> Improve the condition of housing for low-income homeowners.</p> <p><b>Strategy 1.4:</b> New Construction Homeowners - Each loan is secured by a lien on the property with repayment due upon sale or transfer of property by owner(s). Benefit – Low/mod income households.</p> <p><b>Performance Goal:</b> \$0 CDBG Funds allocated for the 1st Year; and assistance for the remaining 4 annual plan years (estimated funding 4 years \$25,000); Maximum benefit \$10,000 per unit - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>
7	<b>Goal Name</b>	Affordable Housing Objective 5 - Lease/Purchase
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 1:</b> Improve the condition of housing for low-income homeowners.</p> <p><b>Strategy 1.5:</b> Lease purchase - The City partners with the Danville Redevelopment and Housing Authority to administer a Lease Purchase Housing Program. Funding will help cover maintenance costs that DRHA will incur while administering this program. Benefit – Low/mod income households.</p> <p><b>Performance Goal:</b> \$14,000 CDBG Funds allocated for the 1st Year to assist one unit; and assistance for the remaining 4 annual plan years as funds become available - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

8	<b>Goal Name</b>	Affordable Housing Objective 6 - Rental Housing
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 2:</b> Improve the condition of housing for low-income renters.</p> <p><b>Strategy 2.1:</b> Rental Housing Upper Street Apartment Project - In a partnership with the Danville Redevelopment and Housing Authority, a previous historic church, and the former location of Head Start, on Upper Street and 2 duplexes on Floyd Street will be converted into a total of fifteen (15) units. There will be a total of eleven (11) units located at 608 Upper Street that will house veterans, disabled individuals, and extremely low-income individuals. The duplexes on Floyd street will be converted into four (4) units that will house additional veterans, disabled individuals, and extremely low-income individuals. The CDBG funds will supplement the Housing Trust Fund award received by DRHA. Benefit – Low/mod income households.</p> <p><b>Performance Goal:</b> \$200,000 CDBG Funds allocated for the 1st Year to assist fifteen unit; and assistance for the remaining 4 annual plan years as funds become available - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>
9	<b>Goal Name</b>	Affordable Housing Objective 7 - Transitional Hsg.
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 2:</b> Improve the condition of housing for low-income renters.</p> <p><b>Strategy 2.2:</b> Temporary Shelter Transitional Housing - Funding will be set aside to provide temporary shelter for single parents with more than one child. The current homeless shelter is unable to provide assistance to a single parent with more than one child, making it difficult for them to find shelter once becoming homeless. Benefit – Low/mod income households.</p> <p><b>Performance Goal:</b> \$10,000 CDBG Funds allocated for the 1st Year to assist one shelter; and assistance for the remaining 4 annual plan years as funds become available - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

10	<b>Goal Name</b>	Affordable Housing Objective 8 - CHDO
	<b>Goal Description</b>	<p><b>Goal:</b> Improve the condition and availability of affordable housing over a five-year period.</p> <p><b>Objective 3:</b> Increase the viability for potential homeownership and Rental housing opportunities.</p> <p><b>Strategy 3.1:</b> Provide funding to CHDO organization for operating funds and development fees to develop affordable housing for low-moderate income homeownership and rental housing.</p> <p><b>Performance Goal 1:</b> \$3,268.67 HOME CHDO Funds allocated 1st Year to provide operating support to 1 CHDO organization and 1 CHDO organization to be assisted annually for the remaining annual plan years).</p> <p><b>Performance Goal 2:</b> \$32,686.65 HOME CHDO Funds allocated 1st Year to support 1 CHDO organization in the acquisition, rehabilitations and sale of one housing unit to a low – moderate income household; and 1 CHDO organization to be assisted annually for the remaining annual plan years).</p>
11	<b>Goal Name</b>	Non-Housing Objective 1 - Code Enforcement
	<b>Goal Description</b>	<p><b>Goal:</b> Improve living conditions in by addressing non-housing community development, public works projects that improve Public Infrastructure and Public Facilities, and other Community Development Needs over a five year period.</p> <p><b>Objective 1:</b> Address community needs through regulatory controls that maintain housing conditions and remove slum and blight.</p> <p><b>Strategy 1.1:</b> Code Enforcement - Provide funding for Code Enforcement – Code enforcement inspection of property to insure compliance with building codes and reducing slum and blighted conditions.</p> <p><b>Performance Goal:</b> \$86,235 in CDBG Funding allocated 1st Year, 156 Structures inspected; and inspection of 156 structures annually for the remaining 4 annual plan years (estimated funding 4 years \$80,000).</p>

12	<b>Goal Name</b>	Non-Housing Objective 2 - Public Facilities
	<b>Goal Description</b>	<p><b>Goal:</b> Improve living conditions in by addressing non-housing community development, public works projects that improve Public Infrastructure and Public Facilities, and other Community Development Needs over a five year period.</p> <p><b>Objective 2:</b> Address community needs through improvements and expansion of Public Facilities, Community Facilities and Public infrastructure.</p> <p><b>Strategy 2.1:</b> Community Facility Improvements - Provide funding for design of Cunningham and Hughes Neighborhood Center.</p> <p><b>Performance Goal:</b> \$15,000 in CDBG Funding allocated 1st Year, 40 persons / households served. - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>
13	<b>Goal Name</b>	Public Service Objective 1 - Education
	<b>Goal Description</b>	<p><b>Goal:</b> Improve living conditions in by addressing non-housing community development for special needs populations over a five year period.</p> <p><b>Objective 1:</b> Address community needs through community-based public service programs.</p> <p><b>Strategy 1.1:</b> Education Programs - Provide funding to support programs that strive to further child development, as well as promote education and college preoperational activities among children. Benefit – low/mod income persons.</p> <p><b>Performance Goal:</b> \$89,488 in CDBG Funding allocated 1st Year to assist 30 people and - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

14	<b>Goal Name</b>	Public Service Objective 2 - Recreation Activities
	<b>Goal Description</b>	<p><b>Goal:</b> Improve living conditions in by addressing non-housing community development for special needs populations over a five year period.</p> <p><b>Objective 1:</b> Address community needs through community-based public service programs.</p> <p><b>Strategy 1.2:</b> Recreational Activities – Provide funding to support programs that promote recreation among low – moderate income children. Benefit – low/mod income persons.</p> <p><b>Performance Goal:</b> \$10,000 in CDBG Funding allocated 1st Year to assist 15 people and - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>
15	<b>Goal Name</b>	Public Service Objective 3 - Housing Counseling
	<b>Goal Description</b>	<p><b>Goal:</b> Improve living conditions in by addressing non-housing community development for special needs populations over a five year period.</p> <p><b>Objective 1:</b> Address community needs through community-based public service programs.</p> <p><b>Strategy 1.3:</b> Housing Counseling / Foreclosure Counseling - Provide funds to assist persons with pre and post purchase counseling and foreclosure counseling. Benefit – low/mod income persons.</p> <p><b>Performance Goal:</b> \$13,478 in CDBG Funding allocated 1st Year to assist 5 people and - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

16	<b>Goal Name</b>	Public Service Objective 4 - Legal Aid
	<b>Goal Description</b>	<p><b>Goal:</b> Improve living conditions in by addressing non-housing community development for special needs populations over a five year period.</p> <p><b>Objective 1:</b> Address community needs through community-based public service programs.</p> <p><b>Strategy 1.4:</b> Legal Aid Program – Provide funding to leverage the Virginia Legal Aid Society funding to assist individuals and families with legal counseling, avoid homelessness and improve housing conditions. Benefit – low/mod income persons.</p> <p><b>Performance Goal:</b> \$12,000 in CDBG Funding allocated 1st Year to assist 10 people and - funding will be allocated as needed and as funds become available for the remaining 4 Annual Plan Years.</p>

**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 goals presented above will address the following affordable housing needs by program:

Housing Rehabilitation - 50 households over five years;

Emergency Rehabilitation - 25 homes over five years;

Weatherization Repairs - 25 homes over five years;

New Construction for Homeownership - 4 homes over five years;

Lease/Purchase Home Maintenance - 5 homes over five years;

Rental Housing Construction - 75 new units over five years;

Temporary Shelter/Transitional Housing - 50 households over five years; and

CHDO Acquisition and Rehabilitation for Resale - 5 homes over five years



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

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

Danville Redevelopment and Housing Authority projects meet accessible unit requirements.

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

Residents are involved with management and operations of the public housing developments through participation on resident councils. The PHA looks for opportunities to hire residents for contract work through its Section 3 obligations.

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

No

### **Plan to remove the ‘troubled’ designation**

NA

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

### **Barriers to Affordable Housing**

There are no known barriers to affordable housing resulting from public policies of the City of Danville.

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

None needed.

## **SP-60 Homelessness Strategy – 91.215(d)**

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

The first homelessness objective provides that City staff continue its work with the Danville/Martinsville Continuum of Care, the local coalition that organizes the Continuum of Care and submits grant applications for homeless initiatives. The coalition also conducts yearly point-in-time counts of the homeless and conducts a bi-yearly survey of the homeless. City staff participates in the counts and surveys. The point-in-time counts and the surveys work to reach out to homeless persons, including unsheltered persons, and assess individual and family needs, contributing to the consultation brought to the Consolidated Plan forums and survey from which priorities are formed.

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

The City does not provide federal funding for shelter activities. Local organizations are working to find ways to finance the development of more shelter space, but funding is limited.

**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.**

No funding is proposed in the Strategic Plan to address issues relating to homelessness. The City supports the efforts of the Continuum of Care to address homelessness issues through their funding venues.

**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**

No funding is proposed in the Strategic Plan to address issues relating to homelessness. The City supports the efforts of the Continuum of Care to address homelessness issues through their funding venues.

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

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

Goal: Increase the inventory of lead safe housing units.

Strategies:

- Continue to meet HUD lead-based paint abatement standards in housing rehabilitation programs.
- Expand the stock of lead safe housing units through housing initiatives.
- Obtain training for program staff on lead hazard evaluation and reduction
- Establish working relationships with lead professionals and key partners, such as risk assessors and clearance technicians, public health departments, and HUD lead grantees.
- Create procedures for determining when it is more cost effective to presume that lead hazard are present, and when it makes sense to evaluate a property.

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

The effectiveness of the programs operated by Danville work through the City's housing rehabilitation programs. These programs target some of the oldest housing stock in the city, which is typically in the worst condition and most likely to have lead-based paint hazards. To the extent that lead-based paint hazards are found in the older housing stock, these programs address the issue directly. Two Housing & Development staff positions have been certified in lead testing and lead supervision

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

Danville currently performs visual inspections of housing units included in their housing programs. Where defective paint is observed, surfaces are prepped and repainted, following abatement guidelines provided by HUD. All rehabilitation and down-payment assistance programs include provisions requiring that all painted surfaces be in good condition.



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

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

Several of the City's Consolidated Plan goals and objectives address issues related to poverty and assisting those who fall below the poverty level. Examples include:

- Address non-housing community development for special needs populations through public service programs;
- Programs targeting youth, providing education enrichment and job preparedness activities,
- Food and nutrition programs offered to seniors; and
- Continue to collaborate with homeless providers to support Continuum of Care services.

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

Activities to reduce the number of poverty-level families will center around strengthening existing collaborations and seeking new ways to partner with agencies and organizations that work directly with poverty-level households to provide intervention and assistance services. Such services may include but are not limited to: counseling, substance abuse, mental health treatment, health services, adult education and job re/training, employment assistance, financial management and credit counseling, parenting programs, after-school and day care assistance programs, and interim cash assistance programs with respect to paying for food, shelter and utility bills.

The City will continue to notify such agencies of funding opportunities to enable them to continue providing and/or expanding their services.

Given the City's limited financial resources and that the majority of factors affecting a family's poverty-level status are typically beyond the control of City policies, the extent to which the proposed strategies will reduce and/or assist in reducing the number of poverty-level families is difficult to gauge. In the coming future, the Community Development Department will work with the community to address deficiencies and attempt to measure the impact of the CDBG and HOME programs in reducing and/or preventing poverty.

## **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**

Federal regulations require participating jurisdictions to monitor subrecipients of federal funds. This applies to CDBG and HOME subrecipients of the City of Danville. When a subrecipient relationship exists, the City as the primary recipient of federal funds must monitor the subrecipient to ensure compliance with federal laws and regulations.

Items to be specified in the contract include the work or service to be performed, the amount of funds budgeted, performance measurements, and the time frame for performing the work or service. Each contract will also contain an outline of the goals and objectives against which the performance of CDBG and HOME program fund recipients will be measured, as well as information on the City's commitment to affirmatively further fair housing and to avoid residential displacement. All applicable statutory and regulatory requirements will also be included in each contract.

Depending upon the scope of the project, CDBG program fund recipients will be required to submit monthly, quarterly, or semi-annual reports regarding the status of the project to ensure that program rules are followed.

The Housing and Development Division of the City of Danville will be responsible for monitoring the subrecipients identified in the Consolidated Plan and the Annual Action Plan. The City's monitoring responsibilities include the following:

- To monitor activities of the subrecipient as necessary to ensure that the federal awards are used for authorized purposes in compliance with laws, regulations, and contract provisions;
- To oversee the satisfactory performance of the contract to ensure that goals are achieved; and
- To review expenditures to ensure compliance with federal requirements.
- Subrecipients to be monitored are Boys & Girls Club, Head Start, Legal Aid, and Telamon Corporation. In addition, we will monitor rental properties for compliance.

The City of Danville will perform the following monitoring requirements:

- Review invoices to ensure they are accurate and approved for payment;
- Review expenditures for compliance with applicable laws, regulations, and contract provisions;
- Review subrecipient accounts to ensure that actual expenditures and commitments are timely, and do not exceed the approved budget;

- Obtain certification of completed audit reports and/or single audit reports for subrecipients and evaluate audit findings for completeness and for compliance with applicable laws and regulations; and
- Conduct a site visit to review program performance. The site visit will include a review for compliance with financial and program records.

The City reserves the right to terminate agreements with CDBG and/or HOME subrecipients found to be in non-compliance with program guidelines and/or who are reluctant to take corrective measures. Funds remaining unexpended after annual goals have been met will be reprogrammed unless an extension has been requested and approved.

## Expected Resources

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

#### Introduction

Danville receives funding from two federal grant programs, the Community Development Block Grant Program and the HOME Investment Partnership. These two grant programs combined will bring \$1,301,020, including program income, into the city to support affordable housing, homeless, and community development programs and projects in the first program year.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	833,109	150,000	0	983,109	3,332,436	Expected amount for remainder of Con Plan equals the Year 1 Annual Allocation times four.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	217,911	100,000	0	317,911	871,644	Expected amount for remainder of Con Plan equals the Year 1 Annual Allocation times four.

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**

Matching requirements for the HOME Program will be met through waived fees, donated professional services, donated materials, and volunteer labor according to programmatic aspects of the particular activities funded.

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

None currently identified. The City will continue to evaluate opportunities to use public lands for future development.

**Discussion**

The City has programmed approximately \$1.3 million from the CDBG and HOME programs for the FY 2015 program year. This sum included the annual allocation and program income. These funds will be used to operate a range of private and public services as described later in the Annual Action Plan.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

**Goals Summary Information**

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Program Administration	2015	2019	Program Admin	Citywide	Public Facilities and Community Facilities Code Enforcement Parks and Recreation Facilities Homeless Facilities Youth Services Child Care Services Homebuyer Counseling, Financial Literacy Legal Services Housing Assistance - Homeownership Housing Rehabilitation Housing Development and Reconstruction Emergency Home Repairs Transitional Housing	CDBG: \$88,231 HOME: \$21,348	Other: 1 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Fair Housing	2015	2019	Program Admin	Citywide	Fair Housing Outreach and Education	CDBG: \$5,000	Other: 1 Other
3	Affordable Housing Objective 1 - Homeowner Rehab	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	CDBG: \$364,680 HOME: \$206,608	Homeowner Housing Rehabilitated: 10 Household Housing Unit
4	Affordable Housing Objective 2 - Emergency Rehab	2015	2019	Affordable Housing	Citywide	Emergency Home Repairs	CDBG: \$25,000	Homeowner Housing Rehabilitated: 5 Household Housing Unit
5	Affordable Housing Objective 3 - Weatherization	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation Emergency Home Repairs	CDBG: \$50,000	Direct Financial Assistance to Homebuyers: 5 Households Assisted
6	Affordable Housing Objective 5 - Lease/Purchase	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	CDBG: \$14,000	Homeowner Housing Rehabilitated: 1 Household Housing Unit
7	Affordable Housing Objective 6 - Rental Housing	2015	2019	Affordable Housing	Citywide	Housing Development and Reconstruction	CDBG: \$200,000	Rental units constructed: 15 Household Housing Unit
8	Affordable Housing Objective 7 - Transitional Hsg.	2015	2019	Affordable Housing	Citywide	Homeless Facilities Transitional Housing	CDBG: \$10,000	Other: 1 Other
9	Affordable Housing Objective 8 - CHDO	2015	2019	Affordable Housing	Citywide	Housing Rehabilitation	HOME: \$35,955	Homeowner Housing Rehabilitated: 1 Household Housing Unit Businesses assisted: 1 Businesses Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
10	Non-Housing Objective 1 - Code Enforcement	2015	2019	Non-Housing Community Development	CDBG Area Benefit	Code Enforcement	CDBG: \$86,235	Housing Code Enforcement/Foreclosed Property Care: 156 Household Housing Unit
11	Non-Housing Objective 2 - Public Facilities	2015	2019	Non-Housing Community Development	CDBG Area Benefit	Public Facilities and Community Facilities Parks and Recreation Facilities	CDBG: \$15,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 40 Persons Assisted
12	Public Service Objective 1 - Education	2015	2019	Non-Housing Community Development	Citywide	Youth Services Child Care Services	CDBG: \$89,488	Public service activities other than Low/Moderate Income Housing Benefit: 30 Persons Assisted
13	Public Service Objective 2 - Recreation Activities	2015	2019	Non-Housing Community Development	Citywide	Youth Services Child Care Services	CDBG: \$10,000	Public service activities other than Low/Moderate Income Housing Benefit: 15 Persons Assisted
14	Public Service Objective 3 - Housing Counseling	2015	2019	Non-Housing Community Development	Citywide	Homebuyer Counseling, Financial Literacy	CDBG: \$13,478	Public service activities other than Low/Moderate Income Housing Benefit: 5 Persons Assisted
15	Public Service Objective 4 - Legal Aid	2015	2019	Non-Housing Community Development	Citywide	Legal Services	CDBG: \$12,000	Public service activities other than Low/Moderate Income Housing Benefit: 10 Persons Assisted

Table 55 – Goals Summary

## Goal Descriptions

1	<b>Goal Name</b>	Program Administration
	<b>Goal Description</b>	Program Administration: Develop, Administer, revise, implement and evaluate the day-to-day operation of entitlement program. Activities include program design; grant administration, Sub recipient compliance monitoring, program outreach, public relations and training.
2	<b>Goal Name</b>	Fair Housing
	<b>Goal Description</b>	Fair Housing - Provide funding Funds will be used for the City's Fair Housing Program. Education and outreach assists citizens with fair housing concerns.
3	<b>Goal Name</b>	Affordable Housing Objective 1 - Homeowner Rehab
	<b>Goal Description</b>	Homeowner Rehabilitation - Provide assistance through five-year forgivable loans and low-interest loans to provide for the rehabilitation of existing structures, including both spot and total rehabilitation. Total rehabilitation will ensure that the structure meets all state and local building codes, ordinances, and zoning codes upon completion.
4	<b>Goal Name</b>	Affordable Housing Objective 2 - Emergency Rehab
	<b>Goal Description</b>	Emergency Rehabilitation - Provide low interest loans to low/mod income homeowners for emergency repairs that provide for the repair of certain elements of a housing unit in emergency situations, such as repairs to a roof that is leaking or a heating unit that is not working, etc..
5	<b>Goal Name</b>	Affordable Housing Objective 3 - Weatherization
	<b>Goal Description</b>	Weatherization Repair Homeowners - Provide five-year forgivable loans to low/mod income homeowners for weatherization related repairs. Benefit – Low/mod income households.
6	<b>Goal Name</b>	Affordable Housing Objective 5 - Lease/Purchase
	<b>Goal Description</b>	Lease purchase - The City partners with the Danville Redevelopment and Housing Authority to administer a Lease Purchase Housing Program. Funding will help cover maintenance costs that DRHA will incur while administering this program. Benefit – Low/mod income households.

7	<b>Goal Name</b>	Affordable Housing Objective 6 - Rental Housing
	<b>Goal Description</b>	Rental Housing Upper Street Apartment Project - In a partnership with the Danville Redevelopment and Housing Authority, a previous historic church, and the former location of Head Start, on Upper Street and 2 duplexes on Floyd Street will be converted into a total of fifteen (15) units. There will be a total of eleven (11) units located at 608 Upper Street that will house veterans, disabled individuals, and extremely low-income individuals. The duplexes on Floyd street will be converted into four (4) units that will house additional veterans, disabled individuals, and extremely low-income individuals. The CDBG funds will supplement the Housing Trust Fund award received by DRHA. Benefit – Low/mod income households.
8	<b>Goal Name</b>	Affordable Housing Objective 7 - Transitional Hsg.
	<b>Goal Description</b>	Temporary Shelter Transitional Housing - Funding will be set aside to provide temporary shelter for single parents with more than one child. The current homeless shelter is unable to provide assistance to a single parent with more than one child, making it difficult for them to find shelter once becoming homeless. Benefit – Low/mod income households.
9	<b>Goal Name</b>	Affordable Housing Objective 8 - CHDO
	<b>Goal Description</b>	Provide funding to CHDO organization for operating funds and development fees to develop affordable housing for low-moderate income homeownership and rental housing.
10	<b>Goal Name</b>	Non-Housing Objective 1 - Code Enforcement
	<b>Goal Description</b>	Code Enforcement - Provide funding for Code Enforcement – Code enforcement inspection of property to insure compliance with building codes and reduce slum and blighted conditions.
11	<b>Goal Name</b>	Non-Housing Objective 2 - Public Facilities
	<b>Goal Description</b>	Community Facility Improvements - Provide funding for design of Cunningham and Hughes Neighborhood Center.
12	<b>Goal Name</b>	Public Service Objective 1 - Education
	<b>Goal Description</b>	Education Programs - Provide funding to support programs that strive to further child development, as well as promote education and college preoperational activities among children. Benefit – low/mod income persons.

<b>13</b>	<b>Goal Name</b>	Public Service Objective 2 - Recreation Activities
	<b>Goal Description</b>	Recreational Activities – Provide funding to support programs that promote recreation among low – moderate income children. Benefit – low/mod income persons.
<b>14</b>	<b>Goal Name</b>	Public Service Objective 3 - Housing Counseling
	<b>Goal Description</b>	Housing Counseling / Foreclosure Counseling - Provide funds to assist persons with pre and post purchase counseling and foreclosure counseling. Benefit – low/mod income persons.
<b>15</b>	<b>Goal Name</b>	Public Service Objective 4 - Legal Aid
	<b>Goal Description</b>	Legal Aid Program – Provide funding to leverage the Virginia Legal Aid Society funding to assist individuals and families with legal counseling, avoid homelessness and improve housing conditions. Benefit – low/mod income persons.

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

The following projects were developed by staff with consultation from non-profit service providers and community input through priorities established with involvement of the community survey.

### Projects

#	Project Name
1	CDBG Administration
2	HOME Administration
3	Program Delivery Costs, Rehabilitation Programs
4	Fair Housing
5	HOME Housing Rehab Program
6	CDBG Housing Activities
7	Weatherization Program
8	Lease/Purchase Maintenance
9	Upper Street Apartment Project
10	Temporary Shelter Transitional Housing
11	CHDO Support
12	Code Enforcement
13	Cunningham and Hughes Neighborhood Center
14	Education Programs
15	Recreation Activities
16	Housing Counseling/Foreclosure Counseling
17	Legal Aid Program

**Table 56 – Project Information**

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

The projects listed above were selected from the total of project proposals received in accordance with their consistency with the priorities established through the Consolidated Plan forums and community survey process. These projects meet needs enumerated in the Needs Assessment and prioritization process to the extent that funding was available. Organizational competencies were also considered when selecting one project over another, leaning toward those organizations with long-standing histories of successful project management.

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



	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Program Administration
	<b>Needs Addressed</b>	Housing Rehabilitation Housing Development and Reconstruction
	<b>Funding</b>	HOME: \$21,348
	<b>Description</b>	Program Administration: Develop, Administer, revise, implement and evaluate the day-to-day operation of entitlement program. Activities include program design; grant administration, Sub recipient compliance monitoring, program outreach, public relations and training. Administrative costs include the following positions: Housing & Development Coordinator 12% Two (2) Cost Estimator/Inspectors 10% HOME
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Administrative costs, no direct benefit.
	<b>Location Description</b>	427 Patton Street Room 207 Danville, VA 24541
	<b>Planned Activities</b>	Program Administration: Develop, Administer, revise, implement and evaluate the day-to-day operation of entitlement program. Activities include program design; grant administration, Sub recipient compliance monitoring, program outreach, public relations and training.
<b>3</b>	<b>Project Name</b>	Program Delivery Costs, Rehabilitation Programs
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 1 - Homeowner Rehab
	<b>Needs Addressed</b>	Housing Rehabilitation
	<b>Funding</b>	CDBG: \$205,495
	<b>Description</b>	City Housing Program Delivery cost associated with Citywide Housing Program. Program delivery costs include the following positions: Housing & Development Coordinator 88% Two (2) Cost Estimator/Inspectors 90% Secretary 50% Accountant 40%

	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Program delivery costs, no direct benefit.
	<b>Location Description</b>	427 Patton Street Room 207 Danville, VA 24541
	<b>Planned Activities</b>	City Housing Program Delivery cost associated with Citywide Housing Program.
4	<b>Project Name</b>	Fair Housing
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Fair Housing
	<b>Needs Addressed</b>	Fair Housing Outreach and Education
	<b>Funding</b>	CDBG: \$5,000
	<b>Description</b>	Provide funding Funds will be used for the City's Fair Housing Program. Education and outreach assists citizens with fair housing concerns.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Program administration, no direct benefit.
	<b>Location Description</b>	427 Patton Street Room 211 Danville, VA 24541
	<b>Planned Activities</b>	Provide funding Funds will be used for the City's Fair Housing Program. Education and outreach assists citizens with fair housing concerns.
5	<b>Project Name</b>	HOME Housing Rehab Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 1 - Homeowner Rehab
	<b>Needs Addressed</b>	Housing Rehabilitation
	<b>Funding</b>	HOME: \$260,609

	<b>Description</b>	Homeowner Rehabilitation - Provide assistance in the form of five-year forgivable loans to low- to mod- income homeowners to complete total rehabilitation that will ensure that the home itself meets all applicable state and local codes, ordinances, and zoning requirements upon completion of rehabilitation.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 10 low-income homeowners will benefit from these activities.
	<b>Location Description</b>	427 Patton Street Room 207 Danville, VA 24541
	<b>Planned Activities</b>	Homeowner Rehabilitation - Provide assistance in the form of five-year forgivable loans to low- to mod- income homeowners to complete total rehabilitation that will ensure that the home itself meets all applicable state and local codes, ordinances, and zoning requirements upon completion of rehabilitation.
<b>6</b>	<b>Project Name</b>	CDBG Housing Activities
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 1 - Homeowner Rehab Affordable Housing Objective 2 - Emergency Rehab
	<b>Needs Addressed</b>	Housing Rehabilitation Emergency Home Repairs
	<b>Funding</b>	CDBG: \$184,182
	<b>Description</b>	Provide assistance for emergency repair, spot rehabilitation, or full house rehabilitation. This assistance will be provided in the form of either a forgivable or low-interest loan, determined by the program guidelines.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated five low-income families will benefit from these activities.

	<b>Location Description</b>	427 Patton Street Room 207 Danville, VA 24541
	<b>Planned Activities</b>	Provide assistance for emergency repair, spot rehabilitation, or full house rehabilitation. This assistance will be provided in the form of either a forgivable or low-interest loan, determined by the program guidelines.
<b>7</b>	<b>Project Name</b>	Weatherization Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 3 - Weatherization
	<b>Needs Addressed</b>	Housing Rehabilitation Emergency Home Repairs
	<b>Funding</b>	CDBG: \$50,000
	<b>Description</b>	Provide no interest forgivable loans to low/mod income homeowners for weatherization related repairs. Each loan is secured by a lien on the property for the life of the loan.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated five low-income homeowners will benefit from these activities.
	<b>Location Description</b>	427 Patton Street Room 207 Danville, VA 24541
	<b>Planned Activities</b>	Provide no interest loans to low/mod income homeowners for weatherization related repairs. Each loan is secured by a lien on the property with repayment due upon sale or transfer of property by owner(s).
<b>8</b>	<b>Project Name</b>	Lease/Purchase Maintenance
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 5 - Lease/Purchase
	<b>Needs Addressed</b>	Housing Rehabilitation
	<b>Funding</b>	CDBG: \$14,000

	<b>Description</b>	The City partners with the Danville Redevelopment and Housing Authority (DRHA) to administer a Lease Purchase Housing Program. Houses rehabilitated by the City are entered into this program that is managed by DRHA. Funding will help cover maintenance costs that DRHA will incur while administering this program such as any repairs needed to be made to a property in the program if the client can not successfully meet all requirements of the program and is asked to leave.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	One household will benefit from these activities.
	<b>Location Description</b>	135 Jones Crossing, Danville, VA
	<b>Planned Activities</b>	The City partners with the Danville Redevelopment and Housing Authority (DRHA) to administer a Lease Purchase Housing Program. Houses rehabilitated by the City are entered into this program that is managed by DRHA. Funding will help cover maintenance costs that DRHA will incur while administering this program such as any repairs needed to be made to a property in the program if the client can not successfully meet all requirements of the program and is asked to leave.
9	<b>Project Name</b>	Upper Street Apartment Project
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 6 - Rental Housing
	<b>Needs Addressed</b>	Housing Development and Reconstruction
	<b>Funding</b>	CDBG: \$200,000
	<b>Description</b>	In a partnership with the Danville Redevelopment and Housing Authority, a previous historic church, and the former location of Head Start, on Upper Street and 2 duplexes on Floyd Street will be converted into a total of fifteen (15) units. There will be a total of eleven (11) units located at 608 Upper Street that will house veterans, disabled individuals, and extremely low-income individuals. The duplexes on Floyd street will be converted into four (4) units that will house additional veterans, disabled individuals, and extremely low-income individuals. The CDBG funds will supplement the Housing Trust Fund award received by DRHA.
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Fourteen low-income rental households will benefit from these activities.
	<b>Location Description</b>	608 Upper Street, Danville, VA
	<b>Planned Activities</b>	In a partnership with the Danville Redevelopment and Housing Authority, a previous historic church, and the former location of Head Start, on Upper Street and 2 duplexes on Floyd Street will be converted into a total of fifteen (15) units. There will be a total of eleven (11) units located at 608 Upper Street that will house veterans, disabled individuals, and extremely low-income individuals. The duplexes on Floyd street will be converted into four (4) units that will house additional veterans, disabled individuals, and extremely low-income individuals. The CDBG funds will supplement the Housing Trust Fund award received by DRHA.
<b>10</b>	<b>Project Name</b>	Temporary Shelter Transitional Housing
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 7 - Transitional Hsg.
	<b>Needs Addressed</b>	Homeless Facilities Transitional Housing
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Funding will be set aside to provide temporary shelter for single parents with more than one child. The current homeless shelter is unable to provide assistance to a single parent with more than one child, making it difficult for them to find shelter once becoming homeless. Funds will pay for a hotel room for up to 7 nights.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 10 homeless persons will benefit from these activities.
	<b>Location Description</b>	To be determined.

	<b>Planned Activities</b>	Funding will be set aside to provide temporary shelter for single parents with more than one child. The current homeless shelter is unable to provide assistance to a single parent with more than one child, making it difficult for them to find shelter once becoming homeless. Funds will pay for a hotel room for up to 7 nights.
<b>11</b>	<b>Project Name</b>	CHDO Support
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Affordable Housing Objective 8 - CHDO
	<b>Needs Addressed</b>	Housing Rehabilitation
	<b>Funding</b>	HOME: \$35,954
	<b>Description</b>	Provide funding to CHDO organization for operating funds and development fees to develop affordable housing for low-moderate income homeownership and rental housing. \$3,268.00 will be provided as operational support to one CHDO and \$32,686.00 will fund acquisition and rehabilitation of a housing unit that will be sold to a low-income household.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	One home will be acquired, rehabbed and resold to a low-income household.
	<b>Location Description</b>	To be determined
	<b>Planned Activities</b>	Provide funding to CHDO organization for operating funds and development fees to develop affordable housing for low-moderate income homeownership and rental housing. \$3,268.00 will be provided as operational support to one CHDO and \$32,686.00 will fund acquisition and rehabilitation of a housing unit that will be sold to a low-income household.
<b>12</b>	<b>Project Name</b>	Code Enforcement
	<b>Target Area</b>	CDBG Area Benefit
	<b>Goals Supported</b>	Non-Housing Objective 1 - Code Enforcement
	<b>Needs Addressed</b>	Code Enforcement Removal of Slum and Blight
	<b>Funding</b>	CDBG: \$86,235

	<b>Description</b>	Provide funding for Code Enforcement activities including 50% salary for 2 Inspectors. Code enforcement inspections of properties insure compliance with building codes and reduce slum and blighted conditions.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 156 housing units will be inspected through these activities.
	<b>Location Description</b>	427 Patton St., Room 211 Danville, VA 24541
	<b>Planned Activities</b>	Provide funding for Code Enforcement – Code enforcement inspection of property to insure compliance with building codes and reducing slum and blighted conditions.
<b>13</b>	<b>Project Name</b>	Cunningham and Hughes Neighborhood Center
	<b>Target Area</b>	CDBG Area Benefit
	<b>Goals Supported</b>	Non-Housing Objective 2 - Public Facilities
	<b>Needs Addressed</b>	Public Facilities and Community Facilities
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	Provide funding for design of Cunningham and Hughes Neighborhood Center.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 40 lower income persons will benefit from these activities.
	<b>Location Description</b>	125 Floyd St., Danville, VA
	<b>Planned Activities</b>	Provide funding for design of Cunningham and Hughes Neighborhood Center.
<b>14</b>	<b>Project Name</b>	Education Programs
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Public Service Objective 1 - Education
	<b>Needs Addressed</b>	Youth Services Child Care Services

	<b>Funding</b>	CDBG: \$92,423
	<b>Description</b>	Provide funding to support programs that strive to further child development, as well as promote education and college preoperational activities among children.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 918 low-income children will benefit from these activities.
	<b>Location Description</b>	To be determined
	<b>Planned Activities</b>	<p><b>CIC/Head Start \$49,638</b></p> <p>Continued use of CDBG funds to support the local Head Start Program. Head Start is a child development program providing educational, dental, medical, nutritional and transportation services. Services for disabled children are also available. Head Start services are offered at no cost to low- income families. Total served FY 2012 – 204 children.</p> <p><b>Boys &amp; Girls Club/College Bound \$37,785</b></p> <p>Funds will be used to assist the Boys &amp; Girls Club for College Bound, an educational program designed to motivate at-risk middle and high school students to pursue a college education. Funds will be used for field trips to colleges and universities, job training classes, self-esteem building, and program administration. Total served Fiscal Year 2012 – 214 teens.</p> <p><b>ENH Community Development Corporation \$5,000</b></p> <p>This organization sponsors the annual event known as “Feeding the Children of Danville and Vicinity”. This event provides opportunities for low- to moderate- income children to receive boxes of food, toiletries, book bags filled with school supplies, and hair cuts for the upcoming school year. These funds will provide 500 book bags to be filled with school supplies.</p>
15	<b>Project Name</b>	Recreation Activities
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Public Service Objective 2 - Recreation Activities

	<b>Needs Addressed</b>	Youth Services
	<b>Funding</b>	CDBG: \$12,262
	<b>Description</b>	Provide funding to support programs that promote recreation among low- and moderate-income children.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 15 low-income children will benefit from these activities.
	<b>Location Description</b>	125 Floyd St. , Danville, VA
	<b>Planned Activities</b>	Funds will be used to assist Big Brothers Big Sisters of Danville Area with the costs associated with their recreation and college prep programs. This organization provides children facing adversity with strong and enduring, professionally supported one-on-one relationships. Funding will mainly pay for participation fees for children attending recreational camps.
<b>16</b>	<b>Project Name</b>	Housing Counseling/Foreclosure Counseling
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Public Service Objective 3 - Housing Counseling
	<b>Needs Addressed</b>	Homebuyer Counseling, Financial Literacy
	<b>Funding</b>	CDBG: \$8,852
	<b>Description</b>	Provide funds to assist persons with pre and post purchase counseling and foreclosure counseling.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated five low-income persons will benefit from these activities.
	<b>Location Description</b>	To be determined.

	<b>Planned Activities</b>	<p><b>Telamon Corporation/Housing Counseling \$4,226</b></p> <p>Telamon Corporation is a non-profit housing provider who currently partners with the City as the Community Housing Development Organization (CHDO) under the HOME program. They are also a HUD certified housing counselor for the region. In assisting the residents of Danville with housing, it has become evident that counseling is needed for homebuyers as well for foreclosure assistance.</p> <p><b>Danville Redevelopment and Housing Authority (DRHA) \$4,626</b></p> <p>DRHA currently oversees the implementatino of the City’s lease-purchase program. One requirement of all leasees is that they participate in a HUD certified housing counseling class. DRHA will conduct these classes when preparing a client for lease-purchase.</p>
17	<b>Project Name</b>	Legal Aid Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Public Service Objective 4 - Legal Aid
	<b>Needs Addressed</b>	Legal Services
	<b>Funding</b>	CDBG: \$11,429
	<b>Description</b>	Provide funding to leverage the Virginia Legal Aid Society funding to assist individuals and families with legal counseling, avoid homelessness and improve housing conditions. Income is documented on an application that is filled out by the client before they are eligible to receive legal counseling.
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 10 low-income persons will benefit from these activities.
	<b>Location Description</b>	To be determined.
	<b>Planned Activities</b>	Provide funding to leverage the Virginia Legal Aid Society funding to assist individuals and families with legal counseling, avoid homelessness and improve housing conditions.

## **AP-50 Geographic Distribution – 91.220(f)**

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

Much of the funding from the CDBG and HOME programs is available for use in any of the CDBG neighborhoods or citywide, depending on the specifics of the designated activities. Also, some funding is available according to individual benefit rather than area benefit. It is, therefore, difficult to provide reasonable projections of the distribution of funds by target area. The numbers below are strictly estimates based on experience.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Citywide	92
CDBG Area Benefit	8

**Table 57 - Geographic Distribution**

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

The proposed allocation of funds is based on federal funding requirements for each formula-allocated grant. Areas of low to moderate-income concentration and certain areas of high minority concentration are targeted. Areas of low homeownership and deteriorating housing conditions were also considered in the targeting process.

### **Discussion**

The distribution of funds by target area is projected to be primarily citywide due to use of funds for administrative, non-profit support, and individual benefit-oriented programmatic uses of the funds. The remaining funds are estimated to be spread through smaller CDBG-eligible areas.

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The annual goals listed previously specify the following production numbers for housing assistance and for homelessness, non-homeless, and special needs populations.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	0
Non-Homeless	37
Special-Needs	0
Total	37

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

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	0
The Production of New Units	15
Rehab of Existing Units	21
Acquisition of Existing Units	1
Total	37

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

#### Discussion

These figures relate to production targets specified in the annual goals for 2015. CDBG and HOME funding for these activities may target more households.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The Danville Redevelopment and Housing Authority will work with one family per year in a lease/purchase program where the Housing Authority will provide maintenance work on the home. Other than this activity, there are no plans to utilize CDBG or HOME funding for Housing Authority activities.

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

There are no actions planned for the use of CDBG or HOME in the coming year to address public housing needs.

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

The Danville Redevelopment and Housing Authority will continue to have resident councils at each housing development.

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

NA

### **Discussion**

The Danville Redevelopment and Housing Authority will work with one family per year in a lease/purchase program where the Housing Authority will provide maintenance work on the home. Other than this activity, there are no plans to utilize CDBG or HOME funding for Housing Authority activities.

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

### **Introduction**

The City of Danville is active in the Danville/Martinville Continuum of Care, addressing issues related to homeless in the region. Funding for homeless projects and services are sources primarily through that process.

### **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 Danville/Martinville Continuum of Care, the coalition of local homeless service agencies, conducts annual surveys of homeless individuals, including unsheltered persons. These surveys serve to help focus agency activities for the coming year, as well as provide documentation in response to HUD program requirements.

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

Funding will be set aside to provide temporary shelter for single parents with more than one child. The current homeless shelter is unable to provide assistance to a single parent with more than one child, making it difficult for them to find shelter once becoming homeless. The City of Danville has no other plans that would effect the emergency shelter or transitional housing needs of homeless persons in the coming year.

#### **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 City of Danville has no plans that would help homeless persons transition to permanent housing and independent living in the coming year.

**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**

Homeless prevention is a major focus of the participants in the Continuum of Care. Agencies include homeless prevention as a support program in conjunction with the provision of shelter and other support services.

## **Discussion**

The participants in the Continuum of Care work closely together to meet the needs of homeless individuals and families through the continuum of services coordinated through the partnership.

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

### **Introduction:**

No public policies were identified that have negative effects on affordable housing development.

**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**

None.

### **Discussion:**

Danville has worked to reduce the effects of public policy on affordable housing development over the past few years. While there are a number of market forces at work that make affordable housing development difficult, the impact of public policy is not a major factor.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The City currently provides a variety of services to the residents of Danville, some funded by CDBG and HOME allocations, with private, State, and City funding bringing additional assets to bear on these problems. Below are some of the actions currently performed by the City or under consideration for the future.

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

The City will continue to look for new funding sources for programs to address underserved needs. Funding is the major obstacle in providing the services needed to focus on the vast variety of issues that prevent families from breaking out of poverty and from living in the best, most affordable housing possible.

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

The City will consider providing financial assistance for Tax Credit Projects for affordable housing development to expand multi-family rental development projects and homeownership opportunities when those projects are present for review. Additionally, acquisition, soft costs and site development funds will be used for affordable housing development. Consideration for additional funding will be given upon completion of the pre-development phase.

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

- Continue to meet HUD lead-based paint abatement standards in housing rehabilitation programs.
- Seek funding as it becomes available to provide testing and abatement of lead-based paint hazards in single-family housing where young children are present.
- Expand the stock of lead safe housing units through housing initiatives.
- Seek funding as it becomes available to provide for testing, abatement, training, and educational awareness.

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

The City will continue its efforts in conjunction with the Continuum of Care to reduce the number of poverty-level families through the development of services needed to assist those families with educational opportunities, job growth, and life skills training through the various social service agencies operating in the city.

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

- Work with non-profit organizations to address community needs and provide support to federal and non-federal funding initiatives.
- Work with private industry to address important issues that hamper housing and community development efforts.
- Identify opportunities to create private/public partnerships for project finance and development to leverage federal funds.

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

The City will continue to coordinate planning activities with private housing and social service agencies, including participation in the Danville/Martinville Continuum of Care meetings, development of the Continuum of Care, and enumeration of point-in-time and homeless surveys. City staff will also continue its participation in other coalitions and study groups as the opportunity arises.

### **Discussion:**

These actions are primarily the continuation of what the City is currently doing in the various areas. No major obstacles in the institutional structure have been identified that need to be addressed. The City is also satisfied with its efforts to coordinate with private housing and social service agencies.

## Program Specific Requirements

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

#### Introduction:

The following provides details on program specific requirements for each of the three entitlement programs, Community Development Block Grant and HOME Investment Partnership.

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

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

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

#### Other CDBG Requirements

1. The amount of urgent need activities	803,692
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.	81.75%

**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 will continue to support the many efforts of the non-profits and social service provider agencies in the community in their efforts to obtain funding from various sources for their programs.

Many of these organizations receive private donations to sustain their programs, and most apply for funding on the federal, state, and local level.

The availability of federal funds would enhance any of the listed programs and would mean that more services, and housing, could be provided. Because of the scarcity of any type of funding, the City has been working with various organizations to try to develop programs that would increase the leveraging capacity of federal funding mechanisms so that more money would be available for other needed endeavors. Better use of the existing resources is a main concern of everyone.

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 HOME recapture provisions established at §92.254(a)(5)(ii), permit the original homebuyer to sell the property to any willing buyer during the “*period of affordability*” but allows the City of Danville (the HOME participating jurisdiction i.e. PJ) to recapture, from “*net proceeds*” all or a portion of the HOME “*direct subsidy*” that enabled the homebuyer to buy the home. Recapture provisions are triggered by any transfer of title (voluntarily or involuntarily) during the “*period of affordability*”. There is no requirement that the original HOME-assisted homebuyer sell the unit to another low-income homebuyer. The City will recapture the amount of the HOME “*direct subsidy*” provided to the original homebuyer on a pro-rata basis (see below) for the time the homebuyer has owned and occupied the housing measured against the required “*period of affordability*”. The City will not recapture more than is available from the “*net proceeds*”.

“*Period of affordability*” is based on the amount of the “*direct subsidy*” provided to the homebuyer. If the total HOME direct subsidy is under \$15,000, the period of affordability is 5 years; if the total direct subsidy is \$15,000 to \$40,000, the period of affordability is 10 years; if the total direct subsidy is over \$40,000, the period of affordability is 15 years.

“*Direct HOME subsidy*” is defined by the City as HOME funds (including program income) that enabled the homebuyer to buy the home and includes down payment assistance and any HOME assistance provided directly to the homebuyer that reduces the purchase price from fair market

value to a reduced sales price. The difference between the fair market value and the purchase price is considered to be “directly” attributable to the HOME subsidy. The City will be using HOME funds for down payment assistance and for development of one (unit) by its CHDO (Telamon Corporation).

*Net proceeds*” are defined as the sales price minus superior loan repayment (other than HOME funds) and closing costs.

*Calculation of pro-rata amount: Divide the number of years the homebuyer occupied the home by the “period of affordability”; multiply the resulting figure by the total amount of the “direct subsidy” originally provided to the homebuyer.*

*Number of years homebuyer occupied the home X Total direct HOME subsidy = Recaptured Amount*

*Period of affordability Amount*

*Written Agreement:* A clear, detailed written agreement will be executed between the homebuyer, the CHDO (if applicable) and the City. This agreement will be separate from any loan instrument and will comply with the requirements of §92.504(c)(5). The written agreement constitutes a legal obligation. Enforcement of the recapture provisions will be enforced by the written agreement, the promissory note that is signed at closing and by reference in the deed. The purpose of these enforcement mechanisms is to ensure that the direct subsidy to the homebuyer is recaptured if the

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

The HOME recapture provisions established at §92.254(a)(5)(ii), permit the original homebuyer to sell the property to any willing buyer during the “*period of affordability*” but allows the City of Danville (the HOME participating jurisdiction i.e. PJ) to recapture, from “*net proceeds*” all or a portion of the HOME “*direct subsidy*” that enabled the homebuyer to buy the home. Recapture provisions are triggered by any transfer of title (voluntarily or involuntarily) during the “*period of affordability*”. There is no requirement that the original HOME-assisted homebuyer sell the unit to another low-income homebuyer. The City will recapture the amount of the HOME “*direct subsidy*” provided to the original homebuyer on a pro-rata basis (see below) for the time the homebuyer has owned and occupied the housing measured against the required “*period of affordability*”. The City will not recapture more than is available from the “*net proceeds*”.

“*Period of affordability*” is based on the amount of the “*direct subsidy*” provided to the homebuyer. If the total HOME direct subsidy is under \$15,000, the period of affordability is 5 years; if the total direct subsidy is \$15,000 to \$40,000, the period of affordability is 10 years; if the total direct subsidy is over \$40,000, the period of affordability is 15 years.

“*Direct HOME subsidy*” is defined by the City as HOME funds (including program income) that enabled the homebuyer to buy the home and includes down payment assistance and any HOME assistance provided directly to the homebuyer that reduces the purchase price from fair market value to a reduced sales price. The difference between the fair market value and the purchase price is considered to be “*directly*” attributable to the HOME subsidy. The City will be using HOME funds for down payment assistance and for development of one (unit) by its CHDO (Telamon Corporation).

*Net proceeds*” are defined as the sales price minus superior loan repayment (other than HOME funds) and closing costs.

*Calculation of pro-rata amount: Divide the number of years the homebuyer occupied the home by the “period of affordability”; multiply the resulting figure by the total amount of the “direct subsidy” originally provided to the homebuyer.*

*Number of years homebuyer occupied the home* X *Total direct HOME subsidy* = *Recaptured Amount*

*Period of affordability Amount*

*Written Agreement*: A clear, detailed written agreement will be executed between the homebuyer, the CHDO (if applicable) and the City. This agreement will be separate from any loan instrument and will comply with the requirements of §92.504(c)(5). The written agreement constitutes a legal obligation. Enforcement of the recapture provisions will be enforced by the written agreement, the promissory note that is signed at closing and by reference in the deed. The purpose of these enforcement mechanisms is to ensure that the direct subsidy to the homebuyer is recaptured if the

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 does not intend to use HOME funds to refinance existing debt secured by multifamily housing that is being rehabilitated with HOME funds. In addition, the funds will not be used to refinance multifamily loans made or insured by any federal program. The City is aware that HOME funds cannot be used to refinance multifamily loans made or insured by any federal program, including CDBG.

**Discussion:**

The City strives to meet all program specific requirements as detailed in the enabling legislation and program guidelines. City staff work with subgrantees to ensure that these requirements are met and oversees internal operations towards the same goal.

## Appendix - Alternate/Local Data Sources