

EXECUTIVE SUMMARY
YORK COUNTY ANNUAL ACTION PLAN
PERIOD: July 1, 2023 thru June 30, 2024

York County's Consolidated Plan is a comprehensive five (5) year plan (2020-2024) that identifies the needs of low and moderate income persons, as well as established objectives and outcomes for the County, and presents a strategy to address those needs and objectives. Within the Plan, long-term housing and community development goals and objectives, which focus on developing viable communities throughout the County, are established. The Plan also identifies an array of programs, agencies, and financial resources that are available to assist in meeting the established goals.

The County must supplement the Consolidated Plan with an *Annual Action Plan*. The purpose of the Annual Action Plan is to prioritize goals for the ensuing year in an effort to address the objectives and outcomes outlined in the Consolidated Plan. The Annual Action Plan sets forth the specific projects and activities that will be undertaken in a given year to progress toward meeting identified needs, goals, and objectives.

Each year, upon Congressional approval, the U.S. Department of Housing and Urban Development (HUD) allocates housing and community development funds to York County through three (3) entitlement grant programs. These entitlement programs include the Community Development Block Grant (CDBG) Program, the HOME Investment Partnership Act (HOME) Program, and the Emergency Solutions Grant (ESG) Program. The funds are administered by the York County Planning Commission, Housing, Community Development, and Programs Management and Compliance Divisions, under the direction of the County Commissioners.

For Program Year 2023, the County of York will receive \$2,269,467 in CDBG funds, \$954,830 in HOME funds, \$953,807 in Continuum of Care (CoC) funds, and \$195,584 in ESG funds for a grant total of \$4,373,688 in HUD funding. The proposed use of funds is summarized on the following pages, and it is expected that 90% of the activities will benefit low/mod income persons.

I. FINANCIAL RESOURCES: (Estimated)

A. CDBG Entitlement	\$	2,269,467
B. CDBG Revolving Fund	\$	200,000
C. CDBG Program Income	\$	<u>1,000</u>
Subtotal A. - C.	\$	2,470,467
D. HOME Entitlement	\$	954,830
E. Affordable Housing Trust Fund (local)	\$	200,000
F. ESG Entitlement	\$	195,584
G. Continuum of Care	\$	953,807
H. Weatherization	\$	<u>2,000,000</u>
Subtotal D. – H.	\$	4,304,221
GRAND TOTAL	\$	6,774,688

A. CDBG PROGRAM ACTIVITIES:

A. Program Administration (16%)		\$410,000
1. Program Administration (Personnel & Operating)	\$380,000	
2. Jewish Community Center – Diversity Education	\$30,000	
B. Housing Assistance Program (39%)		\$959,467
1. *Home Improvement Program (Loan Program)	\$100,000	
2. Home Improvement Program (Grant Program)	\$80,000	
3. YCPC Housing Project Delivery (Personnel & Op.)	\$350,000	
4. YCPC HOME Program Housing Development Assist.	\$50,000	
5. YCPC – HOME Program YHAP Delivery	\$20,000	
6. Tenfold – HOME Program YHAP Delivery	\$25,000	
7. *Affordable Housing Development Rehabilitation /Preservation	\$319,467	
8. YCPC Affordable Housing Development Rehab Delivery	\$15,000	
C. Public Services (8%)		\$202,256
1. Bell Socialization Services – Next Door RA Outreach	\$58,756	
2. Mason Dixon Community Services – Delta Center ES	\$32,000	
3. Tenfold – Housing Counseling	\$21,500	
4. YMCA of the Roses – SCS Emergency Services	\$20,000	
5. CASA Services to the Latino Community	\$50,000	
6. York County Literacy Council – Adult Learner Services	\$20,000	
D. Public Facility & Infrastructure Improvements (43%)		\$858,744
1. CASA – York Welcome Center Renovations	\$107,744	

2. Dallastown Boro – W. Chestnut St. Stormwater Basin/Pipe Improvement	\$40,000	
3. Dover Twp. – Poplars Rd. Culvert Replacement	\$55,000	
4. Dover Twp. – George St. Guiderail Replacement	\$37,000	
5. E. Manchester Twp. – Saginaw Storm Drainage Improvement	\$100,000	
6. Hanover Boro – Doss Alley Green St. Conversion (Frederick south to alley)	\$245,000	
7. Manchester Boro – ADA Curbs Main St.	\$100,000	
8. Penn-Mar Human Services – ADA Improvements to Group Housing for Disabled Adults	\$17,000	
9. West York Boro – Hoke Run Drainage Area Improvements on Highland Ave.	\$100,000	
10. Windsor Boro – E. High St. Curb, Sidewalk, Storm Sewer Improvements (Dietz Rd. to Laucks Memorial Park) (with 2021 and 2022 funding)	\$57,000	
E. Planning (2%)		\$40,000
1. West York Boro – Parks Master Plan	\$20,000	
2. YCPC – York County Comprehensive Plan Update	\$20,000	
<i>*The County estimates that it will receive \$1,000 in program income and \$200,000 in Revolving Funds from the repayment of Home Improvement Program loans that will be used for housing rehabilitation activities and program administration.</i>	CDBG TOTAL	\$2,470,467

The following “**Short List**” activities, as set forth in the 2021 – 2023 Three Year Funding Component of the County’s Consolidated Plan, will be considered as CDBG funding allows:

Municipality	Public Facility and Infrastructure
Franklintown Borough	Phase 2 Long Ave. Roadway Improvements
Seven Valleys Borough	East St. Roadway Improvements
Windsor Borough	W. Main St. Curb/Sidewalk
Wrightsville Borough	N. 4 th St. Curb/Sidewalk/Stormwater/Street Imp.
Yoe Borough	Main St. Curb/Sidewalk/Stormwater Improvements

B. HOME PROGRAM & AFFORDABLE HOUSING TRUST FUND ACTIVITIES:

HOME project applications are solicited from non-profit and for-profit developers for the preservation, rehabilitation, and new construction of affordable housing units and are submitted to the York County Loan Committee and York County Commissioners for review and approval. The County will utilize prior and current

year allocations to fund the following affordable housing development activities with HOME funding in Program Year 2023:

1. **Princess Street Apartments – West York Borough:** This property, a former furniture warehouse, was originally supported with County funds to create a twenty-eight (28) unit affordable rental housing community in 1992. Mission First Housing Development Corporation will collaborate and provide financial support to substantially rehabilitate the project, preserving the existing affordable housing opportunity for low-to-moderate income families and individuals in York County. HOME Investment Program funds have been awarded at **\$1,183,424**.
2. **Lombard Commons – Dallastown Borough:** The proposed affordable housing project in Dallastown Borough successfully received Low Income Housing Tax Credits. Lombard Commons will offer forty-three (43) one and two-bedroom garden style rental units within one (1) three-story, elevator served building and provide affordable housing opportunities for senior households ages 62 and older. The project will include a campus setting, with a potential ride-share program being established by the developer for easy access to and from retail, restaurants, and services. Residents will have access to a community room, laundry, computer area, and on-site management/maintenance along with an extensive support service program provided through a partnership with the York County Community Foundation, through their Embracing Aging (EA) initiative and the Developer's service provider, American Health Care Group. Anticipated construction commencement is slated for the second quarter of 2023. HOME Investment Program funds have been awarded at **\$800,000**.

HOME Community Housing Development Organization (CHDO) Operating Activities:

1. **CONE – Creating Opportunities in Neighborhood Environments:** The local Community Housing Development Organization (CHDO) will receive, from the County of York, a HOME Program CHDO Operating Assistance Grant for **\$25,000**. The grant funds will be used for administration activities related to operating expenses and capacity building of the organization to assist the

continued development of the organization’s CHDO status and promote capacity building for affordable housing production.

2. **YADC - York Area Development Corporation - Affordable Housing Advocates:** The local Community Housing Development Organization (CHDO) will receive, from the County of York, a HOME Program CHDO Operating Assistance Grant for **\$50,000**. The grant funds will be used for administration activities related to operating expenses and the training of the organization’s newly hired Director of Development, along with the additional CHDO staff involved in affordable housing production.

HOME Program Administration will also be funded at **\$95,483**, which represents 10% of the PY2023 HOME Program allocation. The County may also continue to fund a First Time Homebuyer Assistance Program with **\$50,000** in HOME funding.

HOME Program*	\$954,830
Affordable Housing Trust Fund (AHTF)	\$200,000
HOME/AHTF Total	<u>\$1,154,830</u>

*15% of HOME funds must be obligated to and spent by a Community Housing Development Organization (CHDO).

C. EMERGENCY SOLUTIONS GRANT (ESG) PROGRAM ACTIVITIES:

ESG funding is awarded by the U.S. Department of Housing and Urban Development (HUD) to fund agencies providing shelter, supportive housing programs, housing assistance, and prevention activities to the homeless and near homeless population. The 2023 Emergency Solutions Grant (ESG) Program has been developed in consultation with the York County Coalition on Homelessness (YCCH) – the York City and County Continuum of Care (CoC) PA-512. The YCCH reviewed and approved goals, action steps, written standards, and an allocation plan for the 2021-2023 Three Year Project/Funding Plan. Based on the ESG award, the following ESG activities were approved for Program Year 2023:

A. Shelter Operations (48%)		\$94,500
1. YMCA of the Roses – Men’s Residence Operations	\$7,500	
2. YWCA of York – ACCESS York Operations	\$22,000	
3. Bell Socialization Services – Shelter Operations	\$65,000	
B. Homeless Prevention (4%)		\$7,805
1. Bell Socialization Services – Next Door Rental Assistance	\$7,805	
C. Rapid Re-Housing (33%)		\$65,195
1. Bell Socialization Services – Next Door RRH Rental Assistance	\$65,195	
D. Street Outreach (12%)		\$22,500
1. Friends & Neighbors Comprehensive Street Outreach	\$22,500	
E. Program Administration (3%)		\$5,584
1. York County Planning Commission – ESG Program Admin.	\$5,584	
	ESG Total	\$195,584

ESG Total **\$195,584**

D. CONTINUUM OF CARE (CoC) PROGRAM ACTIVITIES:

The York County Coalition on Homelessness (YCCH) - York City and County Continuum of Care (CoC) PA-512 - develops and implements York’s 10-Year Plan to end Homelessness by identifying the needs of the homeless and coordinating resources. Being engaged in the CoC allows the County to submit applications to HUD in a competitive process for supportive housing and homeless assistance programs.

The 2022 York City and County CoC PA-512 application for 2023/2024 CoC funding was submitted to HUD. The following CoC projects were submitted by the County, included in the CoC application, and funded by HUD:

1. Homeless Management Information System (HMIS); 1-Year \$ 147,482
2. Coordinated Entry; 1-Year \$ 120,000
3. CoC Rapid Re-Housing (RRH) Rental Assistance Program; 1-Year \$ 76,527

4. CoC RRH Rental Assistance Program for Victims of DV; 1-Year \$ 161,870
5. York CoC RRH for Survivors of DV; 1-Year \$ 201,532
6. York CoC Medium-Term RRH Rental Assistance Program: 1-Year \$ 167,642
7. York City/County Planning Funds; 1-Year \$78,754

CoC Total \$ 953,807

E. WEATHERIZATION PROGRAM:

The York County Weatherization program, administered by YCPC employees and private contractors, proposes to provide standard and crisis weatherization services including furnace modifications, energy saving measures, and health and safety improvements to eligible low/moderate income households of York County. It is expected that participants will see a reduction in their annual energy usage by a minimum of 15 percent per year. Over 300 households will be assisted during the Program Year.

WEATHERIZATION Total \$ 2,000,000

GRAND TOTAL \$ 6,774,688

F. OBJECTIVES AND OUTCOMES:

Within the 2023 York County Annual Action Plan, the County identifies compliance with local housing and community development priority needs and objectives contained in its Consolidated Plan, and in addition, HUD objectives and outcomes established in the CPD Performance Measurement System in accordance with Federal Register Notice dated March 7, 2006. York County expanded upon its own local housing and community development priority needs identified in the Consolidated Plan by implementing the new HUD CPD Performance Measurement System on October 1, 2006. The Consolidated Plan was amended to reflect the new measurement system with the submission and approval of the 2007 York County Annual Action Plan. The proposed projects and activities identified in

the Action Plan shall comply with all local housing and community development priority needs and HUD objectives and outcomes for the CDBG, HOME, and ESG federal entitlement programs administered by York County as outlined in the Consolidated Plan.