

**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date:	September 16, 2024
Action Required:	Resolution
Presenter:	Antoine Williams, Housing Program Manager
Staff Contacts:	Alexander Ikefuna, Director, Office of Community Solutions Antoine Williams, Housing Program Manager
Title:	Resolution to approve the Seventh Amended Grant Agreement, Charlottesville Supplemental Rental Assistance Program (2nd reading)

Background

On June 19, 2017, the City Council approved the creation of the Charlottesville Supplemental Rental Assistance Program (CSRAP). The Grant Agreement between the City and the Charlottesville Redevelopment and Housing Authority (CRHA) was executed in January 2018, with the first voucher issued in April 2018.

To date, the City Council has approved a total funding of \$5,295,000 for CSRAP, distributed across various fiscal years. This includes a contribution of \$900,000 for FY23-24. Additionally, the City Council has committed \$900,000 annually from FY25 through FY29, totaling \$4,500,000 from the Capital Improvement Program (CIP).

As part of the City's CIP housing investment portfolio, this ongoing commitment ensures that the program can scale and adjust to meet the community's needs, with specific funding allocations reviewed and adjusted each year, generally between July and August. For this current iteration of CSRAP, there are no substantial changes as part of the CSRAP seventh amendment.

Discussion

The Charlottesville Supplemental Rental Assistance Program (CSRAP) continues to play a critical role in providing housing assistance to the city's most vulnerable residents. Since its inception in 2017, CSRAP has helped hundreds of households secure stable housing, operating in tandem with the federal Housing Choice Voucher Program but funded and managed locally by the City of Charlottesville through the Charlottesville Redevelopment and Housing Authority (CRHA).

Program Performance and Impact

From FY19 through FY24, the program has demonstrated consistent growth in participant numbers and effectiveness. The most recent analysis indicates that, despite a slight decrease in the total number of participants in FY24 due to the successful transition of several households to self-

sufficiency, the program has overall achieved its goals of stabilizing housing for low-income residents (CRHA, 2024).

- **Participant Growth:** Over the evaluation period, the program supported a diverse range of participants, with notable increases in the number of referrals and successful housing outcomes. FY24 saw a total of 61 participants, reflecting a natural exit of individuals who have achieved self-sufficiency (CRHA, 2024).
 - **FY21:** 67 participants
 - **FY22:** 69 participants (3% increase from FY21)
 - **FY23:** 75 participants (8.7% increase from FY22)
 - **FY24:** 61 participants (reflecting successful exits due to self-sufficiency)
- **Referral and Engagement:** The program's referral network includes key partners such as the Department of Social Services, CRHA's Housing Choice Voucher (HCV) Wait List, and local self-sufficiency programs. These partnerships have been instrumental in identifying and supporting eligible households, with the referral process showing increased efficiency and reach over the years (CRHA, 2024).
 - **CRHA HCV Wait List:** Referrals increased from 120 in FY21 to 250 in FY23.
 - **Department of Social Services:** Consistently provided 63-73 referrals each year.
 - **PVCC Self-Sufficiency Program:** Maintained a steady referral rate of 17-20 participants annually.
- **Focus on Self-Sufficiency:** CSRAP has been successful in moving participants towards long-term self-sufficiency. Data indicates that the number of participants achieving self-sufficiency increased steadily from FY21 to FY23, underscoring the program's effectiveness in fostering independence (CRHA, 2024).
 - **PVCC Self-Sufficiency Program:** Helped 20 participants achieve self-sufficiency each year from FY21 to FY23.
 - **Department of Social Services:** Maintained 7 participants achieving self-sufficiency annually.
 - **CRHA HCV Wait List:** Improved from 1 self-sufficient participant in FY21 to 8 in FY23.
 - **Overall:** Total self-sufficient participants grew from 32 in FY21 to 37 in FY23.

Proposed Changes Under Evaluation

These changes are not yet finalized but are being carefully considered based on the program's performance data from FY19 to FY24:

1. **Self-Sufficiency Emphasis:** One area under evaluation is the continued focus on helping participants achieve long-term self-sufficiency. This includes targeted support for previously homeless individuals, aiming to increase successful program exits (CRHA, 2024).
2. **Strengthening Referral Networks:** The program is also considering ways to enhance partnerships with key referral sources, such as the CRHA HCV Wait List and the Department of Social Services. These enhancements aim to ensure that the program can identify and assist more eligible households (CRHA, 2024).

3. **Enhanced Use of Technology:** Another potential change under review involves expanding the use of Yardi Voyager. This system could further improve program management by streamlining reporting, communication, and decision-making processes (CRHA, 2024).
4. **Program Adaptation and Expansion:** The program is evaluating strategies for expanding its reach and adapting to the needs of underserved populations. Although FY24 saw a slight decrease in participants due to successful exits, there is ongoing consideration of how to broaden the program's impact (CRHA, 2024).

Alignment with City Council's Vision and Strategic Plan

The Charlottesville Supplemental Rental Assistance Program (CSRAP) directly supports the City's Strategic Outcome Areas of Housing and Partnerships. This program is integral to the City's efforts to provide safe, affordable housing options to its most vulnerable families. Furthermore, the program aligns with the objectives outlined in the City's Affordable Housing Plan (2021) and the Comprehensive Plan (2018 Update), both of which emphasize the importance of housing equity and collaborative partnerships in addressing community needs.

Community Engagement

The CRHA staff has reviewed the amendments to the Grant Agreement, ensuring alignment with community goals and feedback received from program participants and partners.

Budgetary Impact

This request does not require additional funding from the City budget. As part of the CIP, these funds are already planned and accounted for in the City's budget process. Each year, the planned amount for CSRAP is typically approved as part of the overall budget process, with specific allocations reviewed and adjusted between July and August of the applicable budget year.

Recommendation

Staff recommends that the City Council approve the attached Resolution for the Seventh Amended Grant Agreement.

Alternatives

City Council could choose not to approve this Resolution which may effectively end this program and/or negatively affect the provision of housing assistance currently providing relief for some of our most vulnerable families.

Attachments

1. CRHA 2024 CSRAP Program Analysis
2. Seventh Amendedment to CSRAP Grant Agreement
3. Executed First Aggreement FY2018-2019
4. Resolution