

Executive Summary

ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The 2014-2018 Consolidated Plan provides the US Department of Housing and Urban Development (HUD) with information on the City of New Bern's intended uses of HUD's Community Development Block Grant (CDBG) funds. The City allocates the annual funding from the CDBG program to public, private or non-profit parties consistent with HUD program goals and requirements. CDBG program objectives include providing decent housing, creating suitable living environments, and expanding economic opportunities.

Through a review of housing market, community development, homeless needs, and economic development data, the City has developed the strategies for the use of these funds which include efforts to transform the Gateway District, provide roof repair or replacement, support agencies that assist the homeless, and providing public improvements and infrastructure.

The City's Consolidated Plan follows requirements of the U.S. Department of Housing and Urban Development (HUD), and uses HUD's format and data tables required for plans adopted after November 15, 2012. The Consolidated Plan is implemented and updated through annual Action Plans and Consolidated Annual Performance Evaluation Reports (CAPER). The Action Plans establish the priority for projects and funding for the upcoming year. The CAPER report details the results of funded projects during the individual project years.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

The goals and strategies for the City of New Bern's Consolidated Plan:

Housing Rehabilitation - Roof Repair/Replacement

Production of New Affordable Housing Units (for rental and homeownership)

Provide support services for the homeless or persons at risk of homelessness

Economic Development

Neighborhood Stabilization in the Gateway District

Public Improvements and Infrastructure

Development of Permanent Supportive Housing

3. Evaluation of past performance

2014 is the first year for which the City of New Bern is eligible for funding under the CDBG Entitlement Cities program

4. Summary of citizen participation process and consultation process

The Citizen Participation Process included a Needs Assessment Workshop (public meeting) on March 24, 2014 to receive comments from the public about their perceived needs in the community. A Needs Assessment Survey was posted on the City's website, distributed by email to housing and other service providers and to community members, and paper copies of the survey were distributed at various community meetings. A Needs Assessment Workshop was conducted with a focus group of Public Housing residents on April 9, 2014. A Public Hearing was conducted by the City Board of Aldermen on May 13, 2014.

5. Summary of public comments

A summary of the comments from the Needs Assessment Workshops and Needs Assessment Surveys are attached. A summary of the comments from the Public Hearing is also attached.

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments from the Needs Assessment Workshop and surveys were accepted.

7. Summary

The City of New Bern's 2014-2019 Consolidated Plan and 2014 Annual Plan have been prepared to develop a viable urban community by providing decent housing, a suitable living environment, expanded economic opportunities principally for low and moderate-income persons, and programs that will address the needs of homeless and persons at risk for homelessness. An approved Citizen Participation Plan was used to gather public comments through public meetings and a public hearing, and the consultation process and needs assessment surveys provided additional input. Information gathered from the public, a market analysis, and data provided by HUD was used to identify needs, goals and the activities of this Consolidated Plan and Annual Plan.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	NEW BERN	Development Services Department

Table 1 – Responsible Agencies

Narrative

The City of New Bern administers HUD funding under the CDBG Entitlement Cities program. These funds provide for public services for homeless and low- and moderate-income persons, development of low income housing, minor home repair services to low and moderate-income homeowners, improvements to public infrastructure including parks, business loans as well as neighborhood and business community revitalization projects.

Consolidated Plan Public Contact Information

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PR-10 Consultation - 91.100, 91.200(b), 91.215(I)

1. Introduction

The City of New Bern has adopted a Citizen Participation Plan for its Consolidated Plan and Annual Action Plan that identifies when public hearings and other consultations are to take place. This Plan was used in preparing this 2014-2019 Consolidated Plan and 2014 Annual Action Plan. The City of New Bern's Consolidated Plan and Action Plan were also prepared to comply with all the consultation requirements of the CDBG program, including consultation with the North Carolina Balance of State Continuum of Care.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

The City of New Bern is a member of the Neuse-Trent Housing Alliance which is composed of housing providers, health, mental health, and service agencies. The New Bern Housing Authority (NBHA), with the city as the co-applicant, was recently awarded a Choice Neighborhoods Planning Grant. The city will continue to work with the NBHA on this project and will support the Housing Authorities efforts to improve the livability of the community and the lives of its residents.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

Craven County is included in the North Carolina Balance of State Continuum of Care. The Neuse-Trent Housing Alliance is working to coordinate housing and service providers and to develop a 10-year plan to end homelessness.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

Agencies serving the homeless in New Bern receive funding directly from the NC Balance of State Continuum of Care.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

1	Agency/Group/Organization	COASTAL WOMEN'S SHELTER
	Agency/Group/Organization Type	Services-Victims of Domestic Violence
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
2	Agency/Group/Organization	RELIGIOUS COMMUNITY SERVICES OF NEW BERN
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
3	Agency/Group/Organization	CRAVEN COUNTY
	Agency/Group/Organization Type	Services-Health Other government - County
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Lead-based Paint Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
4	Agency/Group/Organization	TWIN RIVERS OPPORTUNITIES, INC
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Non-Homeless Special Needs Market Analysis

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
5	Agency/Group/Organization	New Bern Housing Authority
	Agency/Group/Organization Type	Housing PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Market Analysis Anti-poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
6	Agency/Group/Organization	Neuse River Community Development Corporation
	Agency/Group/Organization Type	Housing Services - Housing
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	

7	Agency/Group/Organization	Neuse-Trent Housing Alliance
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Employment Services - Victims Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	
8	Agency/Group/Organization	New Bern Area MPO
	Agency/Group/Organization Type	Regional organization Planning organization
	What section of the Plan was addressed by Consultation?	Non-housing Needs Assessment
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	

Table 2 – Agencies, groups, organizations who participated

Identify any Agency Types not consulted and provide rationale for not consulting

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	North Carolina DHHS	
New Bern Gateway Renaissance Plan	City of New Bern	
New Bern Land Use Plan	City of New Bern	
City of New Bern Pedestrian Plan	City of New Bern	
City of New Bern Urban Design Plan	City of New Bern	
City of New Bern Parks and Recreation Master Plan	City of New Bern	
City of New Bern Bike Plan	City of New Bern	
2010 Regional Hazard Mitigation Plan	Craven County/City of New Bern	
Regional CAMA Plan	City of New Bern	

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

For portions of the Consolidated Plan that may cross jurisdictional boundaries, the city will coordinate with adjacent local governments and the State of North Carolina, as appropriate.

Narrative (optional):

PR-15 Citizen Participation

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City of New Bern conducted a public listening session in March, 2014 and met with a focus group of public housing residents in April, 2014 to receive comments on the perceived needs in the city. A Needs Assessment Survey was conducted through the city's website and paper copies of the survey were distributed at various community meetings and events. A public hearing was conducted on May 13, 2014 to receive comments from the public regarding the contents of the draft Consolidated Plan and Annual Action Plan. The surveys and comments received were considered when setting the goals in the Strategic Plan and Annual Action Plan.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Minorities Non-English Speaking - Specify other language: Spanish Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	March 24, 2014. 16 members of the community were in attendance, including two (2) members of the governing board.	List is attached with the local documents	All comments were accepted.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Internet Outreach	Non-targeted/broad community	Needs Assessment Survey was published on the City's website and paper copies were distributed at neighborhood meetings and events in the Gateway District.	Summary is attached with the local documents.	All comments were accepted.	
3	Focus Group meeting	Residents of Public and Assisted Housing	April 9, 2014.	Summary is attached with the local documents.	All comments were accepted.	
4	Public Hearing	Non-English Speaking - Specify other language: Spanish Non-targeted/broad community	May 13, 2014.	List is attached with the local documents.		

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

Between 2000 and 2010, New Bern's population increased by 21%. The number of households increased by 30%.

There are 13,038 households in New Bern, more than one-quarter of which have income levels at or below 50% of the area median income.

NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

Between the 2000 and 2010 U.S. Census, the number of households in New Bern increased by 30 and the median income increased by 21%.

45.7% of New Bern’s households (45.7%) are at or below 80% of the HUD Area Median Family Income (HAMFI), an income calculated by HUD for each jurisdiction, in order to determine Fair Market Rents (FMRs) and income limits for HUD programs. The FMR for an area is the amount that would be needed to pay the gross rent (shelter rent plus utilities) of privately owned, decent, and safe rental housing of a modest (non-luxury) nature with suitable amenities.

Renters are more likely than Owners to have Housing Problems such as lacking complete plumbing or kitchen facilities, overcrowding or housing cost burden. Renter households in the 0 to 30% Area Median Income (AMI) group are the most likely to be experiencing any of the Housing Problems.

15.7% of New Bern’s households are experiencing severe housing cost burden (more than 50% of their income is used to pay housing costs). For 2014, the FMR for Craven County was calculated at \$790.00 for a 2 bedroom rental unit. The National Low Income Housing Coalition (NLIHC) reported in their annual report “Out of Reach 2014” that for a Craven County household with an income of 30% of the AMI, the affordable rent would be \$473.00.

Demographics	Base Year: 2000	Most Recent Year: 2010	% Change
Population	23,128	28,073	21%
Households	10,044	13,038	30%
Median Income	\$29,139.00	\$35,207.00	21%

Table 5 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2006-2010 ACS (Most Recent Year)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	2,340	1,495	2,120	1,495	5,585
Small Family Households *	950	375	595	460	2,575
Large Family Households *	110	185	60	24	270
Household contains at least one person 62-74 years of age	320	385	380	245	1,300
Household contains at least one person age 75 or older	395	290	350	165	520

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Households with one or more children 6 years old or younger *	710	280	330	153	580
* the highest income category for these family types is >80% HAMFI					

Table 6 - Total Households Table

Data Source: 2006-2010 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	60	50	30	0	140	0	0	0	0	0
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	20	0	25	0	45	0	0	0	0	0
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	35	55	25	15	130	0	0	0	15	15
Housing cost burden greater than 50% of income (and none of the above problems)	815	370	25	0	1,210	260	165	260	65	750
Housing cost burden greater than 30% of income (and none of the above problems)	380	430	570	155	1,535	115	150	370	230	865

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Zero/negative Income (and none of the above problems)	160	0	0	0	160	85	0	0	0	85

Table 7 – Housing Problems Table

Data 2006-2010 CHAS
Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	925	475	105	15	1,520	260	165	260	80	765
Having none of four housing problems	770	555	1,055	690	3,070	145	300	705	705	1,855
Household has negative income, but none of the other housing problems	160	0	0	0	160	85	0	0	0	85

Table 8 – Housing Problems 2

Data 2006-2010 CHAS
Source:

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	680	255	180	1,115	70	50	200	320
Large Related	55	135	0	190	0	15	10	25
Elderly	299	210	80	589	195	205	255	655
Other	275	220	345	840	105	45	165	315

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Total need by income	1,309	820	605	2,734	370	315	630	1,315

Table 9 – Cost Burden > 30%

Data 2006-2010 CHAS
Source:

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	540	215	10	765	45	40	20	105
Large Related	55	70	0	125	0	15	10	25
Elderly	160	50	30	240	165	65	200	430
Other	175	60	0	235	45	45	30	120
Total need by income	930	395	40	1,365	255	165	260	680

Table 10 – Cost Burden > 50%

Data 2006-2010 CHAS
Source:

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	20	20	50	15	105	0	0	0	15	15
Multiple, unrelated family households	35	35	0	0	70	0	0	0	0	0
Other, non-family households	0	0	0	0	0	0	0	0	0	0
Total need by income	55	55	50	15	175	0	0	0	15	15

Table 11 – Crowding Information – 1/2

Data 2006-2010 CHAS
Source:

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	690	250	240	1,180	20	30	90	140

Table 12 – Crowding Information – 2/2

Data Source
Comments:

Describe the number and type of single person households in need of housing assistance.

According to the 2010 Census (Summary File 1), of the 12,770 households in the City of New Bern, 4,388 or 34.4% are 1-person households. Of the 4,388 single person households, 2,679 or 61% are occupied by female householders. 47.4% of the female single person householders are at or over the age of 65. Of the 1,709 male single person householders, 24% are at or over the age of 65.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

The 2010-2012 American Community Survey (ACS) 3-Year Survey estimates that 13.9% of the city’s population ages 18 to 64 years are disabled. The percentage for those 65 years and over is 43%.

During 2013, Coastal Women’s Shelter assisted 182 individuals, including 4 chronically homeless individuals and 2 chronically homeless families. Two were veterans.

What are the most common housing problems?

The most common housing problem in the City of New Bern is housing cost burden, particularly for renters. Table 6 above shows that 255 owners and 930 renters with incomes of 0 to 30% AMI are paying in excess of 50% of their incomes on housing costs. Another 165 owners and 395 renters with incomes between 30 and 50% AMI are paying in excess of 50% of their incomes on housing costs. Table 4 shows that, of the 0 to 30% AMI households with a cost burden exceeding 50% of their incomes, 540 (58%) of these are Small Related Renter households. Of the Owners with a more than 50% cost burden, the largest group (0 – 80% AMI) is the Elderly.

Are any populations/household types more affected than others by these problems?

From the tables above, the populations and household types most affected by these problems are Small Related Renter households and Elderly Owner households.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of

either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

According to the 2010 – 2012 American Community Survey, the imputed percentage of families in the City of New Bern who are below the poverty level is 28.5%. With the cost burden experienced by renters in the 0 – 30% AMI category, it appears that there is a need for additional rental assistance or housing that is affordable to

There are no families or individuals in New Bern who are currently receiving rapid re-housing assistance.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The City of New Bern does not provide estimates of the at-risk population(s).

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

Consultation with the Continuum of Care revealed the following characteristics linked with instability and increased risk of homelessness:

Frequency of moves

Housing Cost Burden

Head of Household with a disability

Impact of Utility Bills

People of color are more likely to be at risk, particularly when there is a child at home who is not in school.

Discussion

The most common housing problem in New Bern is cost burden. 1,365 households with incomes between 0 and 80% AMI report having a greater than 50% cost burden.

Renters report more housing needs than owners. Nearly twice as many renters report having housing problems than owners.

NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

HUD defines “disproportionately greater need” to exist when the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole.

The four housing problems are: 1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,950	415	260
White	675	125	90
Black / African American	1,120	290	165
Asian	95	0	0
American Indian, Alaska Native	15	0	0
Pacific Islander	0	0	0
Hispanic	8	0	0

Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2006-2010 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,290	450	0
White	745	190	0

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Black / African American	500	255	0
Asian	0	0	0
American Indian, Alaska Native	15	0	0
Pacific Islander	0	0	0
Hispanic	35	10	0

Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2006-2010 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,155	965	0
White	830	500	0
Black / African American	280	450	0
Asian	20	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	20	20	0

Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2006-2010 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	390	915	0
White	255	675	0
Black / African American	130	230	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	4	0

Table 16 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2006-2010 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Discussion

For the income category 0 to 30% of AMI, the racial/ethnic groups with the disproportionately greater need are Asian, American Indian/Alaska Native and Hispanic. In each of these groups, 100% of the households experience one or more of the four housing problems. For the City as a whole, 82% of households experience housing one or more of the four housing problems. Whites and Black/African Americans have incidence rates of 84% and 79% respectively.

In the income category 30% - 50% of AMI, the American Indian/Alaska Native population reports 100% incidence of on or more of the four housing problems and Hispanics report 77% incidence. For the City as a whole, 74% of households experience housing one or more of the four housing problems. Whites and Black/African Americans have incidence rates of 79% and 66% respectively.

In the income category 50% - 80% of AMI, the Asian population reports 100% incidence of on or more of the four housing problems and Hispanics report 50% incidence. For the City as a whole, 54.5% of households experience housing one or more of the four housing problems. Whites and Black/African Americans have incidence rates of 62% and 38% respectively.

In the income category 80% - 1000% of AMI, there is no significant disparity between the racial/ethnic groups reporting having one or more of the four housing problems. For the City as a whole, 30% of households experience housing one or more of the four housing problems. Whites and Black/African Americans have incidence rates of 27% and 36% respectively. The other racial/ethnic groups do not report having any housing problems

NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

HUD defines “disproportionately greater need” to exist when the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole.

The four severe housing problems are: 1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,290	1,080	260
White	430	375	90
Black / African American	725	685	165
Asian	95	0	0
American Indian, Alaska Native	15	0	0
Pacific Islander	0	0	0
Hispanic	8	0	0

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2006-2010 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	605	1,135	0
White	335	595	0
Black / African American	225	525	0
Asian	0	0	0
American Indian, Alaska Native	15	0	0
Pacific Islander	0	0	0
Hispanic	25	20	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data Source: 2006-2010 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	385	1,730	0
White	270	1,050	0
Black / African American	90	630	0
Asian	20	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	40	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data Source: 2006-2010 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	75	1,220	0
White	15	910	0
Black / African American	60	300	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	4	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data Source: 2006-2010 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion

For the income category 0 to 30% of AMI, the racial/ethnic groups with the disproportionately greater need are Asian, American Indian/Alaska Native and Hispanic. In each of these groups, 100% of the households experience one or more of the four severe housing problems. For the City as a whole, 54% of households experience housing one or more of the four housing problems. Whites and Black/African Americans have incidence rates of 53% and 51% respectively.

In the income category 30% - 50% of AMI, the American Indian/Alaska Native population reports 100% incidence of on or more of the four housing problems and Hispanics report 56% incidence. For the City as a whole, 35% of households experience housing one or more of the four severe housing problems. Whites and Black/African Americans have incidence rates of 36% and 30% respectively.

In the income category 50% - 80% of AMI, the Asian population reports 100% incidence of on or more of the four housing problems and Hispanics report 50% incidence. For the City as a whole, 18% of households experience housing one or more of the four severe housing problems. Whites and Black/African Americans have incidence rates of 20.5% and 17.5% respectively.

In the income category 80% - 1000% of AMI, there is Black / African Americans report having a 16.7% incidence of one or more of the four housing problems. For the City as a whole, 6% of households experience housing one or more of the four housing problems. Whites have an incidence rate of 1.6%. The other racial/ethnic groups do not report having any severe housing problems.

NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction:

HUD defines “disproportionately greater need” to exist when the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole.

“Cost Burden” is a fraction of a household’s total gross income spent on housing costs. For renters, housing costs include rent paid by the tenant plus utilities. For owners, housing costs include mortgage payment, taxes, insurance, and utilities. A household whose housing costs are 30 to 50% of total gross income is considered to be cost burdened. A household whose housing costs exceed 50% of total gross income is considered to be severely cost burdened

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	7,970	2,935	2,280	260
White	5,675	1,905	1,055	90
Black / African American	2,070	965	1,070	165
Asian	55	0	95	0
American Indian, Alaska Native	15	0	30	0
Pacific Islander	0	0	0	0
Hispanic	140	45	8	0

Table 21 – Greater Need: Housing Cost Burdens AMI

Data Source: 2006-2010 CHAS

Discussion:

From the table above, the City’s incidence of having a cost burden between 30 and 50% of income is 22%. 17% of New Bern’s population experiences a greater than 50% cost burden. There is not significant disproportion among the racial / ethnic groups in the 30 to 50% cost burden category, however,, 66% of the American Indian / Alaska Native group and 26.1% of the Black /African American group report having more than a 50% cost burden.

NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

Although they comprise a relatively small percentage of New Bern’s overall population, the very low and low income (0- to 30% AMI and 30 – 50% AMI) Asian, American Indian/Alaska Native, and Hispanic populations are experiencing a higher level of housing problems than the other racial/ethnic groups. Housing problems among the White and Black / African American groups are fairly well distributed across the income levels.

If they have needs not identified above, what are those needs?

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

NA-35 Public Housing – 91.205(b)

Introduction

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	519	0	0	0	0	0	0

Table 22 - Public Housing by Program Type

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Alternate Data Source Name:
New Bern Housing Authority data
Data Source Comments:

Characteristics of Residents

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	
Average Annual Income	0	0	8,562	0	0	0	0	0	
Average length of stay	0	0	7	0	0	0	0	0	

Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project - based	Tenant - based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
Average Household size	0	0	0	0	0	0	0	0
# Homeless at admission	0	0	0	0	0	0	0	0
# of Elderly Program Participants (>62)	0	0	74	0	0	0	0	0
# of Disabled Families	0	0	120	0	0	0	0	0
# of Families requesting accessibility features	0	0	30	0	0	0	0	0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Alternate Data Source Name:
New Bern Housing Authority data
Data Source Comments:

Race of Residents

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	43	0	0	0	0	0	0

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Black/African American	0	0	471	0	0	0	0	0	0
Asian	0	0	0	0	0	0	0	0	0
American Indian/Alaska Native	0	0	3	0	0	0	0	0	0
Pacific Islander	0	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 24 – Race of Public Housing Residents by Program Type

Alternate Data Source Name:
New Bern Housing Authority data
Data Source Comments:

Ethnicity of Residents

Ethnicity	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	2	0	0	0	0	0	0
Not Hispanic	0	0	517	0	0	0	0	0	0

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 25 – Ethnicity of Public Housing Residents by Program Type

Alternate Data Source Name:
New Bern Housing Authority data
Data Source Comments:

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

All current Housing Authority residents in need of an accommodation or an accessible unit occupy apartments which are appropriate to their needs.

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

Per consultation with Twin Rivers Opportunities, the agency which administers the Housing Choice Voucher program for the local area, there are 880 vouchers available for Craven County. All vouchers are tenant-based and there are no special purpose vouchers. As of the end of January 2014, there were 691 families on the waiting list for Craven County. The waiting list is currently closed so no additional families are being added. The waiting list includes households who applied in 2009.

New Bern Housing Authority reports that there are no applicants on their waiting list with the need of an accessible unit. The most frequent accommodations requested are transfers to larger units (to adequately house/store medical equipment, for example). NBHA has been able to accommodate these requests in a timely manner.

How do these needs compare to the housing needs of the population at large

The NBHA waiting list is an approximate reflection of the needs of the population at large. Although voucher holders are assisted with the rental payments, the City's cost for electricity in the City of New Bern is quite high compared to other areas in Craven County. The utility charges can be significantly increased due to lack of insulation of the home. The City's Needs Assessment Survey identified housing rehabilitation as one of the most important housing needs.

Discussion

The City of New Bern is fully supportive of the New Bern Housing Authority's Five Year Plan. The City of New Bern and the NBHA are partners on the recently received Choice Neighborhoods Planning Grant.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

The homeless in New Bern seem to be largely "unseen." Couch surfing with friends or relatives is very common, so there are not always a significant number of homeless people visible on the streets.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	6	76	76	76	80
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	4	0	15	15	15	60
Chronically Homeless Individuals	0	3	4	4	0	365
Chronically Homeless Families	0	1	2	2	0	365
Veterans	0	0	2	2	2	80
Unaccompanied Child	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 26 - Homeless Needs Assessment

Data Source Comments: Point in Time Counts January 29, 2014. The Unsheltered count is artificially low due to inclement weather. Many who would normally be unsheltered found shelter for that night. Another count has been scheduled for April 16, 2014.

Indicate if the homeless population is: Has No Rural Homeless

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	43	2
Black or African American	36	2
Asian	4	0
American Indian or Alaska Native	4	0
Pacific Islander	1	0
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	10	0
Not Hispanic	78	0

2013 data provide by Coastal Women's Shelter only. Clients were from Craven County as a whole. Information for New Bern only is not available. Unsheltered data is from Point in Time Survey of January 29, 2014 and is artificially low due to inclement weather.

Data Source
Comments:

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

The "Sheltered" numbers in the tables above are from information provided by the Coastal Women's Shelter and reflect victims of domestic violence. The numbers from the Point in Time Survey reflect two adults and four children. An organization recently began working in Craven County to provide rapid re-housing and other services dedicated to veterans. Religious Community Services (RCS) which operates the homeless shelter can shelter only one family at a time. Other families who come to the shelter must be sent to a neighboring county which has more family facilities. These families are not reflected in the count for New Bern.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

The data in the tables above show that there is not a wide disparity between the numbers of Whites and Black / African Americans. The tables also show the homelessness affects people of all races / ethnic groups.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

New Bern has only two facilities to shelter the homeless. One of those is for victims of domestic violence. Both shelters have limits on the amount of time a person can live in the shelter, although the domestic violence shelter provides some flexibility.

Discussion:

The City of New Bern has only two facilities to shelter the homeless. One facility is dedicated to victims of domestic violence. The city has no transitional or permanent supportive housing for the homeless with special needs.

NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

Introduction:

Being located within 50 miles of two military bases (MCAS Cherry Point and MCB Camp Lejeune), New Bern is an attractive location for military retirees and other veterans. Nearly 10% of the population reports as being veterans. It has also become increasingly attractive for people aged 65 and older as a retirement community.

Describe the characteristics of special needs populations in your community:

According to the 2010 – 2012 American Community Survey (ACS) 3-Year Estimates, there are 2,938 veterans in the city. There are 4,601 persons with some type of disability, including 2,153 people 65 years of age or older who are disabled. There are 3,846 households with one or more people aged 65 years or older.

What are the housing and supportive service needs of these populations and how are these needs determined?

The housing and supportive service needs of the special needs populations include health services, including mental health, affordable housing, accessibility, transportation, and nutrition programs, among others. These needs were determined through consultations with the Eastern Carolina Counsel, Area Agency on Aging and Craven County Veterans Services.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

According to the North Carolina Department of Health and Human Services, Division of Public Health, "North Carolina HIV/STD Quarterly Surveillance Report: Vol. 2013, No. 4," there were 37 reports of HIV between January 2011 and December 2013 in Craven County. During the same period, there were 9 reports of AIDS in Craven County. The number of these in the City of New Bern is not differentiated.

Discussion:

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction’s need for Public Facilities:

Public Facilities needs identified include Youth Centers, Senior Centers, and additional parks and recreation facilities.

How were these needs determined?

These needs were determined through public meetings, including a focus group of Public Housing Authority residents, Needs Assessment Survey, and consultation with City of New Bern Department Heads.

Describe the jurisdiction’s need for Public Improvements:

Public Improvement needs identified include street improvements (including a need for bike lanes), flood and drainage improvements, and sidewalk improvements.

How were these needs determined?

These needs were determined through public meetings, including a focus group of Public Housing Authority residents, Needs Assessment Survey, and consultation with City of New Bern Department Heads.

Describe the jurisdiction’s need for Public Services:

Public Services needs identified include services for abused or neglected children, services for victims of domestic violence, substance abuse services, employment training.

How were these needs determined?

These needs were determined through public meetings, including a focus group of Public Housing Authority residents, Needs Assessment Survey, and consultation with City of New Bern Department Heads.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The City of New Bern has approximately 14,504 housing units. Of those 579 are project based housing units provide by the New Bern Housing Authority. The Housing Authority also provides 185 units of elderly housing.

New Bern's housing units are almost equally divided between renters and owners. Two of the Census Tracts which compose the Gateway District, 9608 and 9609, have the lowest rates of homeownership in the city at 30.0% and 14.6% respectively.

2,605 housing units are considered affordable for households with incomes 50% or less than the HUD Adjusted Median Family Income (HAMFI) for New Bern. However, 3,835 households households have incomes of 50% or less than the HAMFI.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	8,662	60%
1-unit, attached structure	560	4%
2-4 units	1,775	12%
5-19 units	1,778	12%
20 or more units	737	5%
Mobile Home, boat, RV, van, etc	992	7%
Total	14,504	100%

Table 27 – Residential Properties by Unit Number

Data Source: 2006-2010 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	0	0%	133	2%
1 bedroom	50	1%	1,150	18%
2 bedrooms	1,085	16%	3,159	50%
3 or more bedrooms	5,616	83%	1,845	29%
Total	6,751	100%	6,287	99%

Table 28 – Unit Size by Tenure

Data Source: 2006-2010 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The New Bern Housing Authority provides 579 units of project based housing. All unit renters have incomes of less than 80% area median income. The New Bern Towers site has 185 elderly units.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

No units of standard affordable housing are expected to be lost from the affordable housing inventory. If the Choice Neighborhoods Implementation Grant is received, any units that are demolished will be replaced.

Does the availability of housing units meet the needs of the population?

Consultation with members of the Neuse-Trent Housing Alliance indicates that there is insufficient affordable housing in New Bern.

Describe the need for specific types of housing:

Neuse-Trent Housing Alliance members indicate that there is a great need for permanent supportive housing for the homeless. Homeless persons can only spend 30 days in the shelter at RCS. Coastal Women's Shelter can provide temporary housing for approximately 60 days. There are few options for permanent placement.

New Bern has no transitional or supportive housing for the disabled, veterans, or persons with HIV/AIDS.

There is also a need for affordable houses for homeownership in the Gateway District. Census Tracts 9608 and 9609 have the lowest rates of homeownership in the city at 30.0% and 14.6% respectively.

Discussion

There is a definite need for additional affordable housing in New Bern. Increasing the rates of homeownership in the Gateway District is essential to stabilizing the neighborhood.

Additionally, there is a need for affordable rental housing for families, as only 29% of the rental stock has 3 or more bedrooms.

MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

Introduction

Cost of Housing

	Base Year: 2000	Most Recent Year: 2010	% Change
Median Home Value	79,200	152,300	92%
Median Contract Rent	377	497	32%

Table 29 – Cost of Housing

Data Source: 2000 Census (Base Year), 2006-2010 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	3,273	52.1%
\$500-999	2,673	42.5%
\$1,000-1,499	184	2.9%
\$1,500-1,999	105	1.7%
\$2,000 or more	52	0.8%
Total	6,287	100.0%

Table 30 - Rent Paid

Data Source: 2006-2010 ACS

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	740	No Data
50% HAMFI	1,865	410
80% HAMFI	3,790	1,355
100% HAMFI	No Data	2,209
Total	6,395	3,974

Table 31 – Housing Affordability

Data Source: 2006-2010 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	451	560	758	983	1,323
High HOME Rent	451	560	758	947	1,036

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Low HOME Rent	451	543	652	754	841

Table 32 – Monthly Rent

Data Source Comments: HUD 2013 HOME Program Rents

Is there sufficient housing for households at all income levels?

New Bern has 3,015 housing units that are affordable for households with incomes at or below 50% of HAMFI, however, there are 3,835 households with the same income. It appears that the city is lacking over 800 affordable homes for this income level.

How is affordability of housing likely to change considering changes to home values and/or rents?

Table 1 above shows that in the decade between 2000 and 2010, the median home value nearly doubled. If median home values continue to rise at the same or a similar rate, it is likely that more households will be priced out of the homeownership market. Additionally, over the decade from 2000 to 2010, the median rent increased by 32%.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

Discussion

MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

Introduction

The City of New Bern has over 6,400 housing units that were built prior to 1980, over half of which have children present. 33% of owner-occupied households and 51% of renter-occupied households report having at least one of the following conditions: (1) lacks complete plumbing facilities, (2) lacks complete kitchen facilities, (3) more than one person per room, and (4) cost burden greater than 30%.

Definitions

For purposes of this section, the following definitions are provided:

Standard condition – The unit meets all state and local codes.

Substandard condition – The unit is in poor condition and is both structurally and financially feasible to rehabilitate.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	2,204	33%	3,043	48%
With two selected Conditions	25	0%	193	3%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	4,522	67%	3,051	49%
Total	6,751	100%	6,287	100%

Table 33 - Condition of Units

Data Source: 2006-2010 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	1,673	25%	944	15%
1980-1999	2,125	31%	1,867	30%
1950-1979	2,018	30%	2,606	41%
Before 1950	935	14%	870	14%
Total	6,751	100%	6,287	100%

Table 34 – Year Unit Built

Data Source: 2006-2010 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	2,953	44%	3,476	55%
Housing Units build before 1980 with children present	580	9%	3,700	59%

Table 35 – Risk of Lead-Based Paint

Data Source: 2006-2010 ACS (Total Units) 2006-2010 CHAS (Units with Children present)

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

Table 36 - Vacant Units

Data Source: 2005-2009 CHAS

Need for Owner and Rental Rehabilitation

Based on Table 7 above, there is a great need for housing rehabilitation, especially for renter-occupied units, over half of which report at least one condition.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Based on Table 7 above, there is a definite need for housing rehabilitation, especially for renter-occupied units, over half of which report at least one condition.

Discussion

The number of bank-owned (REO) properties is not known at this time. Lead based paint will always be a concern with houses built prior to 1980 and awareness, testing, treatment, and clearance will always be a priority with for rehabilitation of these structures.

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available			579						
# of accessible units									

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 37 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

New Bern Housing Authority has two public housing sites, Craven Terrace (361 units) and Trent Court (218 units). Each site consists of two separate public housing developments which HUD identifies as NC-1 and NC-3 at Trent Court and NC-2 and NC-4 at Craven Terrace.

Collectively there are 115 one-bedroom apartments. The remainder is a mix of two-, three- and four-bedroom units. thirty units are accessible.

NC-1 and NC-3 were constructed in 1941. NC-2 and NC-4 were constructed in 1953. Consequently these units are old, difficult to maintain and functionally obsolete. Nevertheless, all occupied units are decent, safe and sanitary. 24 vacant units are in need of substantial rehabilitation, 22

of which are in Craven Terrace. Craven Terrace is targeted for complete renovation through HUD's Rental Assistance Demonstration Initiative in the Fall of 2014.

Public Housing Condition

Public Housing Development	Average Inspection Score
New Bern Housing Authority	60

Table 38 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

24 vacant units are in need of substantial rehabilitation, 22 of which are in Craven Terrace. Craven Terrace is targeted for complete renovation through HUD's Rental Assistance Demonstration Initiative in the Fall of 2014.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

In 2013 New Bern Housing Authority was awarded two commitments to enter into a Housing Assistance Payments Contract (CHAO) under the auspices of HUD's Rental Assistance Demonstration program. This will enable the complete conversion of Craven Terrace (361 units) to Section 8 Rental Assistance following the comprehensive renovation of the entire department. This work will be done in two phases, one CHAP for each. NBHA expects closing for Phase 1 to occur in the Summer of 2014 with construction to start in the fall.

NBHA is currently exploring options for renovation of Trent Court.

Discussion:

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	18	0	0	0	0
Households with Only Adults	21	0	0	0	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

Table 39 - Facilities and Housing Targeted to Homeless Households

Data Source Comments: Data was provided by the director of the RCS and Coastal Women's Shelter

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons

Merci Clinic provides free health care services for adults in Craven, Jones and Pamlico Counties who are of limited income and are without medical and dental insurance.

Crossroads Adult Mental Health at CarolinaEast Medical Center provides inpatient hospitalization to include stabilizing the crises that led to hospitalization, providing a thorough evaluation, developing a treatment plan, and coordinating care in a supportive environment that provides 24-hour nursing care.

North Carolina Employment Security Commission provides temporary compensation to those individuals who have lost their job through no fault of their own while they are actively seeking re-employment. DES partners within the workforce community to ensure those seeking employment are provided all the skills and resources necessary to integrate successfully into the workforce. The New Bern office has a member on staff dedicated to assisting veterans.

PORT Human Services is a Critical Access Behavioral Health Agency (CABHA) licensed by the State of North Carolina Department of Health and Human Services (NCDHHS). It is a private, nonprofit that provides service and support for residents of North Carolina who seek assistance with Substance Abuse, Mental Health and Intellectual/Developmental Disability issues.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

Religious Community Services (RCS) provides emergency shelter for homeless individuals. They can provide shelter for one family. RCS is the only shelter in a four county area that provides shelter for homeless women (other than victims of domestic violence).

Coastal Women's Shelter provides shelter for victims of domestic violence, with 4 beds for single adults and 15 beds for families. Services also include health and other referrals, life skills training and tuition assistance.

Crossroads Adult Mental Health, CarolinaEast Health System provides inpatient adult mental health care.

MA-35 Special Needs Facilities and Services – 91.210(d)

Introduction

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

Elderly and frail elderly - affordable housing with accessibility features; housing rehabilitation

Persons with disabilities - affordable housing with accessibility features; housing rehabilitation

Persons with HIV/AIDS and their families - unknown

Public Housing Residents - accessibility modifications

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

The City of New Bern will continue to participate with Neuse-Trent Housing Alliance and its member organizations.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

The City of New Bern will continue to participate with Neuse-Trent Housing Alliance and its member organizations. This links to the City's goal #3 of providing homeless and at risk supportive services.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

A review of the local Land Use Plan reveals no regulations that would have negative effects on development of affordable housing.

Many developers feel that installation of infrastructure and payment of impact and tap on fees are a hindrance to development of affordable housing. In an effort to keep development of LIHTC and other assisted properties affordable, the City works with developers to waive some of the fees and to assist with installation of infrastructure.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	105	22	2	0	-2
Arts, Entertainment, Accommodations	1,327	2,654	19	19	0
Construction	311	627	5	4	-1
Education and Health Care Services	1,588	3,775	23	27	4
Finance, Insurance, and Real Estate	257	624	4	4	0
Information	123	340	2	2	0
Manufacturing	839	845	12	6	-6
Other Services	238	446	3	3	0
Professional, Scientific, Management Services	456	954	7	7	0
Public Administration	96	15	1	0	-1
Retail Trade	1,102	2,969	16	21	5
Transportation and Warehousing	181	257	3	2	-1
Wholesale Trade	248	552	4	4	0
Total	6,871	14,080	--	--	--

Table 40 - Business Activity

Data Source: 2006-2010 ACS (Workers), 2010 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	13,095
Civilian Employed Population 16 years and over	11,503
Unemployment Rate	12.16
Unemployment Rate for Ages 16-24	25.27
Unemployment Rate for Ages 25-65	7.72

Table 41 - Labor Force

Data Source: 2006-2010 ACS

Occupations by Sector	Number of People
Management, business and financial	2,091
Farming, fisheries and forestry occupations	292
Service	1,619
Sales and office	2,174
Construction, extraction, maintenance and repair	1,090
Production, transportation and material moving	784

Table 42 – Occupations by Sector

Data Source: 2006-2010 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	8,629	77%
30-59 Minutes	2,302	20%
60 or More Minutes	326	3%
Total	11,257	100%

Table 43 - Travel Time

Data Source: 2006-2010 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	578	204	884
High school graduate (includes equivalency)	2,184	397	854
Some college or Associate's degree	3,435	331	1,492

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Bachelor's degree or higher	2,533	145	610

Table 44 - Educational Attainment by Employment Status

Data Source: 2006-2010 ACS

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	91	54	141	207	446
9th to 12th grade, no diploma	511	334	340	590	567
High school graduate, GED, or alternative	921	809	736	1,929	1,364
Some college, no degree	929	1,127	644	2,089	1,044
Associate's degree	189	404	332	809	221
Bachelor's degree	169	573	556	1,078	879
Graduate or professional degree	17	180	252	759	352

Table 45 - Educational Attainment by Age

Data Source: 2006-2010 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	13,367
High school graduate (includes equivalency)	22,366
Some college or Associate's degree	27,819
Bachelor's degree	37,366
Graduate or professional degree	55,179

Table 46 – Median Earnings in the Past 12 Months

Data Source: 2006-2010 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

The major employment sectors in New Bern are Education and Healthcare (22% of the workforce), Arts, Entertainment, Accommodations (18% of the workforce), and Retail (15% of the workforce). Travel and Tourism is a major contributor to New Bern’s economy. New Bern also has an expansive healthcare industry.

Describe the workforce and infrastructure needs of the business community:

Many of the jobs available are in the service industries, such as those supported by tourism. Although the skills required are minimal, many of the individuals do not have even the most basic skills.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

Craven 30 is a 550 acre tract planned for development by Weyerhaeuser Real Estate Development Company on the west end of the city and will include a mixture of residential, commercial and light industrial uses. This development will require additional infrastructure and, depending on the businesses and/or industries choosing to locate there, may require new workforce skills.

Additionally, CarolinaEast Health Systems is planning an extensive expansion of its program.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

Table 14 above indicates that there are far more jobs available than there are workers, particularly in the businesses related to tourism, education and healthcare, construction, and retail. Small business owners have reported that the people applying for job do not have the necessary skills.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

Craven Community College offers job training certification and degree programs to support the healthcare, education, business, and industrial sector of the economy. The City of New Bern will continue to work with the college to identify the gaps in job training and to support their efforts to provide that training. Coordination with the college is a crucial element in ensuring low to moderate income persons are properly prepared for the jobs available now and in the future.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

The City of New Bern does not participate in a Comprehensive Economic Development Strategy.

Discussion

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

Households with multiple needs appear to be concentrated in low to moderate income neighborhoods

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

Black /African American concentrations occur in the Gateway District, Pembroke and the Pleasant Hill areas.

What are the characteristics of the market in these areas/neighborhoods?

The housing market in these areas soft. Pleasant Hill is a "family" neighborhood so few houses are for sale.

Are there any community assets in these areas/neighborhoods?

There are parks in both the Gateway District and Pleasant Hill. A park area has been proposed for the Pembroke area. There are no businesses located in Pleasant Hill, and few in either the Gateway District or Pembroke.

Are there other strategic opportunities in any of these areas?

There are significant opportunities for development of affordable housing in the Gateway District due to the number of government owned vacant parcels.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The following strategic plan sections provide detail on matters that affect the implementation of the Consolidated Plan and Annual Action Plan. Specific priority needs have been identified, each with goals, budgets and accomplishments with a list of resources available for implementation for the five year term of the Plan.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

1	Area Name:	Gateway District
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	

Table 47 - Geographic Priority Areas

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

In 2010 the City of New Bern was awarded a Brownfields Area-Wide Planning Pilot Project grant to develop a plan for the revitalization of brownfields and the surrounding areas. The Gateway District is the area that was chosen for study. This historically minority area is primarily low income and contains several brownfields sites. The area contains numerous substandard and dilapidated houses and former commercial buildings, most, if not all of which were constructed prior to 1980. The area is also the site of two (2) Public Housing apartment complexes. Several of the priority projects identified in the final plan are being implemented. Allocating investments in this area will further the transformation efforts in this area. The New Bern Board of Aldermen has designated transformation of the Gateway District as one of the Strategic Goals and Objectives adopted March 27, 2012.

SP-25 Priority Needs - 91.215(a)(2)

Priority Needs

1	Priority Need Name	Affordable Housing - Production of New Units
	Priority Level	High
	Population	Extremely Low Low Moderate Families with Children Elderly
	Geographic Areas Affected	Gateway District
	Associated Goals	Gaston Boulevard Phase 1 Assistance to CBDO to construct affordable housing
	Description	Infrastructure needs for housing development.
	Basis for Relative Priority	As the city's population ages there is a increasing need for additional housing for the elderly, especially for very-low and low income persons. Additionally, homeownership in the Gateway District is very low and additional homeowners will help stabilize the neighborhood.
	2	Priority Need Name
Priority Level		High
Population		Extremely Low Low Moderate Middle
Geographic Areas Affected		
Associated Goals		Housing Rehabilitation - Roof Repair/Replacement
Description		Many of the older homes in New Bern, particularly in the Gateway District and other lower-income neighborhoods throughout the city, have deteriorated due to deferred maintenance.
Basis for Relative Priority		
3		Priority Need Name
	Priority Level	High

	Population	Extremely Low Low Moderate Families with Children Elderly
	Geographic Areas Affected	Gateway District
	Associated Goals	Gaston Boulevard Phase 1
	Description	Installation of infrastructure in support of affordable housing, to include water, sewer, streets, sidewalks, etc. for projects funded through LIHTC
	Basis for Relative Priority	Transformation of Gateway District is one of the Strategic Goals established by the New Bern Board of Aldermen.
4	Priority Need Name	Support for Agencies Serving the Homeless
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Geographic Areas Affected	
	Associated Goals	Provide Homeless and At Risk Supportive Services
	Description	Assistance to agencies who provide services to the homeless and those at risk of becoming homeless
	Basis for Relative Priority	There are only two shelter providers in the City of New Bern, with a very limited number of beds.

5	Priority Need Name	Neighborhood Stabilization
	Priority Level	High
	Population	Low Moderate Families with Children Elderly Public Housing Residents
	Geographic Areas Affected	Gateway District
	Associated Goals	Gaston Boulevard Phase 1 Parks and Recreation Improvements
	Description	Acquisition and rehabilitation of distressed properties and construction of new affordable housing units on city-owned lots in the Gateway District.
	Basis for Relative Priority	There are numerous distressed properties in the Gateway District. The addition of new affordable housing will assist with stabilizing the neighborhoods which have a very low rate of homeownership.
6	Priority Need Name	Public Improvements and Infrastructure
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Non-housing Community Development
	Geographic Areas Affected	Gateway District
	Associated Goals	Parks and Recreation Improvements Construction of Accessible Sidewalks - Gateway
	Description	Installation of sidewalks with ADA accessibility; neighborhood park improvements;
	Basis for Relative Priority	Transformation of the Gateway District was identified as a Strategic Priority by the New Bern Board of Aldermen in 2012.
7	Priority Need Name	Permanent Supportive Housing
	Priority Level	High

	Population	Extremely Low Low Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Geographic Areas Affected	
	Associated Goals	
	Description	Permanent supportive housing for the homeless.
	Basis for Relative Priority	There is no permanent supportive housing in New Bern for the homeless.
8	Priority Need Name	Economic Development
	Priority Level	Low
	Population	Extremely Low Low Moderate Middle
	Geographic Areas Affected	Gateway District
	Associated Goals	
	Description	Additional job opportunities for all income levels throughout the city, but especially in the Gateway District
	Basis for Relative Priority	The development of new jobs will be funded by the private sector.
9	Priority Need Name	Job Training

	Priority Level	Low
	Population	Extremely Low Low Moderate Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Geographic Areas Affected	
	Associated Goals	
	Description	Training to increase the employment potential for jobs that are currently available and those that will become available in the future.
	Basis for Relative Priority	Craven Community College generally provides this service.
10	Priority Need Name	Transformation of the Gateway District
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents
	Geographic Areas Affected	Gateway District
	Associated Goals	Gaston Boulevard Phase 1 Housing Rehabilitation - Roof Repair/Replacement Parks and Recreation Improvements Construction of Accessible Sidewalks - Gateway Assistance to CBDO to construct affordable housing
	Description	This has been a Strategic Priority for the New Bern Board of Aldermen

	Basis for Relative Priority	
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Table 48 – Priority Needs Summary

Narrative (Optional)

The City of New Bern will use CDBG resources to address the needs identified as "High" priority. Other community stakeholders will fund those identified as "low" priority.

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	No funds are anticipated to be used for TBRA. A significant change in the availability of affordable rental properties or loss of other funding sources may necessitate a change to this.
TBRA for Non-Homeless Special Needs	No funds are anticipated to be used for Non-Homeless Special Needs TBRA. A significant change in the availability of affordable rental properties or loss of other funding sources may necessitate a change to this.
New Unit Production	Funding for new unit production is necessary to accommodate the increasing numbers of elderly and for ownership opportunities for low and moderate income households.
Rehabilitation	Funding for rehabilitation is not anticipated to change due to the quality of the existing housing.
Acquisition, including preservation	Funding for acquisition is not anticipated to change. Should property foreclosures increase significantly, the city will reevaluate this plan.

Table 49 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	263,375	0	0	263,375	0	

Table 50 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Since the City does not receive HOME or ESG funds, not match is required. We anticipate that, as funded improvements are made to the Gateway District, private investment will follow.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Partnering with a non-profit or for-profit housing developer, publically owned property may be used to construct additional affordable single family housing. The City has acquired numerous small lots, particularly in the Gateway Renaissance area, through tax foreclosures. If the New Bern Housing Authority receives funding through the Choice Neighborhoods Implementation Grant program, we anticipate these some of these lots will be used to construct rental housing to replace units lost through transformation of the public housing.

Discussion

SP-40 Institutional Delivery Structure – 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
CITY OF NEW BERN	Government	Non-homeless special needs Ownership Planning Rental neighborhood improvements public facilities public services	Jurisdiction

Table 51 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The Development Services Department will administer the CDBG program for the City of New Bern. Other city departments, such as Public Works, Water Resources, and Parks and Recreations will assist in carrying out the various activities.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X		
Legal Assistance	X		
Mortgage Assistance	X		
Rental Assistance	X		
Utilities Assistance	X		
Street Outreach Services			
Law Enforcement	X		
Mobile Clinics			
Other Street Outreach Services			
Supportive Services			
Alcohol & Drug Abuse	X		
Child Care	X		
Education	X	X	

Employment and Employment Training	X	X	
Healthcare	X	X	
HIV/AIDS			
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation	X		
Other			

Table 52 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The City of New Bern has no services targeted to persons with HIV. The two (2) shelters in the city refer clients to the appropriate agencies for assistance.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The main gaps in the services are lack of rental assistance and transportation. There are no services specifically targeted to persons with HIV/AIDS.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

The City will work with the agencies to identify sources of funding to provide the services needed to overcome the gaps in the institutional structure and service delivery system.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Gaston Boulevard Phase 1	2014	2016	Affordable Housing	Gateway District	Affordable Housing - Production of New Units Housing Development - Infrastructure Neighborhood Stabilization Transformation of the Gateway District	CDBG: \$150,000	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 110 Households Assisted Rental units constructed: 110 Household Housing Unit
2	Housing Rehabilitation - Roof Repair/Replacement	2014	2019	Affordable Housing		Housing Rehabilitation Transformation of the Gateway District	CDBG: \$250,000	Homeowner Housing Rehabilitated: 35 Household Housing Unit
3	Provide Homeless and At Risk Supportive Services	2014	2019	Homeless		Support for Agencies Serving the Homeless	CDBG: \$150,000	
4	Parks and Recreation Improvements	2014	2016	Non-Housing Community Development	Gateway District	Neighborhood Stabilization Public Improvements and Infrastructure Transformation of the Gateway District	CDBG: \$100,000	

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Construction of Accessible Sidewalks - Gateway	2014	2017	Non-Housing Community Development	Gateway District	Public Improvements and Infrastructure Transformation of the Gateway District	CDBG: \$100,000	
6	Assistance to CBDO to construct affordable housing	2014	2019	Affordable Housing	Gateway District	Affordable Housing - Production of New Units Transformation of the Gateway District	CDBG: \$150,000	Homeowner Housing Added: 20 Household Housing Unit

Table 53 – Goals Summary

Goal Descriptions

1	Goal Name	Gaston Boulevard Phase 1
	Goal Description	Installation of infrastructure in support of the LIHTC project
2	Goal Name	Housing Rehabilitation - Roof Repair/Replacement
	Goal Description	Repair or replace roofs for very-low, low and moderate income households.
3	Goal Name	Provide Homeless and At Risk Supportive Services
	Goal Description	Assistance to organizations assisting the homeless.
4	Goal Name	Parks and Recreation Improvements
	Goal Description	Develop new parks and green spaces in the Gateway District.
5	Goal Name	Construction of Accessible Sidewalks - Gateway
	Goal Description	Construct new sidewalks in the Gateway District with accessibility
6	Goal Name	Assistance to CBDO to construct affordable housing
	Goal Description	Payment of tap/impact fees for construction of new affordable housing for homeownership

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

SP-50 Public Housing Accessibility and Involvement – 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

New Bern Housing Authority is not subject to a Section 504 Voluntary Compliance Agreement.

Activities to Increase Resident Involvements

NBHA has two very active Resident Councils. Many residents, as well as Resident Council officers, attend and participate in all open meetings of the Authority's Board of Commissioners.

Both Resident Councils sponsor a number of community involvement activities, such as National Night Out, picnics, and annual Community Day celebrations. In cooperation with the Housing Authority, the Councils sponsor and conduct a number of specific purpose community meetings as well.

Is the public housing agency designated as troubled under 24 CFR part 902?

No

Plan to remove the 'troubled' designation

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

A review of the local Land Use Plan reveals no regulations that would have negative effects on development of affordable housing.

Many developers feel that installation of infrastructure and payment of impact and tap on fees are a hindrance to development of affordable housing. In an effort to keep development of LIHTC and other assisted properties affordable, the City works with developers to waive some of the fees and to assist with installation of infrastructure.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

In an effort to keep development of LIHTC and other assisted properties affordable, the City works with developers to waive some of the fees and to assist with installation of infrastructure.

SP-60 Homelessness Strategy – 91.215(d)

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City of New Bern will continue to work with and support the efforts of the Neuse-Trent Housing Alliance and its members.

Addressing the emergency and transitional housing needs of homeless persons

The City of New Bern will continue to work with and support the efforts of the Neuse-Trent Housing Alliance and its members. The City will provide Public Service funding to agencies that address homelessness, including emergency and transitional housing.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

The City of New Bern will continue to work with and support the efforts of the Neuse-Trent Housing Alliance and its members.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

The City of New Bern will continue to work with and support the efforts of the Neuse-Trent Housing Alliance and its members.

SP-65 Lead based paint Hazards – 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

<p align="LEFT">Homes that were built prior to 1978 are presumed to have lead-based paint and must be tested prior to paint disturbing activities taking place. All rehabilitation work on pre-1978 houses. </p>

How are the actions listed above related to the extent of lead poisoning and hazards?

Between 2006 and 2013, Craven County Health Department, Environmental Health Program, investigated seven (7) homes in the City of New Bern due to children with elevated blood lead levels. One (1) child has a level greater than 20 ug/dl and is considered a lead poisoned child.

According to the 2006 - 2010 CHAS data, 6,429 of the homes in the City of New Bern were built before 1980. 68% of those homes (4,380) had children present (2006 - 2010 CHAS).

How are the actions listed above integrated into housing policies and procedures?

The actions listed above will be included in the City's housing rehabilitation policies and procedures.

SP-70 Anti-Poverty Strategy – 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

The City of New Bern's anti-poverty strategies focus on the goal of increasing self-sufficiency of low-income individuals and families. The city will continue to work with and support the efforts of local agencies to provide the skills needed.

City aldermen and city staff members serve on various non-profit agency boards including service providers, economic development companies and chambers of commerce.

Assisting with development of a 10 year plan to end homelessness.

Actively seek economic development that will result in job opportunities for poverty-level families and support job training efforts.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

Continue to support non-profits in the delivery of basic services through the City of New Bern CDBG program.

SP-80 Monitoring – 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The City of New Bern's monitoring standards and procedures will begin with sub-recipient agreements, the content of which typically include performance criteria, affordability periods, inspection and re-inspections requirements, income eligibility, reporting, and financial regulatory requirements. The City will create a schedule to conduct a desk audit or on site monitoring for the projects. All projects will be monitored with a site visit. Housing projects will include inspections and a final desk audit once completed. On site monitoring visits will include a five step process: notification letter; entrance conference; documentation, data review and analysis; exit conference; and monitoring follow-up letter. Homeownership activities will be monitored annually to insure continued occupancy of the approved program recipient.

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	263,375	0	0	263,375	0	

Table 54 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Since the City does not receive HOME or ESG funds, not match is required. We anticipate that, as funded improvements are made to the Gateway District, private investment will follow.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Partnering with a non-profit or for-profit housing developer, publically owned property may be used to construct additional affordable single family housing. The City has acquired numerous small lots, particularly in the Gateway Renaissance area, through tax foreclosures. If the New Bern Housing Authority receives funding through the Choice Neighborhoods Implementation Grant program, we anticipate these some of these lots will be used to construct rental housing to replace units lost through transformation of the public housing.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Gaston Boulevard Phase 1	2014	2016	Affordable Housing	Gateway District	Affordable Housing - Production of New Units Housing Development - Infrastructure	CDBG: \$75,000	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 110 Households Assisted
2	Housing Rehabilitation - Roof Repair/Replacement	2014	2019	Affordable Housing		Housing Rehabilitation	CDBG: \$40,375	Homeowner Housing Rehabilitated: 6 Household Housing Unit
3	Parks and Recreation Improvements	2014	2016	Non-Housing Community Development	Gateway District	Public Improvements and Infrastructure	CDBG: \$16,000	
4	Construction of Accessible Sidewalks - Gateway	2014	2017	Non-Housing Community Development	Gateway District	Public Improvements and Infrastructure	CDBG: \$20,000	
5	Provide Homeless and At Risk Supportive Services	2014	2019	Homeless		Support for Agencies Serving the Homeless	CDBG: \$30,000	

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Assistance to CBDO to construct affordable housing	2014	2019	Affordable Housing	Gateway District	Affordable Housing - Production of New Units	CDBG: \$32,000	Homeowner Housing Added: 4 Household Housing Unit

Table 55 – Goals Summary

Goal Descriptions

1	Goal Name	Gaston Boulevard Phase 1
	Goal Description	
2	Goal Name	Housing Rehabilitation - Roof Repair/Replacement
	Goal Description	
3	Goal Name	Parks and Recreation Improvements
	Goal Description	Improvements to urban forest area at corner of F and Biddle Streets
4	Goal Name	Construction of Accessible Sidewalks - Gateway
	Goal Description	
5	Goal Name	Provide Homeless and At Risk Supportive Services
	Goal Description	
6	Goal Name	Assistance to CBDO to construct affordable housing
	Goal Description	

Projects

AP-35 Projects – 91.220(d)

Introduction

The projects identified for funding address the priorities identified in the Strategic Plan. They include infrastructure installation for Gaston Boulevard Phase 1, a proposed LIHTC development, additional improvements to the urban forest area in the Gateway District, installation of needed sidewalks with ADA accessibility in the Gateway District, roof repair or replacement, assistance with payment of tap fees for new housing construction, and public services set aside for agencies addressing the needs of the homeless population.

Projects

#	Project Name
1	Gaston Boulevard Phase1 Infrastructure
2	Parks and Recreation Improvements
3	Administration of CDBG program

Table 56 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

These projects address priorities identified in the Strategic Plan

AP-38 Project Summary

Project Summary Information

1	Project Name	Gaston Boulevard Phase1 Infrastructure
	Target Area	Gateway District
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$75,000
	Description	Gaston Boulevard Phase 1 has been submitted for funding under the NC LIHTC program. If approved, the City will use CDBG funds to assist with the installation of infrastructure up to \$75,000 per year for 2 years.
	Target Date	6/30/2017
	Estimate the number and type of families that will benefit from the proposed activities	If funded, the project will have 100 apartment units, all of which will be reserved for seniors with incomes below 60% of the area median income. There will be 76 one bedroom units and 34 two bedroom units.
	Location Description	Gaston Boulevard., which is on the western edge of the Gateway District.
	Planned Activities	Installation of infrastructure, to include water lines, sewer lines, electric utilities, streets, sidewalks and drainage.
2	Project Name	Parks and Recreation Improvements
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	:
	Description	Improvements to Parks and Recreation Facilities in the Gateway District
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	

	Planned Activities	
3	Project Name	Administration of CDBG program
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$50,000
	Description	Planning and administration of the CDBG Entitlement Cities program
	Target Date	6/30/2015
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	City of New Bern Development Services Department
	Planned Activities	

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The Gateway District is an area of approximately 462 acres located just west of Downtown New Bern. It has historically been a low wealth, primarily minority community.

Geographic Distribution

Target Area	Percentage of Funds
Gateway District	70

Table 57 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

In March, 2012, the City of New Bern Board of Aldermen adopted Strategic Goals and Objectives. One of these was to "lead the transformation of the Five Points Commercial Corridor, the Greater Duffyfield Neighborhoods, and other distressed areas of our City." The Five Points Commercial Corridor and the Greater Duffyfield Neighborhoods are located in the Gateway District. Allocating the majority of the CDBG funding to this area will help meet the city's Strategic Goals and address needs in an area of concentrated poverty.

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	10
Special-Needs	0
Total	10

Table 58 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	4
Rehab of Existing Units	6
Acquisition of Existing Units	0
Total	10

Table 59 - One Year Goals for Affordable Housing by Support Type
Discussion

AP-60 Public Housing – 91.220(h)

Introduction

Actions planned during the next year to address the needs to public housing

The City of New Bern and the Housing Authority will continue to work together to develop the transformation plan required by the Choice Neighborhoods Planning Grant.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

NBHA has two very active Resident Councils. The city will ensure that residents are notified of homeownership counseling and opportunities.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

NBHA is not designated as troubled.

Discussion

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City of New Bern will continue to participate with the Neuse-Trent Housing Alliance and its member organizations.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City of New Bern will provide Public Services funding for agencies who address the needs of the homeless and will assist in researching programs for the development of transitional and/or permanent supportive housing.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

The City of New Bern will provide Public Services funding for agencies who address the needs of the homeless.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

The City of New Bern will provide Public Services funding for agencies who address the needs of the homeless.

Discussion

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The city will assist affordable housing developers, to the extent possible due to budgetary constraints, by assisting with infrastructure needs and waiving of fees and charges, if possible.

Discussion:

AP-85 Other Actions – 91.220(k)

Introduction:

Actions planned to address obstacles to meeting underserved needs

The City of New Bern will support the efforts of local organization to meet underserved needs through participation in programs sponsored by the organizations, mentoring, and advocacy.

Actions planned to foster and maintain affordable housing

The City of New Bern will continue to encourage developers to provide affordable housing. Affordable housing will be maintained through the roof repair/replacement program and code enforcement.

Actions planned to reduce lead-based paint hazards

Lead-based paint hazards will be addressed when required during rehabilitation efforts.

Actions planned to reduce the number of poverty-level families

The city will encourage and support efforts for poverty-level families to gain employment skills. The city will actively encourage economic development in the city, with special attention to the Gateway District.

Actions planned to develop institutional structure

The city will actively seek partners to carry out activities for which other organizations are better equipped than the city departments.

Actions planned to enhance coordination between public and private housing and social service agencies

The city will continue to participate in the Neuse-Trent Housing Alliance and support its member organizations.

Discussion:

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

This is the first year for which the City of New Bern is eligible for Entitlement City status, so there will be no funds from previous year activities available.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	70.00%

Discussion: