



City of Harrisonburg, Virginia

Office of the City Manager

409 South Main Street
Harrisonburg, VA 22802
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Kurt D. Hodgen
City Manager

TO: Kurt Hodgen, City Manager
FROM: Kristin McCombe, Grant Compliance Officer
DATE: September 27, 2016
RE: Assessment of Fair Housing (AFH) Public Hearing

Summary: The primary purpose of this JOINT Public Hearing is to present the final AFH to City Council and the HRHA Board of Commissioners for consideration of approval.

Background: The Assessment of Fair Housing (AFH) is a legal requirement that both the City and HRHA must complete in order to continue receiving federal housing and community development funding from the U.S. Dept. of Housing & Urban Development (HUD). Specifically, the AFH is an analysis undertaken pursuant to 24 CFR Part 5.154 that includes an analysis of fair housing data, an assessment of fair housing issues and contributing factors, and an identification of fair housing priorities and goals specific to Harrisonburg. Examples of fair housing issues include regional demographics, segregation, racially and ethnically concentrated areas of poverty, access to opportunity, disproportionate housing need, publicly supported housing, access to persons with disabilities, and fair housing enforcement and outreach capacity.

Key Issues: This document will inform the creation of the Community Development Block Grant (CDBG), Five Year Consolidated Plan and Annual Action Plans. The CDBG and HRHA will be required to fulfill the goals set forth in the AFH document. Some minor changes have been made throughout the document since August 9th. In particular, the wording of several goals has been adjusted to more accurately describe the expectations of staff as they execute the goals over the next five years.

Environmental Impact: N/A

Fiscal Impact: Some of the AFH's goals for the city and HRHA could result in shifts in CDBG allocation spending. The AFH also proposes actions to address fair housing that may result in incentivizing housing development projects that include fair housing units.

Prior Actions:

- From June 8-10, city staff and M&L conducted a series of stakeholder interviews to learn about fair housing issues facing the city.
- A Public Hearing was held on June 9th. There was no attendance at this meeting.
- An online survey was posted on the City's website through July 4th to solicit input from citizens and stakeholders.
- A public hearing was held on August 9th, followed by a 45 day public comment period.



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Alternatives:

- (a) Approve the AFH document
- (b) Do not approve the document. This will result in timeliness issues for the HRHA, as well as the CDBG programs as deadlines approach for the 5 year consolidated plan and 2017 Action Plan, both of which depend upon on this document.

Community Engagement: See *Prior Actions* above.

Recommendation: Staff recommends that Council Adopt the AFH.

Attachments: DNR Display Notice
2016 Assessment of Fair Housing

Review:

The initiating Department Director will place in Legistar, in sequence of transmittal, the names of each department that must initial their review in order for this item to be placed on the City Council agenda. The completion of review only addresses the readiness of the issue for Council consideration. This does not address the recommendation for approval or denial of the issue.

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