

## CR-05 - Goals and Outcomes

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

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

The Five-Year Consolidated Plan is a guide for Orange County and the Town of Chapel Hill to use for its housing and community development programs and initiatives. This is the fifth and last year of the 2020-2024 Consolidated Plan. The progress accomplished towards addressing each Strategic Plan Goal is shown below.

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Code Enforcement and Neighborhood Revitalization	Affordable Housing Non-Housing Community Development	CDBG: \$	Housing Code Enforcement/Foreclosed Property Care	Household Housing Unit	59	0	0.00%			
Code Enforcement and Neighborhood Revitalization	Affordable Housing Non-Housing Community Development	CDBG: \$	Other	Other	26	0	0.00%	1	0	0.00%

Economic Development	Non-Housing Community Development	CDBG: \$	Facade treatment/business building rehabilitation	Business	0	0		0	0	
Economic Development	Non-Housing Community Development	CDBG: \$	Businesses assisted	Businesses Assisted	0	36		15	14	93.33%
Economic Development	Non-Housing Community Development	CDBG: \$	Other	Other	0	0				
Grant Administration	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$	Other	Other	1	1	100.00%	1	1	100.00%
Homeownership Assistance	Affordable Housing	CDBG: \$	Homeowner Housing Added	Household Housing Unit	16	5	31.25%			
Homeownership Assistance	Affordable Housing	CDBG: \$	Direct Financial Assistance to Homebuyers	Households Assisted	0	5		2	3	150.00%
Housing Rehabilitation/Preservation	Affordable Housing	CDBG: \$	Homeowner Housing Added	Household Housing Unit	0	0		5	3	60.00%

Housing Rehabilitation/Preservation	Affordable Housing	CDBG: \$	Homeowner Housing Rehabilitated	Household Housing Unit	25	22	88.00%			
Infrastructure	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	0	0				
Infrastructure	Non-Housing Community Development	CDBG: \$	Other	Other	1	0	0.00%			
Rental Assistance	Affordable Housing Homeless Non-Homeless Special Needs	CDBG-CV: \$	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	65	412	633.85%			
Supportive and Youth Services	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$ / CDBG-CV: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	4115	0	79		

Supportive and Youth Services	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$ / CDBG-CV: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	200	438	219.00%	73	0	0.00%
Supportive and Youth Services	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$ / CDBG-CV: \$	Homeless Person Overnight Shelter	Persons Assisted	0	58		0	52	
Supportive and Youth Services	Affordable Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	CDBG: \$ / CDBG-CV: \$	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	0	0		0	0	

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

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

2024 CDBG Programming included a summer employment program for LMI youth; an 8-10 week business, marketing and agricultural course for LMI farmers, along with staffing for technical assistance and general business support for the farmers; minor home repair for LMI homeowner-occupants; transitional housing rehabilitation; operational support for homeless case management for households and individuals; and homeownership assistance for LMI first time homebuyers.

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

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

	<b>CDBG</b>
White	22
Black or African American	55
Asian	17
American Indian or American Native	0
Native Hawaiian or Other Pacific Islander	1
<b>Total</b>	<b>95</b>
Hispanic	4
Not Hispanic	96

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

### **Narrative**

Not included in the total race count are 5 households who identified as other – multi-racial, which would bring the total to 100.

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

### Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	577,180	308,110
Other	public - federal	0	

Table 3 - Resources Made Available

### Narrative

The \$577,180.23 in resources made available includes a 2024-2025 CDBG grant award of \$437,331, \$111,240.45 in unexpended funds from previous program years, and \$28,608.78 in program income. See PR-26 for more details.

### Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Northside Neighborhood	0	25	Two acquisitions occurred in the Northside Neighborhood.
Pine Knolls Neighborhood	0	0	No rehabilitations were conducted in Pine Knolls neighborhood during the 2024 Program Year.
Public Housing Neighborhood	0		
Town-wide	100	75	

Table 4 – Identify the geographic distribution and location of investments

### Narrative

2024 CDBG funded activities were provided town-wide to assist those in need, regardless of neighborhood, except for focused revitalization targeted to the Northside and Pine Knolls neighborhoods. The Town and County are not only attempting to meet the needs of the community, but also affirmatively further fair housing. It is essential to engage in, not only community building activities and to fund needed improvements in low- and moderate-income areas, but to also provide opportunities for residents to live in non-impacted areas.

In a typical year, a number of home repair projects are in the Town's target areas of Pine Knolls and Northside. These addresses are not known in advance, so the planned percentage of allocation is an estimate based on the split of locations served in a typical year, but this year there were more addresses served in the Northside Neighborhood and none in Pine Knolls.

## Leveraging

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

Since fiscal year 14-15, the Town Council has annually allocated over \$688,000 in local funding for the development and preservation of affordable housing. For the Fiscal Year 2024 Budget, Council approved an increased annual allocation amount of \$969,000, the value of one penny on the property tax rate. In 2018 the Town approved a \$10 million affordable housing bond referendum. To date, the bond, combined with local funding and some of the Town's American Rescue Plan funding has supported the development or preservation of about 450 units of affordable housing. In 2024, the Town approved another bond referendum that included \$15 million for affordable housing. The Town has begun allocating this funding, which is expected to support the development or preservation of as many as 450 units of affordable housing.

The Town also allocates funding from its general fund to its affordable housing partners each year to implement programming. Including CDBG and other federal funding (ARPA and Community Project Funding), the Town allocated nearly \$28 million to affordable housing activities within the last Consolidated Plan timeframe.

In past Community Surveys, the issue of affordable housing consistently receives high dissatisfaction ratings among Chapel Hill residents. The Chapel Hill 2020 Comprehensive Plan set a goal to create a range of housing options for current and future residents. The Town has been working to meet that goal by funding affordable housing, initiating development efforts on Town-owned land, and implementing local policies designed to support affordable housing development.

A key component of the Affordable Rental Housing Strategy adopted by the Council in February 2014 is partnering with nonprofit housing providers to develop low-income housing tax credit projects on Town-owned land. To date, the Town and its partners have received 2 awards for projects on Town-owned land. The Town is also pursuing affordable housing development on Town-owned land through other financing mechanisms. In total, the Town is actively pursuing 8 Town-owned parcels for development over the next 10 years. The Town is also evaluating the rehab needs and redevelopment potential of its public housing inventory. In 2024, the Town broke ground on the redevelopment of Trinity Court, which received a 2022 9% LIHTC award. The Town anticipates the project opening in Winter 2026. The Town also actively supports development projects of its affordable housing partners through financial and other administrative supports.



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

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	52
Number of Non-Homeless households to be provided affordable housing units	0	0
Number of Special-Needs households to be provided affordable housing units	0	0
<b>Total</b>	<b>0</b>	<b>52</b>

**Table 5 – Number of Households**

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	0	5
Number of households supported through Acquisition of Existing Units	0	3
<b>Total</b>	<b>0</b>	<b>8</b>

**Table 6 – Number of Households Supported**

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

Both the home repair activities and the homeownership assistance programs funded ran into delays.

- 20 of the acquisition households were to be served through an Individual Development Account match program for downpayment and closing cost assistance, along with housing counseling and financial literacy. The program kicked off in the winter of 2022-2023, but with the extraordinarily high sales prices for homes in our area, they have struggled to help qualifying households to find affordable

purchase options within Chapel Hill. Ultimately, the program was able to help two LMI first-time homebuyers purchase homes in the Northside Neighborhood. We expect to use the rest of the funds on other eligible activities.

- Our other home repair activity with the Orange County Home Preservation Coalition has been delayed due to the limited availability of licensed contractors to complete small, skilled projects.

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

Due to persistently high sales prices in our area, the IDA homebuyer counseling and direct assistance program increased the amount of financial assistance provided per household for downpayment and closing costs. This change supported two households to achieve homeownership. Town staff closed the activity and plan to reallocate the remaining \$72,000 in the fall to assist other LMI households.

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

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	63	0
Low-income	17	0
Moderate-income	15	0
<b>Total</b>	<b>95</b>	<b>0</b>

**Table 7 – Number of Households Served**

#### **Narrative Information**

One household who was served through the Case Management program by the Inter-Faith Council was above moderate-income, as were 4 of the households served through the Transplanting Traditions microenterprise program, bringing the total number of households served to 100.

(46) <30% AMI individuals and families experiencing homelessness assisted through case management & emergency shelter

(5) 31-50% AMI individuals and families experiencing homelessness assisted through case management & emergency shelter

(1) >80% AMI family experiencing homelessness assisted through case management & emergency shelter

(3) <30% AMI farmers provided technical assistance and education workshops

- (2) 31-50% AMI farmers provided technical assistance and education workshops
- (4) 51-80% AMI famers provided technical assistance and education workshops
- (4) >80% AMI farmers provided technical assistance and education workshops
- (1) <30% AMI homeowner was assisted with home repairs
- (1) 31-50% AMI homeowners was assisted with home repairs
- (3) 51-80% AMI homeowners were assisted with home repairs
- (13) <30% AMI youth employed for the summer
- (7) 31-50% AMI youth employed for the summer
- (7) 51-80% AMI youth employed for the summer

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

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

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

Through the Town's CDBG program, funding was allocated to the Inter-Faith Council to support homeless case management. Throughout the 2024 program year, over 2,000 hours of case management services were provided (approx. 40 hr/wk) partially funded through CDBG. The funding provided through CDBG allowed IFC to assist 52 homeless individuals and families with shelter, securing housing, and connecting with support services.

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

In 2015, with ongoing support from the Town, the Inter-Faith Council opened a 52-bed men's transitional Community House facility. The Inter-Faith Council also operates HomeStart, a shelter for homeless women and their children located a half-mile from Community House.

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

The Inter-Faith Council (IFC) helped enroll 52 homeless individuals and families in ongoing case management including connecting them to mental health services, primary care, mainstream benefits, and assist them in successfully securing affordable housing (through Rapid Rehousing and Permanent Supportive Housing programs), in the 2024 program year. The IFC also assists in staffing Orange County's Housing Helpline, which uses a diversion and prevention assessment to help households avoid homelessness and shelter whenever possible.

The Orange County Housing Helpline was developed to streamline county-wide access to homelessness services, housing resources and to Emergency Housing Assistance as part of the Orange County Home Consortium, a collaboration between Orange County and the Towns of Chapel Hill, Carrboro and Hillsborough. Though the four jurisdictions work together to develop a five-year Consolidated plan through the Consortium, each jurisdiction previously ran their own emergency housing assistance program with different eligibility requirements and program specifics. In 2020, to better align the programs and streamline the process for applicants, the jurisdictions created one Emergency Housing

Assistance program, administered by Orange County and funded by each. The Emergency Housing Assistance program plays a critical role in diversion and prevention efforts by providing temporary funding for individuals and families to maintain housing or for deposits to acquire new housing when at risk of or experiencing homelessness.

**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**

Effective May 1, 2015, the Town's public housing admissions policies were modified to include Homeless persons as a local preference priority for public housing applicant selection.

Consistent with the Council's goals, we have added "homeless" individuals and families to the local preference selection criteria for the public housing waiting list. This addition to the local preference policy would allow homeless individuals and families to receive priority on the housing waiting list along with applicants who are employed, elderly or disabled. Though this change may not house applicants immediately, it could provide housing to households that are experiencing homelessness more quickly than the Town's current admissions policy provides.

Finally, a collaboration between the Town supported homeless case management provider the Inter-Faith Council and Orange County was implemented to coordinate access to Housing Choice vouchers to help some of the homeless women and families sheltered in temporary housing transition to permanent housing. Additionally, efforts were made to identify previous residents of the shelter who were cost-burdened in their permanent placement so that they could also be offered access to a voucher. This effort is part of the ongoing strategic design and development of the Homelessness Continuum of Care for county residents, to provide support for homeless persons or those at risk of homelessness and help them achieve stability.

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

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

The Town of Chapel Hill currently owns and operates 296 units in 12 separate public housing neighborhoods. The number of units in each of the Town's public housing neighborhoods range from 9 to 44 units. Many of the sites are duplexes, which were built between 1967 and 1994.

In 2019 the Town of Chapel Hill created a Public Housing Master Plan. The purpose of the Chapel Hill Public Housing Master Plan is to create a sustainable strategy for the preservation, maintenance, development, and redevelopment potential of our public housing communities. The plan identifies strategies that address housing preservation and creation, resident programming and engagement, and organizational structure.

One of the key actions in the Master Plan is to develop a strategy for renovation of our communities starting with the redevelopment of the Trinity Court neighborhood. In December 2018, the Town applied for consideration under HUD's Rental Assistance Demonstration (RAD) program, which provides public housing authorities a tool to preserve and improve public housing. The project received zoning approval and final plans approval and received a 9% Low Income Housing Tax Credit award in 2022. The Town and its development partner began construction on Trinity Court in June 2024 and expect the project will be completed by winter 2026.

Our team is preparing to hire a consultant to create a portfolio repositioning plan for renovation and redevelopment of our other public housing neighborhoods and continuing to focus on addressing the backlog of maintenance repairs identified in our units.

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

The Town's Transitional Housing program is designed to prepare public housing families for the move to homeownership and private market rental housing. While in the program, residents receive support services and a portion of their rent is escrowed to support their future purchase or rental of a home on the private market. In 2021, we added 5 additional units to our portfolio that are centrally located to public transit, downtown, major employers and recreational amenities. The Town has continued to add to our inventory of homes in this program and now has 21 units in our Transitional and Affordable Housing Program portfolio.

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

Consistent with HUD's requirements for Troubled PHAs, we have submitted and received approval of a work plan and recovery agreement to our Regional Offices in Greensboro, NC. In that plan we have identified several steps to increase our Public Housing Assessment Scores (PHAS). We anticipate given

our most recent PHAS score that we will come out of troubled status. Examples of our corrective actions taken/to take include:

Governance Board of Directors: we have met with Town Council, that serves as the equivalent of a Board of Directors, and submitted information made available through the Lead the Way training offered by HUD. Additionally, we hold semi-annual work sessions with the Council to review Public Housing matters.

Financial: The Director regularly reviews the eLOCCS account to familiarize herself with expenditures and deadlines to spend Capital Grant funds.

Physical:

- Temporary Maintenance Mechanics were hired in winter 2024 and spring 2025 which has improved our capacity to address maintenance issues in a timely manner.
- We have established a preventive management and safety check program, reducing overall work orders generated by tenant calls by over 400 from the previous year.
- We earned a passing score of 74 out of 100 from the 2025 NSPIRE physical inspection after correcting deficiencies identified in previous physical inspections of our neighborhoods.

Management: We have been able to isolate and review process areas in our management of the inventory and work order system.

Capital Fund: We have updated our capital plan to more effectively push out our capital funding.

Our most significant actions to date have been our passing NSPIRE score and obligating the Capital Grant Funds and expending them during the prescribed time.

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

**Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)**

The Town:

- Approved an update to our Future Land Use Map and have begun the process to eventually rewrite the Land Use Management Ordinance (LUMO) to remove barriers and better facilitate solutions for addressing the housing needs of the community
- Approved a LUMO text amendment to expedite the review of affordable housing development projects to help build affordable housing faster in town.
- Implemented policy to waive development and Building Inspections fees for affordable housing development.  
Increased the educational opportunities and provide training relating to Fair Housing and other affordable housing topics through workshops, forums, and presentations.
- Provided training to housing providers and consumers about their obligations and rights.
- Continued to work with the County and Town governments to develop appropriate legislation and ordinances to assist with the development of affordable housing.

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

On September 13, 2023 Council approved a comprehensive Affordable Housing Plan and Investment Strategy to establish a path forward for the Town's affordable housing efforts over the next 5 years, which will require \$50 million in resources to implement. The plan includes a wide variety of strategies for addressing the Town's affordable housing needs.

In addition, the Town is pursuing the following strategies:

- \$10 million Affordable Housing Bond approved in 2018; \$15 million for affordable housing bond funds approved in 2024.
- Utilizing Town-owned land for affordable housing development
- Implementing an affordable housing performance measurement system
- Evaluating Town development review policies and procedures to better incentivize affordable housing development
- Implementing an approved Preservation Strategy Framework and related programs to assist in the preservation of affordable housing
- Town Council approved a County-Wide Manufactured Homes Action Plan to offer opportunities for residents to remain in the community, both within and outside of Manufactured Home parks

- Conducting a 20- year housing needs analysis for the Town.

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

All homeowner rehabilitation projects conducted on homes built prior to 1978 are tested for lead-based paint. Of the 5 projects completed in Program Year 2024, 4 were constructed after 1978 and 1 older home tested positive for lead-based paint or lead containing materials, all of which was intact. For the older home with positive results, none of the rehabilitation activities disturbed the painted areas or materials.

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

Since fiscal year 14-15, the Town Council has annually allocated local funds for affordable housing. In March 2015, the Council approved an allocation strategy for this funding, establishing an Affordable Housing Development Reserve (AHDR). In 2025, at the direction of Council, staff implemented a unified Affordable Housing Funding Program (AHFP) that adheres to one set of priorities and eligibility requirements, and one allocation process. The AHFP is meant to streamline funding for development and preservation of affordable housing

In 2018 the Town approved a \$10 million affordable housing bond referendum. This was the highest allocation amount for affordable housing ever by the Town and supported the development and preservation of more than 350 units of affordable housing. In fall 2024 the Town approved an additional \$15 million in bond funds for affordable housing that is expected to support the development and preservation of as many as 450 units.

Additionally, the Town has invested almost \$10 Million in the last 50 years to support hundreds of community programs and services through our Human Services Program. The Human Services Program's purpose is to achieve economic and social well-being and opportunities to thrive for all Chapel Hill residents, particularly those who are low-income or otherwise disenfranchised. In 2024, \$602,516 of local funds were provided to 40 different non-profit agencies to support programs that improve educational outcomes for children, increase livelihood security for residents, or improve health outcomes.

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

As part of a commitment to creating a vibrant community that ensures all voices are heard in the decision-making processes that affect the lives of all residents, the Town formally created the Affordable Housing and Community Connections Department. The Department includes an Affordable Housing Division in addition to a Community Connections Division, whose purpose is to enhance community connections and foster resident engagement in Town processes, programs and services. In April 2024, the Town's Public Housing Department also became a Division within the Affordable Housing and Community Connections Department. Affordable Housing and Community Connections also works

closely with the Planning Department, the Budget Management Department, and other Town departments.

As part of this restructure, the Town has continued to develop its affordable housing and community engagement efforts. The Town's Community Connections work has continued to grow with a focus on further engaging residents, emphasizing those that have historically been the most impacted by longstanding public policies and practices common across the country and to address injustice.

A staff position of Community Connections Manager was created to facilitate innovative community partnerships and help implement the Town Council's goals. The staff member in this position joined the Town in 2022, overseeing our Community Connections staff team.

**Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)**

The Town is a member of the Orange County Home Consortium, along with Orange County and the Towns of Carrboro and Hillsborough. Though the four jurisdictions work together to develop a five-year Consolidated plan through the Consortium, each jurisdiction previously ran their own emergency housing assistance program with different eligibility requirements and program specifics. In 2020, to better align the programs and streamline the process for applicants, the jurisdictions created one Emergency Housing Assistance program, administered by Orange County and funded by each jurisdiction.

The Town continues to strengthen and grow community partnerships to address affordable housing needs. As active participants in the Orange County Affordable Housing Coalition, Town Affordable Housing staff have engaged with local housing providers to better assess the availability of and increases in affordable housing stock, including developing a county-wide inventory of all affordable units which the Town and Coalition continues to monitor to track progress towards affordable housing goals. A similar coordinated effort has occurred around homeowner occupied rehabilitation projects through the Orange County Home Preservation Coalition (OCHPC), and we have contracted with one experienced nonprofit home rehabilitation provider to identify projects brought to the OCHPC that can be funded by available Town resources.

The Town has also actively engaged on broader coalitions to address critical social issues, such as Big Bold Ideas which is working to strategically develop solutions not only for increasing affordable housing but also closing the achievement gap and accelerating innovation and workforce development in Chapel Hill and Carrboro. Finally, the Town partners in many small community-based groups such as the Northside Neighborhood Initiative to create and preserve housing opportunities and history for multi-generational resident owners and renters in the neighborhood.

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



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

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

Throughout the year, Town staff monitored and evaluated individual programs' progress towards contracted goals and expenditures. Agencies are required to submit regular quarterly or semi-annual program activity, financial, and contract compliance reports. This information was used to monitor program activity and contract compliance with all regulations, including administrative, financial, and programmatic operations. Timely expenditure of funds was a component of these monitoring activities.

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

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

The Town of Chapel Hill's draft CAPER was made available to the public September 5-20, 2025, along with instructions about how to provide input. A notice was published in the newspaper on August 26 and 29 and September 2 and 5, 2025, in the Affordable Housing and Community Connections' Departmental newsletter on August 27 and September 10, on the Town's website, and shared with community partner groups and coalitions. We received no comments and an affidavit showing the public notice for the comment period is attached to the CAPER. A final copy of the CAPER will be posted on the Town's website.

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

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

Overall there were no significant changes to the primary program objectives from the original 2020 Consolidated Plan and 2024 Annual Action Plan.

The Consolidated Plan for 2020-2024 focuses on the same high priorities, while seeking innovative solutions from previous and new community partners. Funding priorities will increasingly be focused on

homeowner repair activities, public services, homeownership assistance and neighborhood revitalization initiatives based on the applications received and the needs indicated by our community partners, as well as the administration of those funds.

2024 funded activities included: public service programs, housing rehabilitation programs, homebuyer direct financial assistance, economic development and administration.

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

No

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

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

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

Overall there were no significant changes to the primary program objectives from the original 2020 Consolidated Plan and 2024 Annual Action Plan.

The Consolidated Plan for 2020-2024 focuses on the same high priorities, while seeking innovative solutions from previous and new community partners. Funding priorities will increasingly be focused on homeowner repair activities, public services, homeownership assistance and neighborhood revitalization initiatives based on the applications received and the needs indicated by our community partners, as well as the administration of those funds.

2024 funded activities included: public service programs, housing rehabilitation programs, homebuyer direct financial assistance, economic development and administration.

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

No

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

## CR-58 – Section 3

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

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

**Table 8 – Total Labor Hours**

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers	0				
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0				
Direct, on-the job training (including apprenticeships).	0				
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0				
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0				
Outreach efforts to identify and secure bids from Section 3 business concerns.	0				
Technical assistance to help Section 3 business concerns understand and bid on contracts.	0				
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0				
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.	0				
Held one or more job fairs.	0				
Provided or connected residents with supportive services that can provide direct services or referrals.	0				
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0				
Assisted residents with finding child care.	0				
Assisted residents to apply for, or attend community college or a four year educational institution.	0				
Assisted residents to apply for, or attend vocational/technical training.	0				
Assisted residents to obtain financial literacy training and/or coaching.	0				
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0				
Provided or connected residents with training on computer use or online technologies.	0				
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0				
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	0				

Other.	0					
--------	---	--	--	--	--	--

**Table 9 – Qualitative Efforts - Number of Activities by Program**

**Narrative**

None of the activities completed in 2024 were subject to Section 3.