



## **Expanding Homeownership City of Harrisonburg**

Update on the Authority's  
homeownership initiative, discuss  
potential partnership with the City  
on the development of a blight  
removal and employee  
homeownership assistance program

Harrisonburg Redevelopment and  
Housing Authority

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# Background

- Homeownership rates continue to decrease in the City of Harrisonburg -2016 Census 36.1%
- Increasing homeownership is a goal within the City's and Authority's Affirmative Furthering Fair Housing, City's Consolidated and Comprehensive plan and the Authority's 5 Year and Annual plan
- Homeownership stabilizes and revitalizes neighborhoods, encourages community investment, and increases civic engagement

# Background

- Morgantown, WV
  - Address neighborhood deterioration, partnership with City, Authority, and University to develop a homeownership program and employee homebuyers assistance program to assist in purchase of homes for homeownership verses rental
- Charlottesville, VA
  - Establish a housing trust fund to assist in addressing affordable housing(rental and homeownership).
- Lynchburg, VA
  - Developed a blight removal program in 1999, the City and LRHA has acquire 27 blighted properties and dealt with 136 blighted properties successfully

# Background

- Key Findings: FUTURE OF HOUSING
- In a high-growth, highly competitive future, Virginia may need to add more than 700,000 housing units by 2030.
- State and local governments will increasingly need to partner with private enterprise and NGOs to carry out programs and functions formerly administered by the federal government.
- Proactive, decisive planning and policy that offsets federal devolution will make Virginia housing programs a competitive advantage.

# Expanding Homeownership

- HRHA's Strategic Plan
  - Initiate a down payment and closing cost assistance program for low income households and members of the protected classes-November 2017 Board of Commissioners approved a budget allocation of \$75,000 to “jump start” the program
  - Initial program will target six(6) participants in the Family Self Sufficiency program
  - HRHA will apply for grants to expand program to additional participants
  - HRHA will partner with other agencies to create a homeownership center

# Expanding Homeownership

- Partnership Opportunities with the City
  - Development of a blight removal program in which the City will identify blighted properties and the Authority will work to “clear” the properties for affordable homeownership or affordable rental
  - Creation of a employee assistance homeownership program for city staff. Program would consist of closing cost and down payment assistance. HRHA will coordinate the program and City will assist in identifying participants and resources to sponsor city participants
  - Request Council approval/authorization to work with City staff to develop the above programs for Council consideration of approval