



## COMMUNITY RELATIONS AND DEVELOPMENT

### ANNUAL ACTION PLAN PROGRAM YEAR 2022-2023

City of Goldsboro  
214 N. Center Street  
Goldsboro, NC 27530



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### ***\*Attachments:***

#### **1. Community Needs Survey and Results**

#### **2. Public Notices**

## **Executive Summary**

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

#### **1. Introduction**

The City of Goldsboro is an Entitlement City according to the U.S. Department of Housing and Urban Development (HUD) criteria. Accordingly, the City receives annual allocations of funds for housing and community development projects under the Community Development Block Grant (CDBG) and Home Investment Partnership (HOME) Programs. As an Entitlement City and as a prerequisite to receive funding, the City of Goldsboro is required to conduct a comprehensive assessment of its housing and community needs and to present a Five-Year Consolidated Plan (ConPlan) in a detailed format prescribed by HUD. A yearly Action Plan is required for each of the five years of the City's Consolidated Plan.

The 2022-2023 Annual Action Plan (AAP) represents the third year of the City of Goldsboro's 2020-2024 ConPlan. The AAP is required by the U.S. Department of Housing and Urban Development (HUD) and serves as the City of Goldsboro's application for federal funding. The plan identifies an entitlement community's priorities in terms of housing and community development needs for very low, low, and moderate-income city residents. Also, the plan identifies strategies, resources, and networks the community has developed to address those needs.

#### **2. Summarize the objectives and outcomes identified in the Plan**

##### **Unmet Affordable Housing Need**

There remains a substantial unmet need for decent, safe, and affordable rental housing, which continues to outpace the ability of federal, state, and local governments to supply housing assistance and facilitate affording housing production (Worst Case Housing Needs: 2021 Report to Congress, U.S. Department of Housing and Urban Development). The primary housing challenge for Goldsboro's low- and moderate income residents remains housing affordability. With Goldsboro's recent growth has come rising land values and increased housing costs. Concurrently, incomes for lower-wage earners have failed to keep pace, with very-low (50% AMI) and extremely low (30% AMI) income households being most affected.

## **Rising Housing Costs Outpacing Income Increases**

According to the 2021 Goldsboro Analysis of Impediments to Fair Housing Choice (AI), “The lack of affordable homeownership options puts pressure on the rental market. This issue is worse in lower-income and minority communities.” The AI highlights when the cost of quality housing is high, low-income, and marginalized populations have more of a chance of becoming cost burdened. According to the North Carolina Housing Coalition’s 2021 Housing Need in Wayne County, “twenty-nine percent (29%) of Wayne County households are cost-burdened, forty-two percent (42%) of renters have difficulty affording their homes, and twenty-one percent (21%) of homeowners have difficulty affording their homes.”

## **Five-Year Priorities**

The Consolidated Plan (ConPlan) for the five years covered through June 30, 2024, focuses on the **following priorities:**

- (1) Affirmatively Further Fair Housing Choice
- (2) Increase Affordable Rental Housing Option
- (3) Increase Access to Affordable Homeownership Option
- (4) Improve-Expand Public Facilities Access & Capacity
- (5) Provide Essential Service & Employment Training
- (6) Provide Owner-Occupied Rehabilitation

## **Strategies & Outcomes**

Performance measurement is a process for determining how effectively programs are being implemented and meeting community needs. Each year, the City establishes measurable objectives for each program by which to measure and benefit and determine program effectiveness. Data is gathered to make this assessment to determine if programmatic activities could be improved and limited resources directed more effectively.

### 3. Evaluation of past performance

The most recent summary of the City's past performance in its housing and community development program is included in the FY 2020-2021 Consolidated Annual Performance and Evaluation Report (CAPER). The chart below represents significant impact on the needs identified in the ConPlan. With additional federal and local resources available in the upcoming years, the City expects a significant increase in quantifiable impacts.

FY 2020-2021 Results-At-A-Glance	
Activity	Quantity Served
Improve-Expand Public Facilities	2,162
Homebuyer Assistance	2
Affordable Housing Production	2
Public Services (COVID related)	500
Homeowner Rehabilitation (funded by North Carolina Housing Finance Agency)	4

#### 4. Summary of Citizen Participation Process and Consultation Process

In accordance with the City's Citizen Participation Plan, developed in the ConPlan, the following Citizen Participation and Consultation Processes have been carried out:

Citizen Participation	
Activity	Date Scheduled/Held
Public Meeting Notice	Notice published in Goldsboro News-Argus 6/8/2022
Community Needs Assessment Survey	Survey published on City website 6/8/2022 Survey published on City Facebook 6/9/2022 Survey published on Goldsboro Daily News 6/17/2022 (available for 30 days)
Public Meeting	Public Meeting held 6/21/2022 during Commission on Community Relations & Development regular meeting
Public Hearing Notice	Notice published in Goldsboro News-Argus 6/29/2022 Notice published on City website 6/29/2022 Notice published on City website 6/29/2022
30-day AAP Draft Review & Comment Period Public Notice	Notice published in Goldsboro News-Argus 6/29/2022 Notice published on City website 6/29/2022 Notice published on City website 6/29/2022
Plan Draft Available for Public (City website, City Facebook, Public Library, Housing Authority, Goldsboro City Hall)	6/29/2022 – 7/28/2022
Public Hearing	Public Hearing scheduled for 7/11/2022 during the regular meeting of the Goldsboro City Council

Comments and input received from the June 21, 2022 public meeting, the July 11, 2022 public hearing, and the Community Needs Assessment surveys are incorporated into this final 2022-2023 Annual Action Plan.

## 5. Summary of Public Comments

Activity	Comments Received
Public Meeting – 6/21/2022	<p><b>Comment 1:</b> Funding should be geared towards assisting homeless population</p> <p><b>Comment 2:</b> More emphasis should be placed on Housing Rehabilitation, increase Homeownership/Down Payment Assistance, City should consider developing an Affordable Housing Commission, City should consider developing an Affordable Housing Strategic Plan</p> <p><b>Comment 3:</b> More focus should be on community outreach to ensure all are engaged in the planning process</p>
Public Hearing – 7/11/2022	<p><b>Comment 1:</b> Expressed appreciation for the increased allocation for homeowner rehabilitation. Recommended Urgent Repair and Essential Single Family Rehabilitation Loan Pool funds be sought after with the North Carolina Housing Finance Agency.</p> <p><b>Comment 2:</b> Discussed the homeless situation and shared the plan to develop the Restoration of Hope Village. A request was made to present the proposal to City Council.</p>
Community Needs Assessment Survey (Respondents asked to rank goals from highest to lowest priority) *See attached survey for details	One hundred fifty-four (154) completed
30-day Public Comment Period	No comments received

Comments received have been responded to accordingly. Additional comments received during the scheduled Public Hearing, the 30-day draft review written comment period, and/or from the Community Needs Assessment Survey are incorporated into the 2022-2023 Annual Action Plan.

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

The City of Goldsboro does not differentiate between any individuals, groups, and/or organizations that wish to provide input during the planning, implementation, and assessment of community needs for the 2022-2023 Action Plan. However, all comments received during the outlined citizen participation process will be considered and responded to accordingly. Thus far, there have been no comments that have not been accepted.

## 7. Summary

The 2022-2023 Annual Action Plan identifies key priorities and goals that would significantly improve the quality of life for low-to-moderate-income residents of Goldsboro through vital housing and community development programs.

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

#### 1. Agency/entity responsible for preparing/administering the Consolidated Plan

Agency Role	Name	Department/Agency
CDBG Administrator	City of Goldsboro	Community Relations Department
HOME Administrator	City of Goldsboro	Community Relations Department

**Table 1 – Responsible Agencies**

#### Narrative (optional)

The City of Goldsboro’s Community Relations Department (formerly named Planning and Community Development) is the lead agency in the development of the 2022-2023 Annual Action Plan and the implementation of CDBG and HOME projects in Goldsboro, NC. The City of Goldsboro has years of experience in administering Goldsboro’s housing and community development programs. As a result, the department has well-established relationships with neighborhood groups, nonprofit organizations, financial institutions, developers, and social service agencies involved in community development.

The Department coordinates HOME funded activities in the areas of housing rehabilitation, affordable housing development projects (rental/ownership), and down payment assistance to low-to-moderate income first-time homebuyers. The Department also coordinates CDBG funded activities in the areas of housing rehabilitation, public improvements/development, demolition/clearance, and public services to meet the needs of low-to-moderate income households.

#### Consolidated Plan Public Contact Information

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

### **1. Introduction**

City of Goldsboro staff and members of the City’s Commission on Community Relations and Development worked to identify priorities to maximize funds through periodic meetings with various City departments, housing providers, representatives from various public services agencies, and other entities with a potential interest in or knowledge of the City of Goldsboro’s housing and non-housing community development issues.

### **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 continues to work with numerous private and governmental health, mental health, and public services agencies to find opportunities to coordinate the support of low-income residents and affordable housing. These community partners include:

- Nonprofit service providers that cater to the needs of low and moderate income.
- Households and persons with special needs, including persons with disabilities.
- Affordable housing providers.
- Housing advocates.
- Housing professionals.
- Public agencies (such as school districts, health services, public works).
- Economic development and employment organizations.
- Community groups

The Community Needs Assessment survey has been made accessible throughout the community, which has been used to help determine top priorities and obtain data in preparation of the final submission of FY2022-2023 Annual Action Plan.

Within City government, the Community Relations staff regularly work closely with other departments to overcome any gaps in the delivery system. In addition, Community Relations Staff serve throughout the community on the following boards and commissions:

Board/Commission	Populations Represented
Commission on Community Relations & Development	Local citizens, to include minority groups, low-to-moderate income individuals
Mayor's Committee for Persons w/Disabilities	Persons with disabilities
Coalition for Addiction & Life Management (CALM)	Persons with substance abuse disorders
Wayne County Juvenile Crime Prevention Council (JCPC)	Youth offenders

The City will continue to provide opportunities for public, private, governmental, and faith-based organizations to come together to share information, advocate for issues of concern, leverage resources and address the obstacles and challenges that often face local governments in developing affordable housing and providing needed services.

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

The City of Goldsboro is an active member of the Region 10/Neuse Regional Balance of State Continuum of Care. The CoC has over 40 member organizations including homelessness assistance providers, veteran service representatives, victim service providers, Public Housing Agency, Mental Health Agency, formerly homeless individuals, and government organizations. The CoC meets monthly, sharing information about services among participating agencies and setting funding priorities and policies for homeless.

Through its work with the Continuum of Care, the Community Relations Department has a strong understanding of the needs of homeless and at-risk/imminently homeless families; and works to research additional resources for the housing or provision of services to chronically homeless individuals and families, families with children, veterans, and unaccompanied youth. The Community Relations Department provides specific funding to assist homeless persons through its CDBG public services program.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS**

The City of Goldsboro does not receive a direct allocation of Emergency Solutions Grants (ESG) funding. The City of Goldsboro is an active member of the Region 10/Neuse Regional Balance of State Continuum of Care (CoC). Each Regional committee is represented by a Regional Lead. The Regional Lead for Region 10 is Eastpointe, a managed care organization (MCO) dedicated to working with individuals and families in eastern North Carolina who struggle with substance abuse, mental health, and intellectual and developmental disabilities. Applicants seeking ESG funds submit their applications to their respective regional committee, which ranks applications and makes recommendations for funding.

The Homeless Management Information System (HMIS) is being managed by participating providers on the Region 10 CoC.

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

Agency /Group/Organization	Contact Method & Result
Housing Authority of the City of Goldsboro (HACG)	<p>Contact Method: Email-Phone-Meetings (In-person &amp; Phone)</p> <p>Result: Assisted with making AAP Draft available at HACG office; Discussed future affordable housing projects &amp; partnerships</p>
Habitat for Humanity of Wayne County	<p>Contact Method: Email-Phone-Meetings (In-person &amp; Virtual)</p> <p>Result: Made Community Needs Assessment surveys available at ReStore; Discussed future affordable housing projects &amp; partnerships</p>
City of Goldsboro/Commission on Community Relations & Development	<p>Contact Method: Email-Meetings (In-person)</p>

	Result: Distributed Community Needs Assessment surveys; Held Public Meeting at regular meeting
Four Day Movement, Inc.	Contact Method: Email-Phone-Meetings (In-person)  Result: Discussed the need for enhanced services for the homeless population
Mirakals Love 4 Lives, Inc. (MLFL)	Contact Method: Email-Phone-Meetings (In-person)  Result: Discussed the need for enhanced services for the homeless population
Washington Business Dynamics	Contact Method: Email-Meetings (Virtual)  Result: Planning for the development of the required HOME-ARP Allocation Plan
Wayne County Health Department	Contact Method: Email-Meeting (In-person)  Result: Identified the need for lead poison prevention and lead abatement

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

The City of Goldsboro has made no decision to exclude any specific group. Outreach to relevant agencies is ongoing and will continue throughout the Annual Action Plan.

## 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 (CoC)	Eastpointe, MCO	The 2022-2023 Annual Action Plan was developed with consultation of members of the Continuum of Care Task Force's leadership to ensure that goals of all strategic plans are in concert with one another. In September 2021, City of Goldsboro confirmed, by way of signing a Certification of Consistency with the Consolidated Plan, that the CoC's plans for their Shelter Plus Program were consistent with the City's Consolidated Plan goals. There is no overlap identified.
2019-2024 PHA Plan	Housing Authority of the City of Goldsboro	The goal of the City and the Housing Authority of the City of Goldsboro is to provide safe, quality, and affordable housing to low-income families, the elderly and disabled individuals, while encouraging personal responsibility and upward mobility of residents in partnership with other community organizations. There is no overlap identified.
City of Goldsboro Comprehensive Plan	Goldsboro Planning Department	The goals were developed collectively during Con Plan preparation to provide public facilities and services to support future growth while targeting several neighborhoods that are considered high priority areas within the City. There is no overlap identified.

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

### Narrative (optional)

The consultation process for the 2022-2023 Annual Action Plan has provided an opportunity for the Community Relations Department and the City of Goldsboro to enhance relationships, cooperation, and collaboration between public and assisted housing providers, and private and governmental health, mental health, and public service agencies. The Community Relations Department collaborates with many organizations throughout the city to see how the City of Goldsboro can network and ultimately enhance coordination with private industries, businesses, developers, and social service agencies.

## AP-12 Participation – 91.105, 91.200(c)

### 1. Summary of citizen participation process/Efforts made to broaden citizen participation

#### Summarize citizen participation process and how it impacted goal setting

The citizen participation process included the following:

- Community Needs Assessment Survey (published on several media outlets and made available at physical locations)
- Public Meeting (held June 21, 2022) during the regular meeting of the Commission on Community Relations & Development
- Annual Action Plan Draft being made available to the public for a 30-day public review and written comment period from 6/29/2022-7/28/2022
- Public Hearing (held July 11, 2022) during the regular meeting of the Goldsboro City Council

The utilized citizen participation process enhanced goal setting of the 2022-2023 Annual Action Plan in that it allowed for more opportunities to engage citizens and gather their input on how to best meet the needs of their community.

#### Citizen Participation Outreach

Mode of Outreach	Target of Outreach	Summary of attendance	Summary of comments	URL (if applicable)
Public Meeting – 6/21/2022	Non-targeted/Broad Community	Total attendees: 13	*Please see Page 7 'Summary of Public Comments'	N/A
Community Needs Assessment Survey	Non-targeted/Broad Community	Total completed: 154	*Please see Page 7 'Summary of Public Comments'	<a href="https://www.goldsboronc.gov/cpt_notices/2022-2023-community-needs-assessment-survey/">https://www.goldsboronc.gov/cpt_notices/2022-2023-community-needs-assessment-survey/</a>
Public Hearing – 7/11/2022	Non-targeted/Broad Community	Total attendees: Approximately 40 attendees & 539 Facebook views	*Please see Page 7 'Summary of Public Comments'	<a href="https://www.facebook.com/www.ci.goldsboro.nc.us/videos/589816949440890">https://www.facebook.com/www.ci.goldsboro.nc.us/videos/589816949440890</a>
30-day Public Comment (6/29/2022-7/28/2022)	Non-targeted/Broad Community	N/A	No comments received	N/A

Table 4 – Citizen Participation Outreach

## Expected Resources

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

#### Introduction

The City will receive **\$358,697** in CDBG funds and **\$280,170** in HOME funds for a total of **\$638,867** in available funding for new programming to carry out the activities included in this third year. In addition, there are prior year funds that remain available, in the amounts of **\$443,415** of CDBG, **\$248,247** of CDBG-CV, and **\$904,597** of HOME, and will be used to support previously programmed and ongoing community development activities. At least **70%** of all CDBG funds spent will meet the LMI benefit test within a three-year period as required.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 3				Expected Amount Available Remainder of Con Plan	Narrative Description
			Annual Allocation : \$	Program Income: \$	Prior Year Resources : \$	Total: \$		
CDBG	public - federal	CDBG eligible activities	358,697	0	*As of 7/29/2022 443,415	802,112	443,415	CDBG funded activities will include Homeowner Rehabilitation, to include Homeowner Rehabilitation Program Delivery; Public Services (grants to nonprofits); Demolition & Clearance; and Administration
HOME	public - federal	HOME eligible activities	280,170	1,920	*As of 7/29/2022	1,186,687	904,597	HOME funded activities will include

					904,597			Homeownership/ Down payment assistance; CHDO Reserve; Homeowner Rehabilitation; Affordable Housing Activities; and Administration
CDBG-CV	Public-federal	Pandemic relief and recovery-CDGB-CV eligible activities	0	0	*As of 7/29/2022 396,247	396,247	*Unknown currently	CDBG-CV funded activities will include City Council approved Broadband access to identified low-moderate income neighborhoods; and Administration
HOME-ARP	Public-federal	Homeless-ness Assistance Support services-HOME-ARP Eligible Activities	*Funds available after submission /approval of HOME-ARP Plan 862,517	0	45,396	907,913	862,517	HOME-ARP funded activities will include Consultant services from Washington Business Dynamics for the development of the HUD required Allocation Plan outlining the use of HOME-ARP funds for homelessness.



**Explain how federal funds will leverage those additional resources (private, state, and local funds), including a description of how matching requirements will be satisfied**

The City anticipates leveraging dollars from private financial institutions that provide primary mortgages to low-to-moderate homebuyers accessing the City's Down Payment Assistance program.

The City plans to continue its partnership with Habitat for Humanity of Goldsboro-Wayne County, as a designated Community Housing Development Organization (CHDO). This partnership supports the City's affordable housing initiative by making available advantageous mortgage programs that assist low-to-moderate income residents to become first-time homebuyers. Jurisdictions participating in the HOME program are required to make contributions to housing that qualifies as affordable housing. During a fiscal year, the contributions or match must total not less than 25 percent of the HOME funds drawn from the jurisdiction's HOME Investment Trust Fund Treasury account in that fiscal year for project costs, unless the participating jurisdiction has received a reduction in the match requirement.

The City has been granted a 100% HOME Match Reduction for FY2022-2023. Therefore, the City is not required to provide local matching funds for FY2022-2023 HOME allocation.

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

The City currently has publicly owned properties that could be used to address identified needs in the future.

**Discussion**

No further discussion currently.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Needs Addressed	Funding	Goal Outcome Indicator
1	Homeowner Rehabilitation	2022	2023	Affordable Housing: Revitalization Strategy (City-wide) Elimination of Environmental Hazards Homelessness and Special Needs	CDBG: \$163,153  HOME: \$37,710  CDBG: \$20,000	<b>Sustainability</b>  Homeowner Housing Rehabilitated: 10 Household Housing Units @ \$20,000 each  Homeowner Rehab. Project Delivery
2	Homebuyer Assistance	2022	2023	Affordable Housing: Homelessness and Special Needs	HOME: \$100,000	<b>Affordability</b>  Direct Financial Assistance to Homebuyers: 10 Households Assisted @ \$10,000 each
3	Public Facilities & Improvements	2022	2023	Community Development	CDBG: \$150,000  CDBG: \$288,415	<b>Sustainability</b>  Demolition & Clearance  Drainage, sidewalks, water/sewer, etc.
4	Public Services	2022	2023	Affordable Housing: Community Development Public Services Revitalization Strategy (City-wide) Homelessness and Special Needs	CDBG: \$53,805	<b>Availability/Accessibility</b>  Public service grants to eligible nonprofits

5	CHDO Activity	2022	2023	Affordable Housing: Revitalization Strategy (City-wide) Homelessness and Special Needs	HOME: \$42,026	<b>Affordability</b>  New Housing Construction/Acquisition/Rehabilitation
6	Program Admin.	2022	2023	Affordable Housing  Community Development	CDBG: \$71,739 HOME: \$28,017 CDBG-CV: \$54,405 HOME-ARP: \$45,396	<b>Sustainability</b>  Delivery of programs in Con Plan and Annual Action Plan
7	Public Facilities & Improvements	2022	2023	Pandemic Recovery	CDBG-CV: \$180,000	<b>Availability/Accessibility</b>  Installation of broadband equipment on City-owned water towers located in designated Low-Moderate Areas
8	Affordable Housing (Rental)	2022	2023	Attainable Housing Development Neighborhood Stabilization	HOME: \$877,015 CDBG: \$55,000	

**Table 5 – Goals Summary**

## Goal Descriptions

1	<b>Goal Name</b>	Homeowner Rehabilitation
	<b>Goal Description</b>	CDBG & HOME funds to assist eligible owner-occupied, low-to-moderate income households with home repairs.
2	<b>Goal Name</b>	Homebuyer Assistance
	<b>Goal Description</b>	HOME funds to provide eligible low-to-moderate income individuals or families with down payment assistance to purchase their first home.
3	<b>Goal Name</b>	Public Facilities & Improvements
	<b>Goal Description</b>	CDBG funds to eliminate slum and blighted areas by way of demolition and clearance.
4	<b>Goal Name</b>	Public Services
	<b>Goal Description</b>	CDBG grants to eligible organizations seeking to provide a public service, meeting a HUD National Objective with eligible activities.
5	<b>Goal Name</b>	CHDO Activity
	<b>Goal Description</b>	HOME funds for housing development activities - projects that involve acquisition, rehabilitation, and/or new construction of housing for sale or rent to low-to-moderate income families.
6	<b>Goal Name</b>	Program Administration
	<b>Goal Description</b>	The City of Goldsboro will utilize HUD funds for administrative costs associated with the delivery of programs in the Con Plan and Annual Action Plan.
7	<b>Goal Name</b>	Public Facilities & Improvements
	<b>Goal Description</b>	CDBG-CV funds for installation of broadband services in three low-to-moderate income neighborhoods.
8	<b>Goal Name</b>	Affirmatively Furthering Fair Housing

	<b>Goal Description</b>	A combination of CDBG & HOME funds will be used to increase affordable housing options to include support of the Choice Neighborhoods planning grant and the development of affordable housing for rent.
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## Projects

### AP-35 Projects – 91.220(d)

#### Introduction

The City of Goldsboro will offer the following projects, programs, and activities to meet the goals established in the Annual Action Plan.

#### Projects

#	Project Name
1	Homeowner Rehabilitation
2	Homebuyer Assistance
3	Public Facilities & Improvements
4	Public Services
5	CHDO Activity
6	Program Administration
7	Public Facilities & Improvements
8	Affordable Housing

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

The City has allocated its CDBG and HOME funds to primarily benefit low-to-moderate income individuals and households. Homeowner Rehabilitation and Homebuyer Assistance will serve residents low-to-moderate income residents. Public Facilities and Improvements, Demolition and Clearance, will serve to low-to-moderate income neighborhoods suffering from slum or blight. Eligible organizations serving low-to-moderate income households/individuals will be assisted with Public Services grants. New housing will be developed by the designated CHDO and from the Choice Neighborhoods grant, if granted, that will benefit low-to-moderate income families. Broadband services will be installed in 3 identified low-to-moderate income neighborhoods. Lastly, the City will seek to identify affordable housing opportunities for rental and homeownership throughout the city.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	<b>Homeowner Rehabilitation</b>
	<b>Target Area</b>	Goldsboro Scattered Site Areas
	<b>Goals Supported</b>	Homeowner Rehabilitation
	<b>Needs Addressed</b>	Affordable Housing: Revitalization Strategy (City-wide) Elimination of Environmental Hazards Homelessness and Special Needs
	<b>Funding</b>	CDBG: \$163,153  HOME: \$37,710
	<b>Description</b>	CDBG & HOME funds to assist eligible owner-occupied, low-to-moderate income households with urgent home repairs throughout the City of Goldsboro. Activity costs incurred may include, but are not limited to, roof repair/replacement; electrical and plumbing repairs; handicapped modifications; interior and exterior structural repairs; heating and cooling systems replacements; and corrections of all minimum housing code violations. \$20,000 of CDBG will also be used to support project delivery activities.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	10 Homeowner Housing Units Rehabilitated
	<b>Location Description</b>	Citywide Goldsboro
	<b>Planned Activities</b>	This activity is designed to assist low-to-moderate-income (LMI) households, as defined by HUD, with rehabilitating existing housing structures. Assistance will be provided in the form of deferred loans.

2	<b>Project Name</b>	<b>Homebuyer Assistance</b>
	<b>Target Area</b>	Goldsboro Scattered Site Areas
	<b>Goals Supported</b>	Homebuyer Assistance
	<b>Needs Addressed</b>	Affordable Housing: Revitalization Strategy (City-wide) Homelessness and Special Needs
	<b>Funding</b>	HOME: \$100,000
	<b>Description</b>	The City of Goldsboro will use HOME funds and program income to provide direct-subsidy assistance to low-to-moderate income individuals and families to become homebuyers. It is the City's intent to increase the supply of affordable housing units over an extended period. The City's Homebuyer Assistance program will provide up to \$10,000 in down payment and closing costs assistance associated with the purchase.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	10 Low-to-Moderate Income Applicants
	<b>Location Description</b>	Citywide Goldsboro
3	<b>Planned Activities</b>	Homebuyer Assistance has been allocated HOME funds to provide direct-subsidy assistance to low-mod income individuals and families to become homebuyers and increase the supply of affordable housing. This assistance will be provided directly to the homebuyer or passed through from developer assistance in the form of 0% interest deferred second mortgage loans.
	<b>Project Name</b>	<b>Public Facilities &amp; Improvements</b>
	<b>Target Area</b>	Goldsboro Scattered Site Areas

	<b>Goals Supported</b>	Public Facilities & Improvements
	<b>Needs Addressed</b>	Community Development
	<b>Funding</b>	CDBG: \$438,415
	<b>Description</b>	This activity is designed to improve the overall infrastructures within low-mod census tract areas within the City limits. Types of Public Facilities & Improvement projects, but not limited to curbing, gutters, and sidewalks along the City's rights-of-way, installation of municipal water and wastewater lines, construction and improvement to sidewalks, demolition, clearance, and installation of broadband services within low-mod census tract areas.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Number benefitted will be available when a specific target area has been identified.
	<b>Location Description</b>	Citywide Goldsboro
	<b>Planned Activities</b>	This activity is designed to improve the overall infrastructures within low-mod census tract areas within the City limits.
<b>4</b>	<b>Project Name</b>	<b>Public Services</b>
	<b>Target Area</b>	Goldsboro Scattered Site Areas
	<b>Goals Supported</b>	Public Services
	<b>Needs Addressed</b>	Public Services Homelessness and Special Needs
	<b>Funding</b>	CDBG: \$53,805
	<b>Description</b>	The City of Goldsboro annually sets aside a portion (15%) of its Community Development Block Grant entitlement to fund public service



		activities provided by local community-based organizations and/or non-profits for the benefit of low-to-moderate income residents. Eligible activities include, but not limited to youth services, employment, crime prevention, child-care, health services, housing counseling, and services for battered and abused spouses.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Number benefitted will be available when a specific service has been provided by eligible organization.
	<b>Location Description</b>	Citywide Goldsboro
	<b>Planned Activities</b>	Public Services has been allocated \$53,805 of CDBG funds to strengthen communities by addressing the needs of specific populations through funding projects or programs by non-profit organizations or for-profit corporations that meet CDBG program national objectives as identified by HUD and benefit LMI residents of the City. Organizations will be chosen through an application process.
5	<b>Project Name</b>	<b>CHDO Activity</b>
	<b>Target Area</b>	Goldsboro Scattered Site Areas
	<b>Goals Supported</b>	Homebuyer Assistance CHDO Activity
	<b>Needs Addressed</b>	Affordable Housing Homelessness and Special Needs
	<b>Funding</b>	HOME: \$42,026
	<b>Description</b>	Community Housing Development Organizations (CHDO) are nonprofit organizations whose purpose is to provide decent and affordable housing for low-to-moderate-income individuals and/or families. The City is required to set aside a minimum of (15%) of its HOME funds for CHDO activities that focus on housing development activities in which

	qualified CHDOs are the owners, developers and/or sponsors of the housing.
<b>Target Date</b>	6/30/2023
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately three (3) homes will be constructed, acquired, or rehabilitated to benefit LMI residents.
<b>Location Description</b>	Citywide Goldsboro
<b>Planned Activities</b>	Community Housing Development Organizations (CHDO) has been allocated 15% of FY 22-23 HOME funds.
6	<b>Project Name</b> <b>CDBG &amp; HOME Program Administration</b>
	<b>Target Area</b> Goldsboro Scattered Site Areas
	<b>Goals Supported</b> <ul style="list-style-type: none"> <li>Homeowner Rehabilitation</li> <li>Homebuyer Assistance</li> <li>Public Facilities &amp; Improvements</li> <li>Public Services</li> <li>CHDO Activity</li> <li>Pandemic Recovery</li> </ul>
	<b>Needs Addressed</b> <ul style="list-style-type: none"> <li>Affordable Housing</li> <li>Community Development</li> <li>Public Services</li> <li>Revitalization Strategy</li> <li>Elimination of Environmental Hazards</li> <li>Homelessness and Special Needs</li> </ul>
	<b>Funding</b> <ul style="list-style-type: none"> <li>CDBG: \$71,739</li> <li>HOME: \$28,017</li> <li>CDBG-CV: \$54,405</li> <li>HOME-ARP: \$45,396</li> </ul>

<b>Description</b>	Administrative costs that are necessary for program planning and management of the CDBG and HOME programs are charged to program administration. City staff are responsible for ensuring program implementation follows national objectives of HUD, as well as federal regulations.
<b>Target Date</b>	6/30/2023
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Not Applicable
<b>Location Description</b>	Citywide Goldsboro
<b>Planned Activities</b>	<p>The Community Relations Department is responsible for ensuring program implementation in compliance with national objectives of both programs as well as adherence to federal regulations.</p> <p>Reasonable administrative and planning costs include, but are not limited to:</p> <ul style="list-style-type: none"> <li>• General management, oversight, and coordination</li> <li>• Salaries, wages, and related costs of the participating jurisdiction's staff</li> <li>• Monitoring progress and compliance with program requirements</li> <li>• Preparing reports and other documents related for submission to HUD</li> <li>• Coordination of audit and monitoring findings resolutions</li> <li>• Evaluation of program results against stated objectives</li> <li>• Travel costs incurred for official business in carrying out the program</li> <li>• Administrative services performed under third party contracts or agreements</li> <li>• Capacity building and training activities for staff and non-profits</li> <li>• Fair housing and activities to affirmatively further fair housing</li> </ul>

		HUD regulations permit the City to use up to twenty (20) percent of the CDBG grant and up to ten (10) percent of its HOME grant for reasonable administrative and planning costs.
7	<b>Project Name</b>	<b>Public Facilities &amp; Improvements</b>
	<b>Target Area</b>	Goldsboro Scattered Site Area
	<b>Goals Supported</b>	Affordable Housing
	<b>Needs Addressed</b>	Community Development Affordable Housing
	<b>Funding</b>	CDBG-CV: \$180,000
	<b>Description</b>	Installation of broadband equipment on City-owned water towers located in designated LMI areas.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and types of families that will benefit from the proposed activities</b>	Residents living within the 3 identified LMI neighborhoods will benefit from the proposed activity.
	<b>Location Description</b>	Opportunity Zone (Census Tract:37191001500) Opportunity Zone (Census Tract:37191001800) Opportunity Zone (Census Tract:37191001900)
	<b>Planned Activities</b>	Broadband equipment will be installed onto 3 City-owned water towers that are in LMI neighborhoods.
8	<b>Project Name</b>	<b>Affordable Housing</b>
	<b>Target Area</b>	Goldsboro Scattered Site Area

	<b>Goals Supported</b>	Affordable Housing
	<b>Needs Addressed</b>	Attainable Housing Development Neighborhood Stabilization
	<b>Funding</b>	HOME: \$877,015 CDBG: \$55,000
	<b>Description</b>	A combination of CDBG & HOME funds will be used to increase affordable housing options to include support of the Choice Neighborhoods planning grant and the development of affordable housing for rent.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and types of families that will benefit from the proposed activities</b>	Not applicable
	<b>Location Description</b>	Citywide Goldsboro
	<b>Planned Activities</b>	Development of affordable housing units

## **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**

Incorporated in 1847, the City of Goldsboro is the largest municipality in Wayne County with a land area of approximately 27.2 square miles and an estimated 2021 population of 32,749, according to the U.S. Census Bureau. To develop viable urban communities, provide decent affordable housing, suitable living environments, and expand economic opportunities to low-to-moderate income (LMI) households, the City's CDBG and HOME funds will be directed to assist LMI residents citywide. This strategy will enable the City to geographically disburse CDBG and HOME funds to census tracts and block groups, where low-to-moderate income (LMI) households are 51% or more of the population and there are concentrations of minorities. However, eligible persons from all racial, ethnic, and gender groups are given the opportunity to apply and receive funding if their households' earnings meet eligibility criteria for the City's CDBG and HOME- funded projects. African Americans are the predominant minority population

within Goldsboro. It should be noted that a high concentration of minority households is located south of Ash Street and west of Seymour Johnson Air Force Base; the northwest portion of the City bordered by Ash Street, Highway 117, and US Highway 70 Bypass; and Census Tracts 14, 15, 18, and 20.

### Geographic Distribution

Target Area	Percentage of Funds
Goldsboro Scattered Site Areas	70
LMA Census Tracts	30

**Table 7 - Geographic Distribution**

### Rationale for the priorities for allocating investments geographically

Due to a high concentration of minority and low-to-moderate income households within these LMA Census tracts, the City has historically targeted communities and families in those areas. These LMA Census tracts are predominately residential uses and crime has historically been pervasive in these areas. The City's LMA Census tracts have many vacant lots and boarded up homes that are a blighting influence. These LMA Census tract areas need a coordinated comprehensive strategy relying on public and private partnerships. Each of these areas meets the eligibility requirements for low-and moderate-income benefit. The proposed Annual Action Plan will enable the City of Goldsboro to develop targeted strategies for LMI Census tracts and neighborhoods, while also affirmatively furthering fair housing goals of decreasing concentrations of poverty and residential segregation.

**Discussion:** No further discussion.

## Affordable Housing

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

#### Introduction

Several characteristics of the housing market in Goldsboro directly impact provision of affordable housing. A large percentage of owner-occupied housing belongs to low-to-moderate income families who do not have the resources to rehabilitate deteriorating conditions. Landlords operating on a narrow profit margin are unlikely to invest substantial amounts of money into property upkeep unless forced to do so by local housing code enforcement. Potential homebuyers also face a lack of decent, affordable housing options. The current economic recession and ongoing COVID-19 pandemic have further hindered the ability of many families to save money and secure financing.

Neighborhood revitalization, stability, and the production and conservation of affordable housing are the major goals of the City of Goldsboro. The City will direct funds toward the achievement of these goals by funding single-family rehabilitation, new construction, infrastructure, and homebuyer assistance.

One Year Goals for the Number of Households Supported	
Homeless	50
Non-Homeless	100
Special Needs	50
Total	200

**Table 8 - One Year Goals for Affordable Housing by Support Requirement**

One Year Goals for the Number of Households Supported Through	
Rental Assistance (Through Public Services)	50
Production of New Units (Through CHDO)	3
Rehabilitation of Existing Units	10
Acquisition of Existing Units	3
Total	66

**Table 9 - One Year Goals for Affordable Housing by Support Type**

## Discussion

During the 2022-2023 program year, the City is funding the following affordable housing activities with CDBG and HOME funds:

- **HOUSING REHABILITATION** – 10 housing units
- **AFFORDABLE HOUSING DEVELOPMENT** – 10 housing units rehabilitated for rent (Supporting Choice Neighborhoods Planning Grant) and 3 existing units acquired for rentals
- **PUBLIC FACILITIES & IMPROVEMENTS** – 100 households
- **HOMEOWNERSHIP ASSISTANCE** – 10 households

Additionally, the City is funding the following programs that will directly assist low-to-moderate households with CDBG funds:

- **PUBLIC SERVICES** – 100 households
- **PUBLIC FACILITIES & IMPROVEMENTS** – 8,563 individuals

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

### **Introduction**

The Housing Authority of the City of Goldsboro (HACG) and Eastern Carolina Regional Housing Authority (ECRHA) are public corporations created for the purpose of administering housing programs for low-income persons. Between the two housing authorities there are 1,884 public assisted housing units. The operations of the HACG and ECRHA are funded through annual appropriations provided by U.S. Department of Housing and Urban Development (HUD). Both public housing authorities receive funding for their housing activities, projects, and funds to modernize and repair their public housing units. The HACG administers 297 Housing Choice Vouchers (HCV), which allow low-income persons to rent privately owned houses and/or apartments dispersed throughout the community. In addition to public housing and Section 8 programs, the HACG also administers other special housing programs designed to assist specific demographic groups, such as veterans and persons with disabilities.

Eastern Carolina Regional Housing Authority is among the 45% of North Carolina Housing Authorities that only offer public housing.

### **Actions planned during the next year to address the needs for public housing and the needs of public housing residents**

The City of Goldsboro does not manage public housing units; however, a large portion of Wayne County's inventory is located within the City limits. The City has two public housing agencies responsible for this function: Housing Authority of the City of Goldsboro and Eastern Carolina Regional Housing Authority. Both public housing authorities receive federal funding for their housing activities, projects, and funds to modernize and repair their public housing units. The City is committed to partnering with the efforts of the public housing authorities within this 2022-2023 Action Plan year. The City will support the efforts of Authorities to provide safe, decent, and affordable housing opportunities for qualifying residents including partnership for appropriate grant programs such as Choice Neighborhoods.

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

The Housing Authority of the City of Goldsboro and Eastern Carolina Regional Housing Authority are committed to continuing the Family Self-Sufficiency (FSS) Programs for their public housing and Section 8 House Choice Voucher clients. The FSS program assists housing residents to attain financial independence through education and employment toward increased resident involvement. The FSS Program serves as a clearinghouse for referrals to other agencies and private resources for participating families. The Housing Authority of the City of Goldsboro also receives Resident Opportunities and Self-Sufficiency (ROSS) Program funding to provide supportive services for elderly and disabled public housing residents, to improve their independence.



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

Not applicable. Goldsboro's two Housing Authorities are not designated as troubled PHAs.

**Discussion**

No further discussion.

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

**Introduction**

The City of Goldsboro continues to engage and support our local and regional partners to reduce homelessness within the city, as outlined in the 2020-2024 Five-Year Consolidated Plan. The homelessness strategy includes continuing the work with Washington Business Dynamics, consulting firm currently working on the City's HOME-ARP (American Rescue Plan) Allocation Plan for homelessness services. The City looks forward to beginning work on the approved plan in efforts to serve our community in this area.

**Describe the jurisdiction's one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

**Continuum of Care and Coordinated Entry**

The City supports outreach services provided by partnering with our nonprofit and faith-based homelessness providers. Eastpointe is the lead agency for the North Carolina Balance of State Region 10 Continuum of Care, serving the Goldsboro/Wayne County area as well as Lenoir, Sampson, Wilson, Greene, and Duplin counties. During the 2022-2023 program year, the City of Goldsboro intends to take the following actions to assist with ending chronic homelessness and assisting special needs populations:

1. Assisting homeless providers with the development of more emergency and transitional housing, primarily for families
2. Assisting agencies that serve special populations to locate safe, decent, and affordable permanent housing
3. Assisting agencies and homeless providers in the development of a Continuum of Care Plan, which will identify the specific nature of homelessness in the Goldsboro area, gaps in services, and the services needed to meet those needs
4. Assisting homeless agencies to provide transportation services to allow homeless persons and families to access needed services
5. Prioritizing homeless persons in the administration of HOME-ARP funds.

The CoC is the primary means of reaching out to homeless persons and assessing their individual needs. The CoC does this through the Annual Point-In-Time (PIT) survey and outreach efforts throughout the community and agencies, which include organizations such as Housing Authority, Wayne Community College, Fordham House shelter, and Salvation Army to name a few.

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

The supportive services needs of homeless persons are currently addressed by the CoC partnering agencies. The Continuum of Care (CoC) Down East Coalition to Eliminate Homelessness' 10-Year Plan to End Homelessness identifies the following strategies to address the emergency and transitional housing needs of homeless persons:

- Provide an additional 350 beds for homeless persons for the next 10 years and increase affordable housing.
- Increase faith-based initiatives to address homeless needs in Goldsboro and Wayne County.

The City of Goldsboro will utilize the following strategies to address these needs:

- Assist nonprofit service providers in obtaining additional funding sources for emergency shelter.
- Continue to support programs that assist the homeless or those at risk of becoming homeless.
- Coordinate with the Continuum of Care, non-profit service providers, and other organizations to establish additional transitional housing.
- Support the establishment of additional transitional housing through identification of funding sources, technical assistance with applications, and other means of support.
- Prioritizing homeless persons in the administration of HOME-ARP funds.

### **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 supportive services needs of homeless persons are currently addressed by the CoC partnering agencies. The Continuum of Care (CoC) Down East Coalition to Eliminate Homelessness' 10-Year Plan to End Homelessness identifies the following strategies to help homeless persons make the transition to more permanent housing and preventing recurrence:

- Facilitate housing stabilization once homeless people secure permanent housing and prevent at-risk persons from losing their housing.
- Create First Entry/One-Stop Center to ensure coordination of services for homeless persons.

- Broaden wrap-around services and increase capacity of existing services for homeless individuals and low-income families.
- Provide life skills, mentoring, job training and placement, budgeting workshops, crisis management, and other supportive services to facilitate a stable way of life.
- Support non-profit service providers that offer self-sufficiency training, medical care, mental health counseling, case management, and other activities to prevent and reduce homelessness.
- Assist the Down East Coalition to Eliminate Homelessness, as the lead agency for the Continuum of Care, in their efforts to improve coordination between service providers.

Additionally, the City of Goldsboro will utilize the following strategies to increase the supply of permanent supportive housing for the homeless:

- Promote and encourage the development of programs that facilitate the transition from homelessness into permanent housing.
- Coordinate with the Continuum of Care, non-profit service providers, and other organizations to establish additional permanent supportive housing.
- Support the establishment of additional permanent supportive housing through identification of funding sources, technical assistance with applications, and other means of support.
- Increase access to free medical services to facilitate medical stabilization and reduce inappropriate use of emergency room services.
- Increase capacity of local free clinics and programs that provide access to healthcare.
- Improve public safety services for homeless persons and reduce associated public expenditures.
- Improve discharge planning and housing location assistance to homeless individuals prior to discharge from services.

Additionally, the City will utilize the following strategies to provide services that promote self-sufficiency for the homeless or those at-risk of becoming homeless:

- Make CDBG Public Services, CDBG-CV pandemic recovery, and possibly HOME-ARP grants to community-based organizations that serve homeless persons and persons at risk of homelessness.

## **Discussion**

The City of Goldsboro does not receive HOPWA funds.

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

### **Introduction:**

Goldsboro has recently completed the 2021 update of its Analysis of Impediments to Fair Housing, which identifies barriers to the development of affordable housing. Key issues identified related to barriers to affordable housing include federal resources and policies, the gap between housing cost and income, local development regulations, so called 'Not in My Back Yard' (NIMBY) opposition, and community knowledge of fair housing issues. While few potential barriers are within the City's control to directly reverse, the City is dedicated to using its resources to counteract the negative effects of such external factors. The objective is to significantly reduce and eliminate barriers to the development of affordable housing.

### **Actions planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

The City expects to continue the following strategies over the course of the 2022-2023 Annual Action Plan:

- Address the financial barriers faced by many low- and moderate-income families by providing HOME and/or CDBG funding for homeownership, renovation, revitalization, and programs
- Raise awareness about barriers to affordable housing development through a variety of methods, and implement policy changes that would make affordable housing development less challenging
- Examine best practices on HUD's Regulatory Barriers Clearinghouse and determine applicability for Goldsboro

By undertaking the initiatives previously described in this section, the City will address a number of the barriers to affordable housing that currently challenge them. In considering the barriers to affordable housing, two major factors emerge—first, a household's ability to afford housing based on its income and, second, the cost of housing. Although the City has limited ability to influence a household's capacity to afford housing, the City can provide subsidized loans through its' Homebuyer Assistance and CHDO Activities, grants and financing that reduce the cost of private sector (for-profit or nonprofit) housing production, operation, or maintenance. The City also influences the availability of affordable housing through imposition of affordability terms in exchange for development subsidy, thus ensuring that units developed with HUD and other subsidies will remain affordable for many years.

The Community Relations Department will continue to work with the Planning Department to develop and implement interventions; to include but not limited to include, regulation of density, lot sizes, building size, unit type and design and building materials. In addition, the Community Relations

Department will work diligently to decrease housing cost caused by lengthy approval processes, permit fees, infrastructure requirements and significant demands or requirements within the Planning and Inspections Departments.

**Discussion:**

No further discussion.

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

### **Introduction:**

This section of the Annual Action Plan describes the City of Goldsboro's planned actions to carry out the following strategies outlined in the Strategic Plan:

- Foster and maintain affordable housing.
- Evaluate and reduce lead-based paint hazards.
- Reduce the number of poverty-level families.
- Develop institutional structure; and
- Enhance coordination.

In addition, the City has identified obstacles to meeting underserved needs and proposed actions to overcome those obstacles.

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

The primary obstacle in meeting underserved needs is the lack of funding resources available for affordable housing targeted to very low, low-to-moderate income persons and housing for the homeless with comprehensive case management and support services. Through the N.C. Balance of State Region 10 Continuum of Care on Homelessness network, improvements are being made on how services are coordinated in the community. This process helps prioritize the needs of those who are the most vulnerable in the community and ensures this population can access services. The City will use funding from available resources to expand affordable housing units for low-to-moderate income persons. Partnering agencies within the community will continue to apply for funding through the State Emergency Solutions Grant program and other funding sources to help alleviate some of the problems with the homeless population.

Despite efforts made by the City and social service providers, several significant obstacles remain in meeting underserved needs. Through its planning efforts, the City will use its resources to address the city's greatest needs and improve the quality of life for its residents. The following obstacles need to be overcome to meet underserved needs:

- Lack of decent, safe, sound, and affordable owner and renter housing.
- The transition of owner-occupied housing into renter-occupied housing.
- Aging in place population who need accessibility improvements.
- Need major rehabilitation of the city's aging housing stock.
- The increasing number of vacant and abandoned properties.
- Low wages in the service and retail sector job market.

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

To foster and maintain affordable housing, City of Goldsboro proposes the following Five-Year goals and strategies:

- **Homeownership Assistance** - Promote and assist in developing homeownership opportunities for low-to-moderate income households.
- **Housing Construction** - Promote and assist in the development of new affordable housing inventory for both rental and sales housing.
- **Housing Rehabilitation** - Promote and assist in the preservation of existing owner-occupied housing inventory in the city.
- **Fair Housing** - Affirmatively further fair housing by promoting fair housing choice throughout the city of Goldsboro.
- **Housing Education** - Promote and assist in educating homeowners, tenants, landlords, and new homebuyers in best practices for purchase and maintenance of affordable housing, including foreclosure and eviction prevention.
- **Housing Purchase** - Provide funds for down payment assistance and acquisition for rehabilitation to make housing affordable for low-to-moderate income persons and families.

City staff will continue to work with the Commission on Community Relations and Development during this program year to provide education and outreach.

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

The City of Goldsboro will continue to ensure the availability of accessible and affordable testing, screening, mitigation, and treatment for problems related to lead-based paint for low- and moderate-income residents of the City of Goldsboro. Currently, the City includes lead-based paint mitigation measures in all rehabilitation and urgent repair programs and, if needed, will identify, and apply for additional funding resources to finance this mitigation. The City also assists and supports other agencies in applying for such funds. Contractors are required to be trained and certified to supervise removal of lead hazards to comply with HUD regulations. The City will utilize the following strategies to address lead-based paint hazards and increase access to housing without lead-based paint hazards through its housing rehabilitation and urgent repair programs:

- Fund the acquisition, recycling, and rehabilitation of existing housing units through current housing grants and loan programs, as well as cost-effective leveraging strategies.
- Improve coordination with urgent repair and other programs to reduce the total rehabilitation cost per unit and correct major problems before they worsen.

## Notification

The major objective is to increase the overall level of awareness of lead-based paint laws and regulations so that all community residents may be aware of their rights and responsibilities. In the event the presence of lead-based paint is detected in a housing unit, notifications will be carried out by the following mandated notification requirements established by HUD:

Pamphlet – Occupants, owners and purchasers must all receive Lead Hazard Information Pamphlet.

Disclosure – Ensure that property owners have provided purchasers and lessees with available information or knowledge regarding the presence of lead-based paint and lead-based paint hazards prior to selling or leasing a residence. Even if federal funds are withdrawn from a transaction, the purchasers are required to receive a disclosure of any known lead-based paint findings.

Notice of Lead Hazard Presumption/Evaluation and Lead Hazard Reduction – Occupants, owners and purchasers must be notified of the results of the presumption of lead-based paint or lead hazards or of any lead hazard evaluation or reduction work.

Additionally, the City will continue to support Wayne County Environmental Health Department that screen residents for elevated blood lead levels (EBL) and inspect housing units for lead-based paint hazards.

**Wayne County Environmental Health Department** - A primary health care provider for the City's low-income residents, the Environmental Health Department screens low-income children who have symptoms of lead poisoning through the North Carolina Healthy Homes and Lead Poisoning Prevention Program. Services provided through this program include education, screening, and treatment for lead poisoning.

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

Jointly the Community Relations Department, the Down East Coalition (Eastpointe), and other Community-Based Organizations (CBO) have put into practice a partnership strategically designed to support a holistic approach to poverty reduction with activities that focus on human services, affordable housing, and economic development. These activities include the following:

- Support economic development activities that generate living wage jobs and community sustainability.
- Facilitate access to a variety of housing options that promote family and community stability.
- Support and coordinate with organizations that provide community-based services that nurture and support young people and their families.
- Support organizations that provide enrichment programs designed to develop individuals' coping skill for productive adult living.



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

The City of Goldsboro will continue striving to strengthen collaborative efforts to:

- Provide an interdepartmental plan for housing, economic development, and social services that will inform the Anti-poverty strategy.
- Facilitate greater efficiency in the use of resources through collaboration and coordination among departments and agencies
- Encourage information dissemination regarding projects and programs.

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

The coordination process provides for stakeholder agencies and all interested parties to analyze and discuss local housing needs, priorities, and program strategies. As explained above, the Community Relations Department has served as the facilitating agency for this local process. The overall strategy is for the City to:

- Enhance the coordination between agencies by providing funding through a request for proposal process to eligible agencies to improve access to services.
- Provide clear and expressive public leadership for the identified initiatives.
- Fortify the partnering and collaboration of local government agencies, private organizations, and not-for-profits to increase leveraging potential.
- Publicly market the City's assets and aggressively leverage other financial support.
- Work with developers to achieve acceptable environmental standards while not compromising the health and safety of the public

### **Discussion:**

No further discussion.

## Program Specific Requirements

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

#### Introduction:

This section of the Annual Action Plan addresses the program specific requirements for the Annual Action Plan.

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

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

- |  |   |
|--|---|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed  | 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 |

#### Total Program Income:

0

#### Other CDBG Requirements

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

One hundred percent of CDBG funds in the 2022-2023 Annual Action plan will be used to benefit LMI persons.

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

**Description of other forms of investment being used beyond those identified in Section 92.205:**

The City of Goldsboro does not intend to use any other forms of investment other than those described in 24 CFR 92.205(b).

**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:**

In applying the resale provisions to affordable housing development for homeownership, the City will designate a unit as an affordable unit. When a unit is designated affordable and it is sold during the affordability period, the sale must meet the following criteria:

- The new purchaser must be low-income, meeting the HOME Program definition, and occupy the property as the family's principal residence.
- The sales price must be "affordable" to the new purchaser. The Community Relation Department defines affordable as the homebuyer paying no more than 30% of their annual gross income toward principal, interest, taxes, and insurance (PITI).
- The City will ensure that the housing will remain affordable to a reasonable range of low-income homebuyers whose incomes fall within the range of 60% to 80% of the area median income.

**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 period of affordability is based upon the direct HOME subsidy provided to the homebuyer that enables the homebuyer to purchase the unit. Any HOME program income used to provide direct assistance to the homebuyer is included when determining the period of affordability. The City of Goldsboro will not require the original HOME-assisted homebuyer to sell the housing unit to another low-income homebuyer. The homebuyer can sell the property to any willing buyer during the period of affordability, with the understanding that the City's recapture provisions will be enforced.

The following table outlines the required minimum affordability periods:

HOME amount per unit	Minimum Period of Affordability
Under \$15,000	5 years
\$15,000 to \$40,000	10 years
Over \$40,000	15 years

**Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:**

The City of Goldsboro does not intend to refinance any existing debt for multifamily housing that will be rehabilitated with HOME Funds.

### Annual Action Plan for Program Year 2022-2023

The City of Goldsboro Community Relations and Development Department is ready to hear from our citizens on how to spend Community Development Block Grant (CDBG) and Home Investment Partnership Act (HOME) funds for program year 2022-2023.

- 1) Consider the needs in the City of Goldsboro and how they can be improved;
- 2) Rank each need, in each section, in order of its priority.

---

Questions about this survey may be directed to  
Community Relations and Development Staff at  
(919) 580-4360 or (919) 580-4318.

---

## **SURVEY**

### **1. Decent & Affordable Housing Priorities**

Rank the following goals in order of importance from 1 to 4 with 1 being the highest priority. You may use each rank only once.

- \_\_\_\_\_ Homeowner Housing Rehabilitation
- \_\_\_\_\_ Homeownership Opportunities/Down payment Assistance
- \_\_\_\_\_ New Construction of Affordable Housing for Rent
- \_\_\_\_\_ New Construction of Affordable Housing for Homeownership

### **2. Homelessness Priorities**

Rank the following goals in order of importance from 1 to 4 with 1 being the highest priority. You may use each rank only once.

- \_\_\_\_\_ Housing Assistance (for example: security deposit, utilities deposit, rent assistance, etc.)
- \_\_\_\_\_ Emergency Shelter Units (for example: temporary housing from 1-6 months)
- \_\_\_\_\_ Transitional Housing Units (for example: temporary housing not exceeding 24 months)
- \_\_\_\_\_ Case Management Services (for example: Life Skills training, Job training, Education assistance, etc.)

### 3. Suitable Living Environment Priorities

Rank the following goals in order of importance from 1 to 3 with 1 being the highest priority. You may use each rank only once.

- \_\_\_\_\_ Increase access to public improvements and infrastructure (for example: drainage, water/sewer, streets, lighting, sidewalks, broadband internet)
- \_\_\_\_\_ Expand public facilities/Replace existing facilities
- \_\_\_\_\_ Clearance and Demolition (elimination of slum & blight conditions)

### 4. Special Needs Housing Priorities (Non-Homeless)

Rank the following goals in order of importance from 1 to 4 with 1 being the highest priority. You may use each rank only once.

- \_\_\_\_\_ Supportive Housing for Disabled Veterans
- \_\_\_\_\_ Supportive Housing for Victims of Domestic Violence
- \_\_\_\_\_ Supportive Housing for Elderly Persons
- \_\_\_\_\_ Supportive Housing for Disabled Persons

### 5. Public Services Priorities (What needs increased access)

Rank the following in order of importance from 1 to 6 with 1 being the highest priority. You may use each rank only once.

\_\_\_\_ Transportation

\_\_\_\_ Youth Programs

\_\_\_\_ Job Training

\_\_\_\_ Healthcare

\_\_\_\_ Childcare

\_\_\_\_ Other: \_\_\_\_\_

6. Is there any other information you would like for us to consider about how CDBG and/or HOME funds should be invested in the community?

### Optional

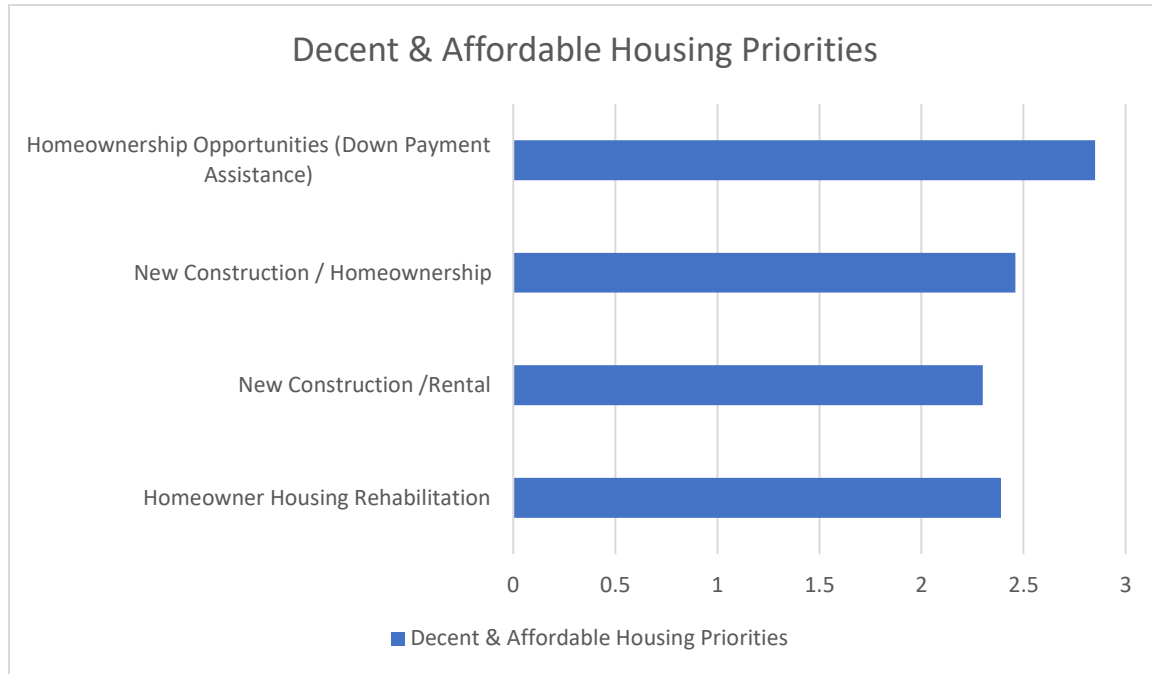
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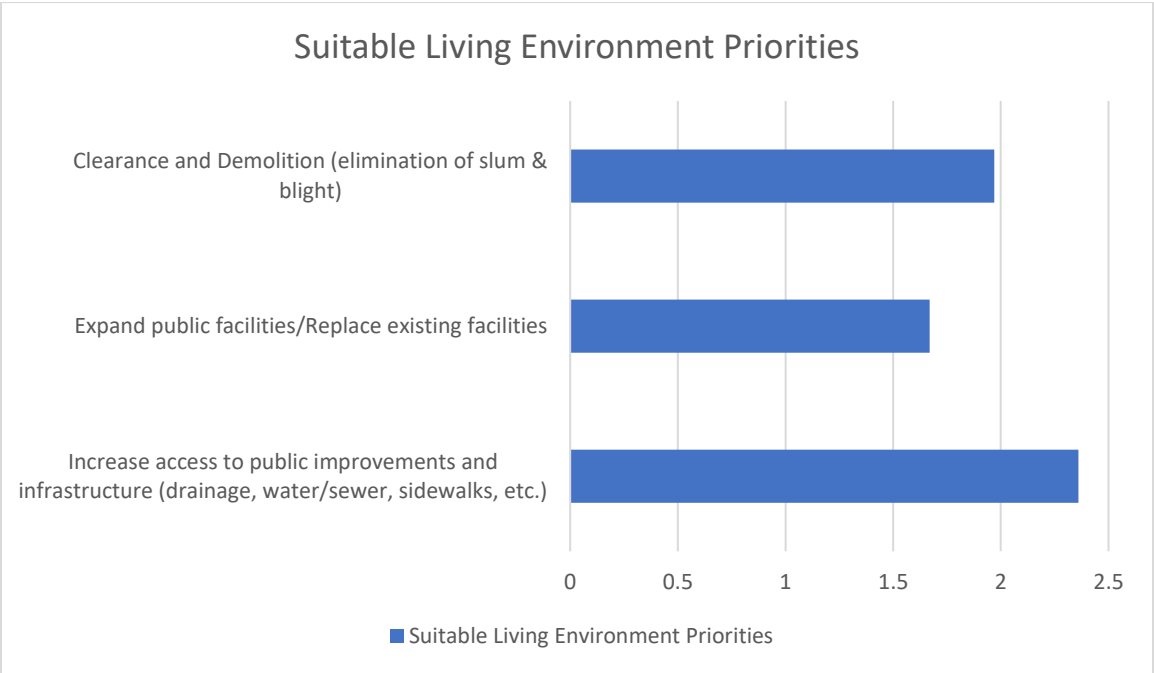
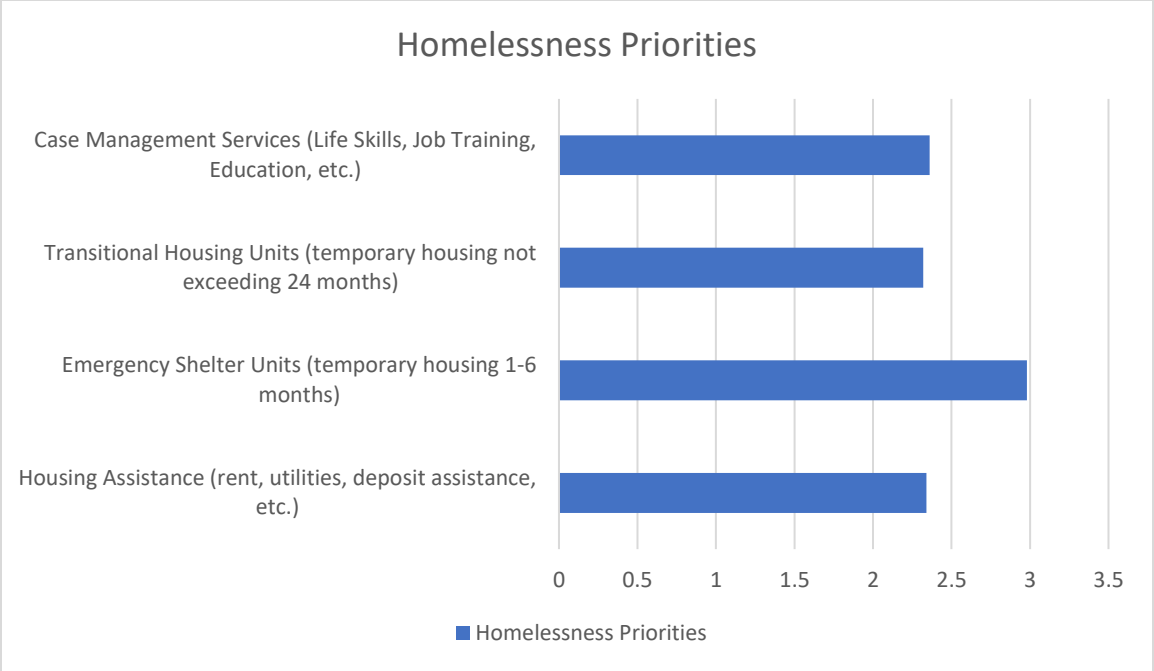
Telephone: \_\_\_\_\_

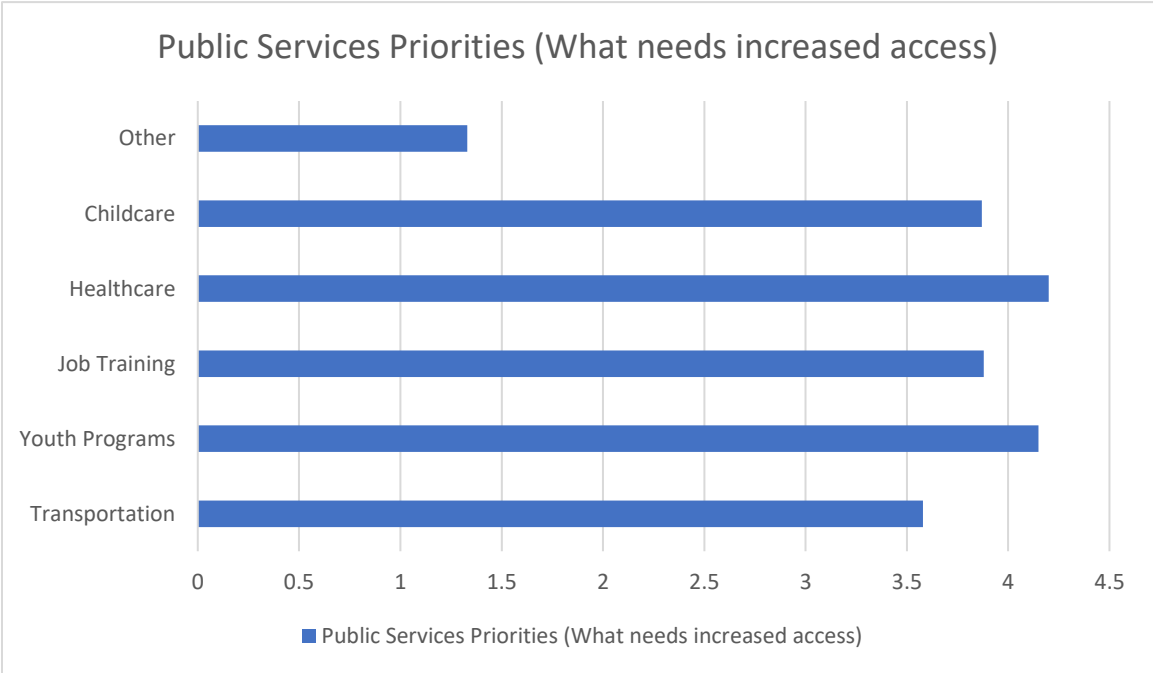
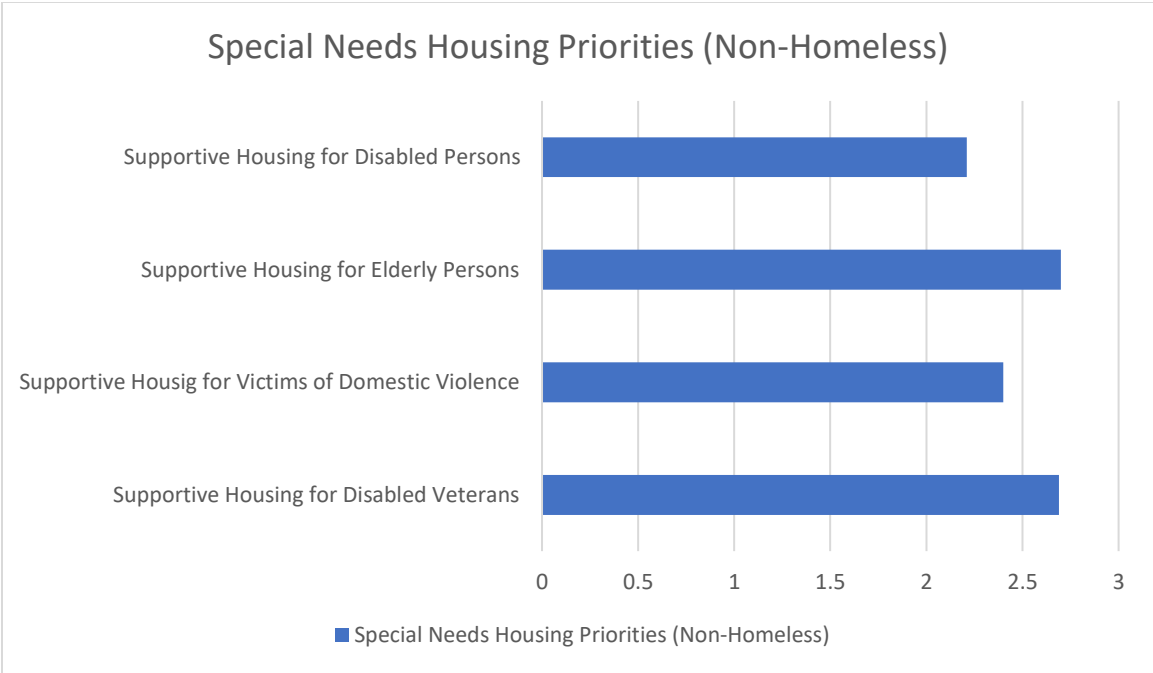
Email: \_\_\_\_\_



## 2022 Annual Action Plan Needs Assessment Survey Results







## **2022 Annual Action Plan Needs Assessment Survey Additional Comments**

1. Assisting long standing church (in flood zones) to raise foundation.
2. 4 Day Movement Nonprofit has a plan for Homeless sheltering 1-6 months with services to help individuals move to transitional housing. Services continue with the goal being to establish independent living.
3. Emergency and transitional sheltering needed! More money for rental assistance and need more options for affordable rent/own. Wrap around services needed for homeless to home ownership
4. Drug rehab
5. Addressing the prerequisites when it comes to housing. Working with landlords so it's not impossible to obtain an apartment for someone who has a felony, record, disability, etc. I work with a local non-profit and I've seen firsthand the barriers that people are facing. There are so many requirements for places, it makes it hard for people to obtain decent housing. People call in needing assistance with bills that are over \$1,000, whether it's for their rent or utilities. Unexpected things happen like car accidents or medical issues arise leading to high medical bills. Maybe help those that have faced unexpected crisis to help them get back on their feet. For some, they only need help for a month or two
6. 4 Day Movement should lead or help the process
7. Please invest in established programs already serving the community in this area.
8. I believe the funds have already been decided on where it will be used on based on the questions.
9. Childcare specific to special needs children
10. Recreation
11. Start providing funding to the homeless and displaced elderly and veterans...be intentional with those dollars.
12. Improve and pave greenways throughout the city.
13. We need to investment in recreational places for kids and young teenager to go and play and enjoy themselves. Such as water park. Amusement part and ever Game Center
14. Making affordable homes for families in need. I need a home for my family. One of them is an Autistic child, we can't afford a home right now and the money we make is for our rent.
15. Homelessness and/or youth at risk day centers (offer meals, medical services, and drug rehabilitation). A lot of panhandling and crime incl larceny, vandalism, and destruction of pers prop, incl business prop, in this community that is centered around drug use.
16. In planned Parenthood and WIC as well as habitat for humanity
17. Don't give it to the people who aren't using correctly or going to make a change
18. Less allowance to the homeless. They're adults you can't help people who do not want to be helped or do not care to help themselves. More funds to the things that benefit children of this community
19. Habitat for Humanity. Without this program not only would we not own our home but would not be able to afford to rent from someone. This is a beneficial program.

## **2022 Annual Action Plan Needs Assessment Survey Additional Comments**

20. Rehabilitation centers for people with addiction problems.
21. Habitat for Humanity, 4 Day Movement, NuHome Community Center, Salvation Army
22. As a Legal Aid advocate who represents tenants and a community client group in Goldsboro that supports affordable housing, a top priority is spending the funds on affordable rental and homeownership opportunities.
23. making transition housing for the homeless.
24. When it comes to homelessness priorities, there needs to be a focus on getting proper identification for homeless people. You must have an ID to get a job, but you must have an address to get an ID. I know some shelters may let homeless people use their address to obtain an ID, but not all. There needs to be an efficient way for the homeless to obtain the paperwork they need.
25. Consider non-profit organizations (churches, WATCH program) that are an asset to the community
26. We would encourage that these funds be invested strategically with a focus on supporting house and infrastructure first. Once those are in place and supported then funds can be used to support public services or other needs like transportation. If funds are not going to be spent out each year, there should be a clear reason as to why not or if they're being held back as in the past, a clear reason as to what the City intends to use the funds for. Rentals are not necessarily better than home ownership, depending on how home ownership is being supported. One key though is to create an affordable housing advisory commission to help think strategically if money is to be spent on demolitions and rehabs.
27. Help people get qualified to purchase homes.
28. There Needs to be more access to old and new facilities for inner city youth, not just WA Foster. There are other areas that could use a facility (exp. Little Washington, West Haven, Fairview, North End, and Seymore Homes. If we give these kids somewhere to go and occupy their time with positivity and learning maybe we can save a few from being a negative in our city and on our streets in the future.
29. Create a good homeless shelter
30. Correctly
31. Improve downtown housing area
32. Yes....don't waste these funds by allocating to other areas and don't hire friends and relatives to pocket more money than the project is worth. Put the money in the community and crime rate MAY increase...
33. Remove "in god we trust" from public buildings/vehicles so they are more inclusive to everyone.
34. We need more family entertainment businesses and things for kids to do in Goldsboro.

## **2022 Annual Action Plan Needs Assessment Survey Additional Comments**

35. There is a major housing shortage in our community however, it is not reasonable to consider expanding to meet this demand if the existing households do not have access to basic infrastructure.
36. Please bring back the Summer Youth Initiative. This program was a collaborative effort between organizations that really gave young people an education and an entry point for a successful career and future.
37. Giving people the actual opportunity to change their environment. Stop the expectation that people can afford 3x their rent.
38. If we build more affordable housing than we need, we can flatten the curve.
39. The youth programs should be expanded and not be at a cost where disadvantaged youth can't take part in.
40. DOORS, WINDOWS, PORCHES & STEPS should be fixed FOR HOMEOWNERS
41. Removal of condemned structures
42. Recreational stuff water parks goofy golf picnic area things to do with families
43. Yes, invest in historic homes and vacant housing in bad repair.
44. Open to as many people as possible
45. Please stop putting young people in public housing. There are so many vacant, abandoned homes in Goldsboro that it is a shame that the city hasn't found a way to rehab (you have manpower and equipment). These homes could be sold to first time homebuyers and improve the neighborhoods. As a Realtor, I see homes in good areas as well as not so good, just empty, lying vacant and creating a public nuisance. Anyway, the projects are not the answer, home ownership is.
46. Improved park conditions and indoor park / recreations with low cost for families.
47. Work with proven/qualified/accountable local investors to rehabilitate existing homes within the Goldsboro area. One does not have to look very far, within the City of Goldsboro, to find homes in need of TLC.
48. The youth is our future, more investment needs to go into our youth. If we invest in our youth, they will stay in Goldsboro. Also, we must do something about our homeless population, we are beginning to see more and more homeless people on every street corner.
49. In general, I feel that there are certain areas that need to be cleaned up for aesthetic reasons. Making the city look nicer and cleaner will help bring the right investors in to the area to help grow and build Goldsboro up. With the right amount of funding and investments will help grow Goldsboro to people able to help their people. I LOVE GOLDSBORO!
50. Address/improve existing areas of concern prior to attempting to add or build new. If we cannot afford to maintain what we have now, we have no business adding "things" that will require other future maintenance/upkeep. Get "our house" straight first.
51. Nonprofits, doulas, maternal infant health

## **2022 Annual Action Plan Needs Assessment Survey Additional Comments**

52. We need more options for our youth and young adults. Even something inexpensive could make a huge difference.
53. Mental health services such as crisis intervention and drug/alcohol detox.
54. For the homeless, simple interventions like trash removal, regular access to showers, clean clothes, and porta potties would go a long way to improving their living conditions. Creating a space where they could tent camp safely without trespassing would also be ideal.
55. Sidewalks should be #1 on the infrastructure list.
56. Transparency and community-centric creativity
57. There should be an Affordable Housing Advisory Commission put in place to help guide the City in its efforts to think strategically about how these funds - and others - should be spent to meet affordable housing and other related needs. This commission would not simply oversee these funds - the Community Relations & Development already does that. This commission would work to help put the use of these funds into a larger context.
58. More sidewalks and streetlights, safety.
59. Make it count
60. Tiny or very small home communities. Community housing for the elderly in a safe location.
61. There are streets that need to be paved
62. Assistance with rent should not only go by your income, but it should also be taken into account all the medical expenses that an individual has to pay. Consider those that are not near the poverty level but are still struggling to make ends meet due to medical issues. Please stop going by only income. Many need assistance, but they make more than the guidelines to be approved.
63. Use old Greenleaf School to house homeless and enforce cooperation of tenants to maintain building. Start a program for homeless people to do work in community like my Greenthumb.

## 2022 Annual Action Plan Public Notices



200 North Center Street, 27530  
P 919.580.4362

### NOTICE

Community Relations Department  
Goldsboro, NC

Please be informed that, based on new guidance from the U.S. Department of Housing and Urban Development (HUD), the recently launched 2022-2023 Annual Action Plan's 30-day public review and comment period will be discontinued, effective today, and postponed until such time as HUD has released the true and actual allocation amounts of the Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) Programs for fiscal year 2022-2023.

This the 11<sup>th</sup> day of April, 2022.


A handwritten signature in black ink that reads "Felecia D. Williams". The signature is written in a cursive style.

Felecia D. Williams, MS/QP  
Community Relations & Development Director



## 2022 Annual Action Plan Public Notices

GOLDSBORO.NC.GOV Police Fire Downtown Golf Fairmount Parks & Rec Travel & Tourism Event Center

Government Visitors Residents Business Departments  Search

**City Offices Closed Monday, July 4** [Click for More](#)

### 2022-2023 Community Needs Assessment Survey

The City of Goldsboro Community Relations and Development Department is ready to hear from our citizens on how to spend Community Development Block Grant (CDBG) and Home Investment Partnership Act (HOME) funds for the 2022-2023 program year.

The survey is available online at <https://www.surveymonkey.com/r/CD3TN7V>. Printed copies of the survey are available at City Hall, 200 N. Center St. Return completed surveys to The City of Goldsboro, Community Relations and Development Department, by mail at P.O. Drawer A, Goldsboro, NC 27533-9701, or in person at City Hall.

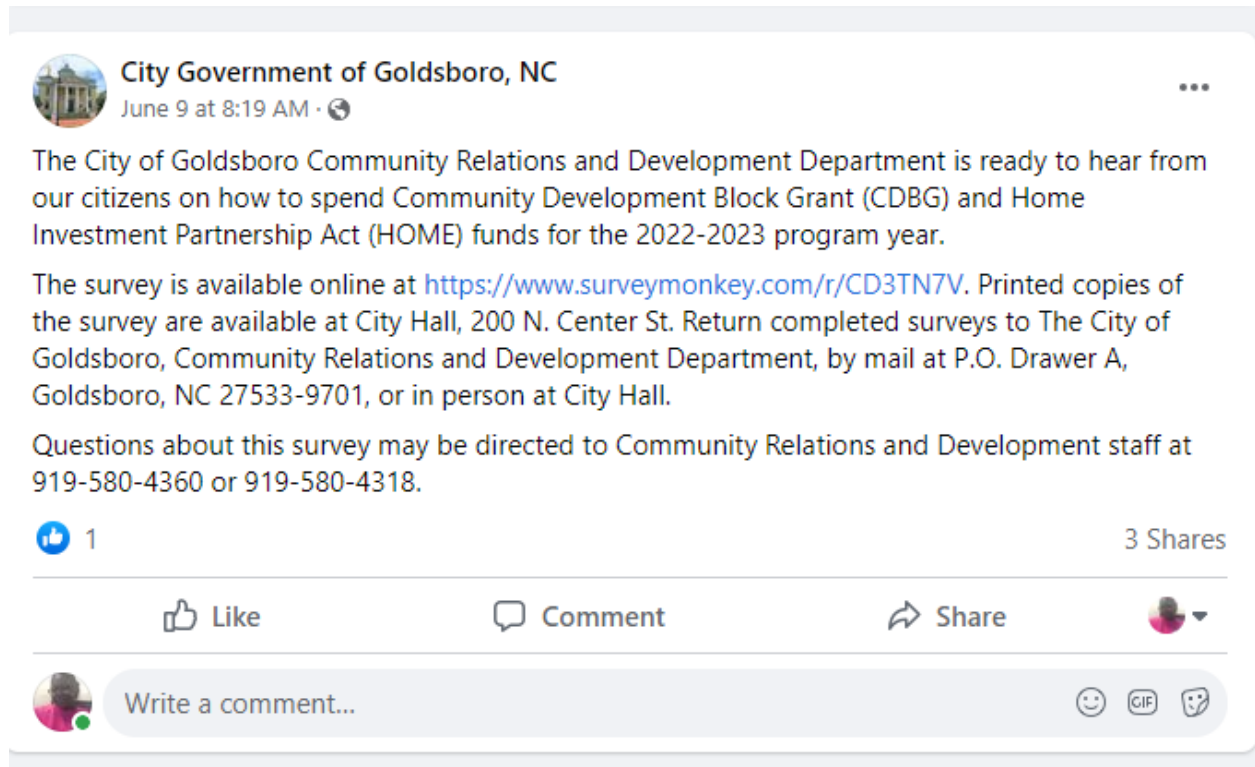
Questions about this survey may be directed to Community Relations and Development staff at 919-580-4360 or 919-580-4318.

**City of Goldsboro**  
200 North Center Street  
PO Drawer A  
Goldsboro, NC 27530  
919-580-4362









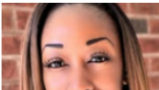
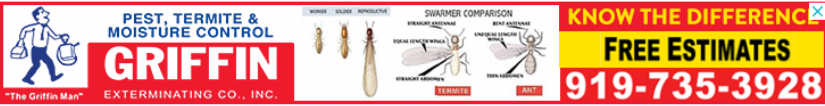
**Community Needs Assessment Survey on City of Goldsboro Website  
(posted June 8, 2022)**

## 2022 Annual Action Plan Public Notices



**Community Needs Assessment Survey on City of Goldsboro Facebook Page  
(posted June 9, 2022)**

## 2022 Annual Action Plan Public Notices

	<b>Goldsboro Water Customers Asked To Conserve</b> June 27, 2022 Bryce Wilson		<b>Sheila Carol Braswell Suggs</b> June 29, 2022 Shaun Johnson	 <b>2022-2023</b> <b>Community Needs Assessment Survey</b> Community Development Block Grant (CDBG) and Home Investment Partnership Act (HOME) funds Your Input is Needed How Can We Help?
	<b>NCDOT Removing Lane Closures For Independence Day Travel</b> June 27, 2022 Bryce Wilson		<b>Pauline Peacock White</b> June 28, 2022 Shaun Johnson	
	<b>Councilwoman Matthews Holds Listening Tour Today</b> June 25, 2022 Bryce Wilson		<b>Arlisha "Ashley" Bass</b> June 28, 2022 Shaun Johnson	
				

**CONTACT US**  
 GoldsboroDailyNews.com  
 2581 US Highway 70 West  
 Goldsboro NC, 27530  
 Phone: 919-736-1150  
 Fax: 919-736-3876  
 Office Hours:

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 Wayne County's FREE Local News  
 GoldsboroDailyNews.com  
 A Division Of CMG Goldsboro  
 EEO | Employment | FCC Applications

**Community Needs Assessment Survey on Goldsboro Daily News for 30 days  
(posted June 14, 2022)**

## 2022 Annual Action Plan Public Notices



North Carolina

200 North Center Street, 27530

P 919.580.4362

### NOTICE

#### OFFICE OF THE CITY CLERK GOLDSBORO, NORTH CAROLINA

The regular meeting of the Commission on Community Relations and Development scheduled for Tuesday, June 14, 2022, has been rescheduled to Tuesday, June 21, 2022.

As a recipient of funds from the U.S. Department of Housing and Urban Development (HUD), the City of Goldsboro Community Relations Department will hold a public meeting to receive public input on Tuesday, June 21, 2022 at 6:00 p.m. before the Commission on Community Relations and Development.

The public is invited to provide input on housing and non-housing needs in the City of Goldsboro for the FY22-23 Annual Action Plan (AAP). The purpose of this public meeting will be to meet with interested parties who wish to make recommendations for eligible activities for the City of Goldsboro's FY22-23 Annual Action Plan (AAP). The Annual Action Plan outlines projects the City will undertake with its annual allocation of Community Development Block Grant (CDBG) and Home Investment Partnership Act (HOME) funds from HUD.

This the 7<sup>th</sup> day of June, 2022.

  
Laura Getz, MMC/NCCMC  
City Clerk

Public Meeting Notice on City of Goldsboro Website  
(posted June 7, 2022)

## **2022 Annual Action Plan Public Notices**



### **Commission on Community Relations and Development**

June 21, 2022

6:00 pm

#### **AGENDA**

- I. CALL TO ORDER – Vice-Chair
- II. Invocation - Volunteer
- III. Roll Call – Staff Liaison
- IV. Old Business
  - A. Approval of meeting minutes (April, 12 2022)
- V. New Business
  - A. FY2022-2023 Annual Action Plan Public Meeting
- VI. Announcements & Adjournment – Chair

**Next Meeting:  
July 12, 2022**

**Public Meeting held during the regular meeting of the  
Commission on Community Relations and Development  
(held June 21, 2022)**

## 2022 Annual Action Plan Public Notices



Commission on Community Relations and Development  
2022 Annual Action Plan Public Meeting  
June 21, 2022  
6 pm-8 pm

**\*VISITORS-PLEASE SIGN IN\***

NAME	NAME
1. THOMAS Rice MLFlinc	10.
2. Alecia Amoo	11.
3. Matt Whittle	12.
4. Brandi Matthews	13.
5.	14.
6.	15.
7.	16.
8.	17.
9.	18.

## 2022 Annual Action Plan Public Notices

Attendees / *Indicates Speaker
*Thomas Rice – MLFL, Inc.
Alecia Amoo – Legal Aid of N.C.
*Matthew Whittle – Habitat for Humanity
*Brandi Matthews – District 4 resident

Speaker 1 (Thomas Rice): Shared about his nonprofit MLFL, Inc. and the Restoration of Hope Village for homeless veterans. He shared that he wants to offer a safe haven for the homeless population and is asking for help to make Goldsboro better. He shared that he engages homeless citizens at the local soup kitchen, homeless camps/tent cities, and by way of street outreach.

Speaker 2 (Brandi Matthew): Encouraged the CCRD to conduct more outreach to ensure all citizens have an opportunity for their voices to be heard.

Speaker 3 (Matthew Whittle): Shared the background and work of Habitat for Humanity. He further discussed the need for more housing rehabilitation and more funds going towards the Down Payment Assistance program by reducing the current \$20,000 per applicant, to \$10,000 so that more individuals can be served. Mr. Whittle shared that he is planning to propose to City Council the need for an Affordable Housing Commission and Affordable Housing Strategic Plan. He shared that the Affordable Housing Commission could work alongside of the CCRD and the City's Planning Department. Lastly, he offered to share the Community Needs survey.

**Public Meeting held during the regular meeting of the  
Commission on Community Relations and Development  
Public Comments  
(held June 21, 2022)**

## 2022 Annual Action Plan Public Notices



Public Hearing & 30-day Draft Review/Public Comment Notice in Goldsboro News-Argus  
(published June 29, 2022)



# 2022 Annual Action Plan Public Notices

The city of Goldsboro is home of Seymour Johnson Air Force Base and the best barbecue in Eastern North Carolina. Goldsboro is a destination with rich history and heritage which captivates visitors and residents alike.

## Helpful Links



New to Goldsboro



FAQ's



Who to Contact



Citizen Request Form

## NOTICE TO PUBLIC

### CITY OF GOLDSBORO

#### 2022-2023 ANNUAL ACTION PLAN HOUSING AND NON-HOUSING NEEDS PUBLIC HEARING AND NOTICE OF DRAFT PLAN FOR REVIEW

The public is invited to provide input on housing and non-housing needs in the city of Goldsboro for the FY2022-2023 Annual Action Plan (AAP). The purpose of this public hearing will be to hear from citizens who wish to make recommendations for eligible activities for the City of Goldsboro's FY2022-2023 Annual Action Plan (AAP). The Annual Action Plan outlines projects the City will undertake with its annual allocation of Community Development Block Grant (CDBG) and Home Investment Partnership Act (HOME) funds from HUD.

**Date of Public Hearing: Monday, July 11, 2022**

**Time: 7:00 pm during the regular meeting of Goldsboro City Council**

**Location: Council Chambers at City Hall, 214 N. Center Street, Goldsboro, NC 27530**

The City of Goldsboro's draft of the Annual Action Plan will be made available for public review and written comment from June 29, 2022 through July 28, 2022 at 5:00 pm. Copies will be placed at public access sites such as the desk of the City Receptionist and the office of the City Clerk, both at the City Hall Addition, 200 North Center Street, the Wayne County Public Library, 1001 East Ash Street, the Goldsboro Housing Authority, 1729 Edgerton Street, and on the City's website at [www.goldsboronc.gov](http://www.goldsboronc.gov).

The City of Goldsboro places strong emphasis on utilizing citizen participation to develop its final version of the Annual Action Plan, which will allow the citizens, community partners, and the City to create a unified comprehensive strategy for meeting the housing and/or non-housing needs of Low-to-moderate income persons and families within the City limits.

If you require a language interpreter, please contact the City Manager's Office, City Hall Addition, at least four business days prior to the meeting by calling (919) 580-4330. Anyone who is unable to attend these meetings but would like to receive additional information or provide input toward the 2022-2023 Annual Action Plan may visit the Community Relations and Development Department, 214 North Center Street, Goldsboro, NC, 27530, or email [FDWilliams@goldsboronc.gov](mailto:FDWilliams@goldsboronc.gov). The Community Relations and Development staff can be reached by phone at (919) 580-4360 between the hours of 8 a.m. and 5 p.m., Monday through Friday.



[Annual Action Plan Draft 6-19-22](#)

## Public Hearing & 30-day Draft Review/Public Comment Notice on City of Goldsboro website (posted June 29, 2022)

## 2022 Annual Action Plan Public Notices



City Government of Goldsboro, NC

June 30 at 4:57 PM · 🌐

...

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Visit <https://www.goldsboronc.gov/.../2022-2023-annual-action.../> for more information.



GOLDSBORONC.GOV

### 2022-2023 Annual Action Plan — Notice of Public Hearing and Draft Available for Review

NOTICE TO PUBLIC CITY OF GOLDSBORO 2022-2023 ANNUAL ACTION PLAN HOUSING AND NON-HOUSING NEEDS PUBLIC HEARING AND NOTICE OF DRAFT PLAN FOR REVIEW The public is invited to provide input...



**Public Hearing & 30-day Draft Review/Public Comment Notice on City of Goldsboro Facebook  
(posted June 30, 2022)**

**2022 Annual Action Plan  
Public Notices**

**GOLDSBORO CITY COUNCIL  
REGULAR MEETING AGENDA  
MONDAY, JULY 11, 2022**



*(Please turn off, or silence, all cellphones upon entering the Council Chambers)*

- I. WORK SESSION-5:00 P.M. – COUNCIL CHAMBERS, 214 N. CENTER STREET**
  - 1. ROLL CALL**
  - 2. ADOPTION OF THE AGENDA**
  - 3. OLD BUSINESS**
    - a. Choice Neighborhoods Planning Grant
  - 4. NEW BUSINESS**
    - b. District 6 Applicants Presentations (Applicants will present in alphabetical order.)
    - c. Community Floodprint MOU (NC State Coastal Dynamics Design Lab)
    - d. Planning Department Discussion (Planning)
    - e. TAC Appointment (Mayor)
    - f. Public Comment Period Policy Update (City Clerk)
- II. CALL TO ORDER – 7:00 P.M. – COUNCIL CHAMBERS, 214 N. CENTER STREET**

Invocation (Archbishop Anthony Slater, Tehillah Church Ministries)  
Pledge of Allegiance
- III. ROLL CALL**
- IV. APPROVAL OF MINUTES**
  - A. Minutes of the Work Session and Regular Meeting of June 20, 2022
- V. PRESENTATIONS**
  - B. Annual National Night Out Proclamation
  - C. Park And Recreation Month Proclamation
  - D. Resolution Expressing Appreciation for Services Rendered by Jeffrey T. Beeken as an Employee of the City of Goldsboro for More Than 28 Years
- VI. PUBLIC HEARING**
  - E. Redistricting of Current Electoral Districts (Planning/Poyner-Spruill)
  - F. FY2022-2023 Annual Action Plan and Recommended Budget/Public Hearing (Community Relations)
  - G. Z-14-22 Smith Douglas Homes (CS & R20 to R9) – South side of Ditchbank Rd. between Woodpeck Rd. and S. NC 111 HWY (Planning)
  - H. Z-16-22 Greenleaf Christian Church (GB & R6 to O&I-1) – East side of N. William St. located north of Orange St. (Planning)
  - I. SU-6-22 Indoor Playground – South side of Wayne Memorial Drive, between E. Lockhaven Drive and E. US 70 Hwy (Planning)
- VII. PUBLIC COMMENT PERIOD**
- VIII. CONSENT AGENDA ITEMS**
  - J. Resolution Authorizing the City Manager to Sign a Contract with Atlantic Coast Fire Trucks (ACFT) to Purchase a 2023 Smeal Rear Mount 75' Aerial Truck (Fire)
  - K. DLCM Loves the 919 Community Fun Day – Temporary Street Closure (Police)
  - L. Heart of Fun Anniversary – Temporary Street Closure (Police)
  - M. Accept or Reject Initial Bid and Authorize Finance to Advertise for Upset Bids for 1004 Ivy Street to Janice Johnson (Finance)

## 2022 Annual Action Plan Public Notices

Public Hearing Speakers
Charles Wright
Thomas Rice

Mayor Ham opened the public hearing. The following people spoke:

1. Charles Wright shared comments regarding the home rehabilitation part of the plan, and recommended consideration of the Urgent Repair Grant Program, which was not awarded in 2022. He recommended that money left over could go toward urgent repair. He also suggested the city look at the Essential Single Family Grant.
2. Thomas Rice spoke on behalf of the homeless situation. He also shared information about Restoration Village and asked about presenting their plan to Council.

No one else spoke and the public hearing was closed.

**Public Hearing held during the regular meeting of the  
Goldsboro City Council  
Public Comments  
(held July 11, 2022)**

**2022 Annual Action Plan  
30-day Public Comment Period**

The draft 2022 Annual Action Plan was physically placed in the following locations:

<b>Location 1</b>	<b>City Hall / Front Lobby</b>
<b>Location 2</b>	<b>City Hall / Mayor &amp; City Manager's Office</b>
<b>Location 3</b>	<b>City Hall / Community Relations Department</b>
<b>Location 4</b>	<b>Wayne County Public Library</b>
<b>Location 5</b>	<b>Housing Authority of the City of Goldsboro</b>

No written comments were received.