

Homeownership

1.1 Increase number of homeownership units that are permanently affordable in Carrboro to households earning 60%-115% AMI. Homeownership goal: 85 affordable ownership homes by 2024. In July 2021, there were 75 affordable homeownership units (data updated yearly).

1.3 Decrease barriers to first-time homeownership and to homeownership retention, particularly among seniors.

1.3 A2. Grants for critical home repairs, energy efficiency, upfits to accommodate changing mobility, etc.

3.6 Reduce utility costs

3.7 Acquisition of land/property

Partner/Project	# Units	Project Type	Location	Goal/ Strategy #	Status
Habitat for Humanity	4	New Construction	Cobb Street/ Northside	1.1 1.3	In Progress. Closings expected by Summer 2022.
Rebuilding Together of the Triangle and Hope Renovations	4	Preservation	Carrboro, incl. Lincoln Park	1.3 A2. 3.6	In Progress. Repairs complete by Summer 2022.
Energy Efficiency Loan Fund	N/A	Preservation	Carrboro	1.3 A2. 3.6	In Progress. Environmental Sustainability Coordinator and Economic Development Director have assessed the program guidelines. A draft plan for residential use is anticipated in Summer 2022.
Rogers Road Sewer Connection Assistance	3	Preservation	Rogers Road community	3.6	In Progress. Revised interlocal agreement extended timeline for funding to 6/30/2025. New resident connection in progress.
Employee Assisted Housing	N/A	N/A	Carrboro	1.3	Conducted research on national EAH programs and created housing questions for a survey for Town employees. Survey closes 5/27.
Manufactured Home Park Preservation/ Displacement Prevention	39	Preservation/ Acquisition	Pine Grove/Old Fayetteville Rd.	3.7	In Progress. Exploration of future use ongoing between owner and nonprofit providers.

Rental Housing

Goal 2.1 Increase number of rental units that are permanently affordable to individuals and families earning less than 60% of AMI. Rental Goal = 470 affordable units by 2024. As of July 2021, there were 379 rental units added or preserved (data updated yearly).

2.4 Reduce erosion of rental housing quality and affordability.

2.5 Examine the current marketplace for mobile and modular homes

3.1 Concerted Land Use Planning

3.7 Acquisition of land/property

Partner/Project	# Units	Project Type	Location	Goal/ Strategy #	Status
CASA	24	New construction	Perry Place/Merritt Mill	2.1	In Progress. Site preparation underway. Expected in-service date Dec. 2023.
EMPOWERment, Inc.	1	Acquisition	White Oak/Fidelity Street	2.1 3.7	In Progress. Closing anticipated July 2022.
Alliance of Aids Services - Carolina	7	Preservation	North Greensboro Street	2.4	In Progress. Final inspections. Expected in-service date, Summer 2022.
Pee Wee Homes	3	New construction	Hill Street	3.1	In Progress. Town conveyance of Hill Street lot completed.
Emergency Housing Assistance - CDBG-CV	152 households	Preservation	Carrboro	2.4	In Progress. May invoicing is anticipated to close out the \$900,000 grant.
Landlord Outreach	N/A	Preservation	Carrboro	2.4	Ongoing. Working closely with County Housing Access Coordinator.
Tenant Education & Assistance	N/A	Preservation	Carrboro	2.4	In Progress. Staff working on a revised document to present to AHAC.
Manufactured Home Preservation & Displacement Prevention	N/A	Preservation	Carrboro	2.5	Complete. Regional strategy endorsed by the Towns and will be considered by BOCC on May 24.

Overarching Priorities

- 1.1** Increase number of homeownership units that are permanently affordable in Carrboro.
- 1.3** Decrease barriers to first-time homeownership and to homeownership retention, particularly among seniors.
- 2.1** Increase number of rental units that are permanently affordable to individuals and families earning less than 60% of AMI.
- 2.4** Reduce erosion of rental housing quality and affordability
- 3.1** Concerted Land Use Planning/small land use plan for three high priority/high potential areas.
- 3.1 B.** Consider the current planning processes that are underway and share coordination and overlap.
- 3.2** Improve opportunities for developers and potential partners to identify affordability in a project.
- 3.2 A.** Include members of OCAHC in initial development review to encourage creative solutions/opportunities for affordable housing to be integrated into projects, and/or identify best opportunities to secure payment-in-lieu.
- 3.5** Provide greater incentives for developers to include affordable housing in their projects

Partner/Project	# Units	Project Type	Location	Goal/ Strategy #	Status
Comprehensive Plan	N/A	Plan	Carrboro	3.1 3.2 3.5	In Progress. AHAC and staff comments incorporated into document. Council will consider adoption in June.
Town Owned Land for Affordable Housing	N/A	Strategy	Carrboro	1.1 1.3 2.1 3.1	In Progress. Strategy approved by Town Council on February 8th. Staff developed a new informational webpage. RFQ for professional site assessment drafted and being reviewed by staff before release.
Use of ARPA funds for Affordable Housing and Human Services	N/A	Plan	Carrboro	1.1 1.3 2.1 2.4	In Progress. Community Survey complete. Results presented to Town Council. Discussion on May 24th agenda.
Budget Development—Homelessness	N/A	N/A	Carrboro	1.3	Updated MOU with OCPEH in development. Additional funding requests with ARPA consideration.
Racial Equity Assessments	N/A	N/A	Carrboro	N/A	Beginning use of the assessment lens on the AHSRF grant process.

Collaborations & Partnerships - Advancing the Town's Affordable Housing Goals & Strategies

1. Increase number of homeownership units that are permanently affordable in Carrboro. 2024 goal is to have 85 affordable ownership homes.
2. Increase number of rental units that are permanently affordable to individuals and families earning less than 60% of AMI.
3. Overarching Priorities

Partner/Project	Updates
<u>Orange County Affordable Housing Coalition</u> , including Development Review and Manufactured Home subcommittees	Advise Coalition of upcoming development projects and opportunities. Hogan Ridge concept plan and continued Pine Grove updates shared. Developed a survey for MHP residents.
<u>Orange County Local Government Affordable Housing Collaborative</u>	HOME award recommendations complete. Funding recommendations and Annual Action Plan to go before Town Council in June. Looking to develop a regional housing plan.
<u>Orange County Home Preservation Coalition</u>	Updated application review and assessment. New user-friendly database. Continues to serve as the central body for repair and rehab for low income homeowners.
<u>Triangle J Council of Governments</u>	This group has not convened since the height of the pandemic. Will remove from the next report and add back in if meetings start back up.
<u>Carrboro Affordable Housing Advisory Commission (AHAC)</u>	Funding recommendations, informed Tenant Education and Assistance document, MHP strategy, Town Owned Land process, received presentations from IFC and OCPEH, reviewed two concept plans. Beginning to use the Racial Equity Assessment Tool to analyze the AHSRF application process.
<u>Orange County Master Aging Plan Housing Workgroup</u>	New 5-year plan drafting underway. Centering racial equity in the Plan.
<u>Northside Neighborhood Initiative</u>	Continued advocacy for affordable housing in the Northside and Lloyd-Broad communities. Beginning planning for GNI event.
<u>Orange County Partnership to End Homelessness</u> , including Leadership and Project Review committees	Updated Gaps Analysis. Reviewed performance standards and performance data for ESG and CoC funded programs. Continuing racial equity work.
<u>Big Bold Ideas</u> Committee on Affordable Housing	Continued participation to provide updates on the strategies and tactics to reach the regional goal of 1,500 additional units.
Community Outreach	Carrboro Day, May 1st. Town staff engaged with the public on local housing issues.