

FY 2026-2030 Consolidated Plan Public Meeting

City of Raleigh

Housing and Neighborhoods Department

Wake County

Department of Housing and Affordability Revitalization



Raleigh



Agenda

- 6:00** **Welcome and Overview**
- 6:05** **Consolidated Plan Background**
- 6:35** **Your Input! – Feedback Activity**
- 7:45** **Wrap-up and Next Steps**
- 8:00** **Adjourn**

What is the Consolidated Plan?

- A planning document that builds on public input by citizens, organizations, businesses, and other stakeholders;
- A strategy to carry out HUD programs for the next five years;
- Assesses affordable housing, community development needs and market conditions;
- Serves as an application to HUD for federal funding



FY 2020-2021 HUD Allocations:

Community Development Block Grant (CDBG): \$3,192,514

HOME Investment Partnership (HOME): \$1,464,643

Emergency Solutions Grant (ESG): \$275,598

Who do we Serve?

Program Participants must meet HUD Income Limits

Household Size

% of AMI	1	2	3	4
100%	\$85,610	\$97,840	\$110,070	\$122,300
Low - 80%	\$68,500	\$78,250	\$88,050	\$97,800
Very Low - 50%	\$42,850	\$48,950	\$55,050	\$61,150
Extremely Low - 30%	\$25,700	\$29,400	\$33,050	\$36,700

City of Raleigh Current Consolidated Plan Goals



Increase the supply of affordable housing



Increase services to build self-sufficiency and sustainability



Enhance the unhoused to housing continuum

City of Raleigh Current Consolidated Plan Goals



Increase the supply of affordable housing

Metric	Description
1,116	Affordable rental units created
143	Down payment assistance loans provided
70	Home rehabilitation projects completed



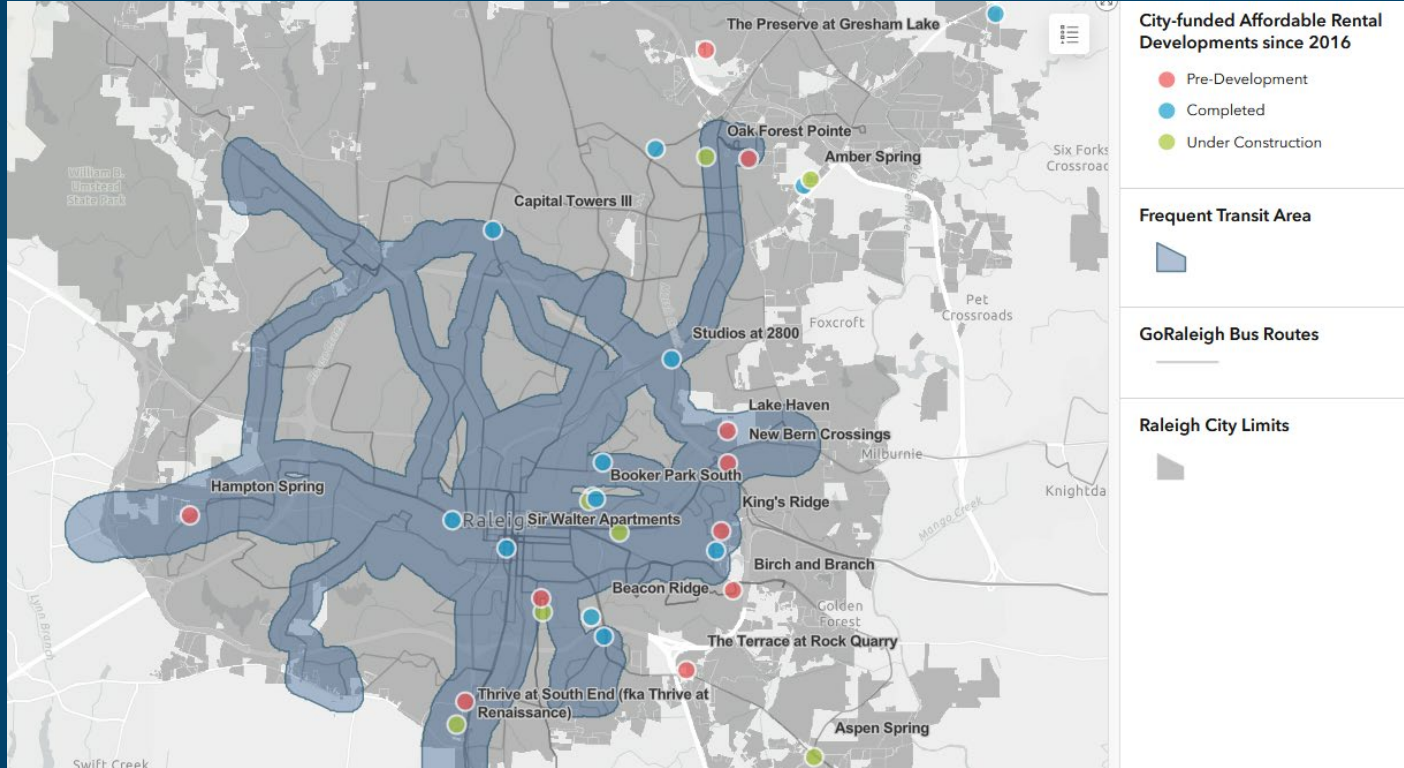
2016 Goal: 5,700 by 2026

	317	YEAR 1 FY 15-16
	489	YEAR 2 FY 16-17
	519	YEAR 3 FY 17-18
	790	YEAR 4 FY 18-19
	449	YEAR 5 FY 19-20
	308	YEAR 6 FY 20-21
	156	YEAR 7 FY 21-22
	411	YEAR 8 FY 22-23
	405	YEAR 9 FY 23-24
Total = 3,844	1,856	REMAINING UNITS FY 24-25

An additional **2,803** units are in pipeline for a total of **6,647** units through FY24



Rental Locations:





Rental Development Program

The City has directed more than \$116 million to create and preserve 6,600+ affordable units since 2016



Public land for affordable housing



Public funding for affordable housing



Public-private partnerships



Affordable Housing Bond Overview

- ✓ Voters passed **\$80M** affordable housing bond in 2020
- ✓ Targeting funds toward areas impacted by Wake Bus Rapid Transit (BRT) and other large public projects like Dix Park
- ✓ Get ahead of potential gentrification to create and preserve affordability
- ✓ Currently in fourth year of the bond
- ✓ About 80% of available bond funds are spent or committed
- ✓ Funding cliff is imminent when the five-year period ends



Homeownership Programs

Citywide Homebuyer Assistance Program

Up to \$45k down-payment assistance

Citywide Homebuyer Assistance Program

Up to \$60k down-payment assistance for homes located along identified corridors and adjacent to Dix Park

Homebuyer Counseling – DHIC (local housing non-profit)



Homeownership Programs

Limited Repair

At least one failing system; up to \$20k

Substantial Rehab

At least three failing systems; up to 90K
62+ or disability

Raleigh Home Revitalization Program

Located along identified transit corridors and adjacent Dix Park;
up to 30k

City of Raleigh Current Consolidated Plan Goals



Increase the supply of affordable housing



Increase services to build self-sufficiency and sustainability



Enhance the unhoused to housing continuum

City of Raleigh Current Consolidated Plan Goals



Enhance the unhoused to housing continuum

Metric	Description
4,615	Individuals provided emergency shelter
182	Households received rapid re-housing



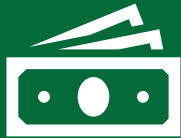
Enhance the unhoused to housing continuum

Addressing Unhoused Population

- Eviction Prevention: **\$100k +**
- Homelessness Prevention, Diversion, and Rapid Exit: **\$855k**
Launching later this year
- Emergency Shelter (including white flag support): **\$200k**
- Rapid Rehousing: **\$241,940**
- CoC/System Support: **\$126,500**
- Weekend and Holiday Meals: **\$100k**

Prevention, Diversion, & Rapid Exit Services

PREVENTION: Short-term financial assistance
(rent and/or utilities, “just enough”)



Prevention: Serves extremely vulnerable people who are about to lose housing.

Diversion: Serves people who have lost housing and are facing **IMMINENT** entry into shelter or sleeping outside.

Rapid Exit: Serves people who are literally homeless and have been staying in shelter.

DIVERSION & RAPID EXIT: Problem solving and solution focused case mgmt
(mediation, referrals to legal help)





Enhance the unhoused to housing continuum

Addressing Unhoused Population

→ Bringing Neighbors Home Pilot Program

Will connect households living unsheltered in camps to direct housing assistance after which camps will be decommissioned – launching this fall

→ Bringing Neighbors Home Unsheltered Homelessness Response Strategy

Comprehensive strategy to end unsheltered homelessness – to be completed 2025

City of Raleigh Current Consolidated Plan Goals



Increase the supply of affordable housing



Increase services to build self-sufficiency and sustainability



Enhance the unhoused to housing continuum

City of Raleigh Current Consolidated Plan Goals



Increase services to build self-sufficiency and sustainability

Metric	Description
9,772	Individuals provided public services
182	Households provided housing counseling



Increase services to build self-sufficiency and sustainability

Community Enhancement Grant (CDBG) FY 2024-2025

Agency	Project	Funding
Urban Ministries	Workforce Development for Helen Wright Center Guests	\$50,000
The Hope Center at Pullen	Expanding Housing Support for Former Foster Youth	\$50,000
Healing Transitions	Support for connecting men experiencing homelessness with supportive services	\$50,000
Boys and Girls Club Serving Wake County	Project Great Futures Out-of-School Program for SE Raleigh Underserved Youth	\$50,000
	TOTAL	\$200,000

City of Raleigh's Current Use of Funds

FY 2024-2025 Annual Action Plan Budget

Activity	Funding Source				
	HOME	CDBG	ESG	Local	TOTAL
Affordable Housing	\$1,178,689	\$1,853,409		\$25,716,916	\$28,749,014
Homeless to Housing Continuum Grants		\$200,000	\$250,440		\$450,440
Self-Sufficiency & Sustainability		\$260,000			\$260,000
Program Administration	\$160,235	\$563,873		\$200,000	\$924,108
TOTAL	\$1,338,924	\$2,877,282	\$250,440	\$25,916,916	\$30,383,562

Data for first 4 years of 5 Year Consolidated Plan Period

Goal	Category	Indicator	Unit of Measure	Expected – Strategic Plan	Actual	Percent Complete
Enhance the Homeless to Housing Continuum	Homeless	Tenant-Based Rental Assistance/Rapid Rehousing	HH Assisted	51	134	263%
		Homeless Person Overnight Shelter	Persons Assisted	2,858	4,615	161%
Increase & Preserve Supply of Affordable Housing	Affordable Housing	Rental Units Constructed	HH Assisted	2,250	1,116	50%
		Homeowner Housing Rehab	HH Assisted	250	70	28%
		Direct Financial Assistance to Homebuyers	HH Assisted	250	143	57%
Increase Services to Build Self-Sufficiency	Homeless Non Homeless Special Needs Non-Housing Community Development	Public Service activities other than Low/Mod Benefit	Persons Assisted	3,655	9,772	267%
		Homeowner Housing Added	HH	0	41	100%

Wake County 2025-2030 Consolidated Plan

Related Documents

- **Analysis of Impediments to Fair Housing Choice (AI):** Examination of conditions restricting availability or access of protected classes to adequate housing.
- **Citizen Participation Plan (CPP):** describes the process and methods for citizen input into the Consolidated Plan and the Annual Action Plan

Federal Funding Sources



CDBG

Community
Development Block
Grant



HOME

HOME Investment
Partnership Grant



ESG

Emergency
Solutions Grant



HOPWA

Housing
Opportunities for
Persons With AIDS

Wake County

City of Raleigh

Annual Projected Resources

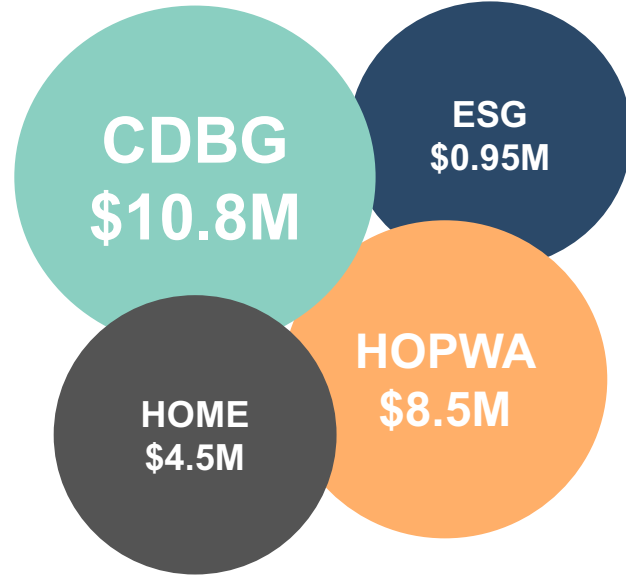


Source	FFY24 Funding Amount
Community Development Block Grant (CDBG)	\$2,162,530
HOME Investment Partnership Act (HOME)	\$917,368
Housing Opportunities for Persons with AIDS (HOPWA)	\$1,706,493
Emergency Solutions Grant (ESG)	\$190,540
Total	\$4,976,931

5-year Federal Funding Sources

Est. Five Year Total

\$24 M



Current Consolidated Plan

Priority Populations

- **Priority One: 0-50% AMI**
Vulnerable populations experiencing or at-risk of homelessness
- **Priority Two: 51-60% AMI** Vulnerable populations not experiencing homelessness
- **Priority Three: 61-80% AMI**
Not experiencing homelessness, but also priced out of our housing market

2020 Con Plan Goals

1. Increase and preserve affordable housing
2. Reduce barriers to affordable housing
3. Support vulnerable populations and communities

Current Grant Activities

Homeowner
Rehabilitation

Development or
preservation of
affordable housing

First-Time
Homebuyer
Financial
Assistance

Permanent
Supportive
Housing

Municipal
Community
Development

Short term rent,
mortgage, and
utility assistance

Job Training

Supportive services

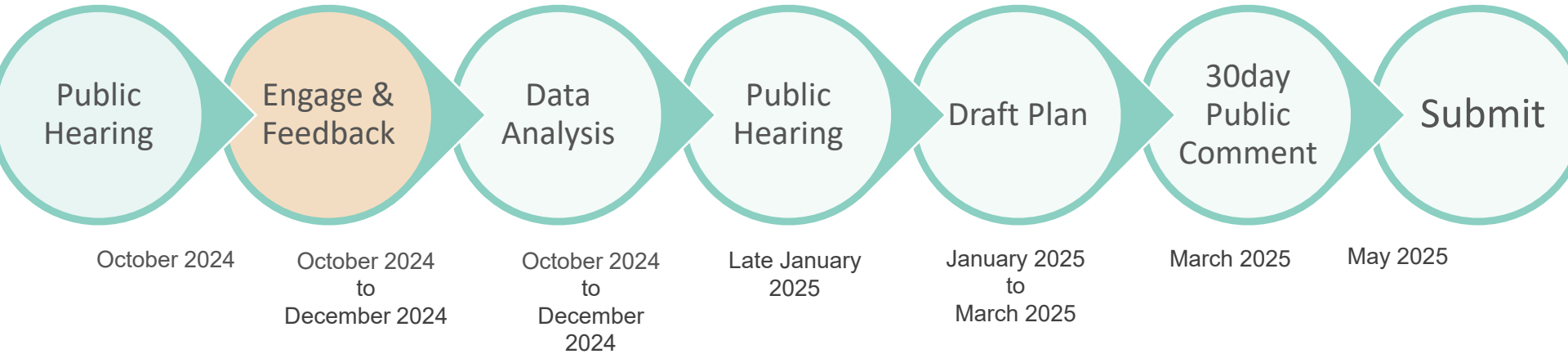
Homelessness
Prevention

Street Outreach

Enhanced Shelter
Services

Grant
Administration:
Salaries and
Operating Costs

Consolidated Plan Timeline



**Consolidated Plan is a 9-month process*

FUND DISTRIBUTION ACTIVITY

Discuss within your group how should the city prioritize these funds. Then decide how to best distribute your tokens in the buckets labeled with the following categories:

- Affordable Rental Housing Creation/Preservation
- Homeowner Rehabs
- Downpayment/Homebuyer Assistance
- Public Service Grants to Nonprofits
- Eviction/Homelessness Prevention
- Rapid Rehousing



FUND DISTRIBUTION ACTIVITY

Table Questions:

1. What are the priority housing needs?
2. Who has the greatest need?
3. How would you recommend this need be met?



5 Bucket Fund Categories

- Affordable Rental Housing Creation/Preservation
- Homeowner Rehabs/Downpayment Assistance
- Public Service Grants to Nonprofits
- Homelessness Services
- Other

Stay Informed and Engaged!

City of Raleigh Website and GovDelivery Email Subscription

raleighnc.gov/ConsolidatedPlan

Social Media



@RaleighGov



Instagram.com/raleighgov



Facebook.com/raleighgov



Youtube.com/cityofraleigh

Stay Informed and Engaged!

City Survey will be available on **November 1!**

Draft Review begins in **March 2025**

cd.info@raleighnc.gov
housing.info@wake.gov

Stay Engaged!



For more information about the Consolidated Plan, please contact:

Wake County
Housing Affordability & Community
Revitalization Department
(919) 856-5689
housing.info@wake.gov

Survey

Link: <https://forms.office.com/g/z8kWnWa5xF>

Thank you for your time and your input!

