

CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT (CAPER)



PY2017

Year 2 of the PY2016-2020 Consolidated Plan



Jean Sullivan, Director
Charleston County Community Development Department
Lonnie Hamilton Public Services Building
4045 Bridge View Drive, Suite C-216
North Charleston, SC 29406
www.charlestoncounty.org



CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan.

91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The Program Year (PY) 2017-2018 Consolidated Annual Performance and Evaluation Report (CAPER) illustrates the County of Charleston's efforts to coordinate funding in order to deliver comprehensive community development projects and services to its citizens. This report summarizes how federal funds were invested between July 1, 2017 and June 30, 2018 to meet the goals and objectives identified in the 2016-2020 Charleston County Consolidated Plan. The County's partnership with the U.S. Department of Housing and Urban Development (HUD) has enabled significant re-investment in the county to create more safe and livable neighborhoods. Progress relating to these efforts is due in large part to the Community Development Block Grant (CDBG) funding received from HUD. Over the past year, Charleston County and the City of North Charleston have invested federal CDBG funds into infrastructure improvements, housing repairs, and important public services for the low-to-moderate income community at large. Likewise, the strategic investment of Home Investment Partnerships Program (HOME) and the Emergency Solutions Grant (HESG) funds have improved the quality of life for lower income residents and homeless families.

The Consolidated Plan is a comprehensive document that describes the County's housing market conditions, identifies the need for affordable housing and community development, and provides the strategies to address the needs over a five-year period. The County plan coordinates a unified vision for community development and housing actions with the primary goals of providing clean and safe drinking water, connecting neighborhoods, promoting fair housing, providing community and supportive services, investing in public infrastructure, and building affordable housing opportunities.

This CAPER provides an assessment of progress towards the five-year goals and the one-year goals. As a large and growing community, Charleston County must successfully balance a diverse array of housing and community issues. Given the range of competing needs, the County must invest its scarce resources wisely. Overall, the County has had efficient and effective program performance in delivering community development activities.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected Strategic Plan	Actual Strategic Plan	Percent Complete	Expected Program Year	Actual Program Year	Percent Complete
Action on Homelessness	Homeless	ESG: \$712,395	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	30	67	223.33%	5	16	320.00%
Action on Homelessness	Homeless	ESG: see amount above	Homeless Person Overnight Shelter	Persons Assisted	500	1767	353.40%	400	894	223.50%
Demolition	Affordable Housing Homeless	CDBG: \$500,000	Buildings Demolished	Buildings	100	18	18.00%	10	18	180.00%
Direct Services to the LMI Community	Non-Homeless Special Needs	CDBG: \$1,200,000	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	15000	38792	258.61%	7404	22087	298.31%
Direct Services to the LMI Community	Non-Homeless Special Needs	CDBG: see amount above	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	0	215		74	115	155.41%
Direct Services to the LMI Community	Non-Homeless Special Needs	CDBG: see amount above	Homeless Person Overnight Shelter	Persons Assisted	0	167		50	167	334.00%
Emergency Rehabilitation	Affordable Housing	CDBG: \$900,000	Homeowner Housing Rehabilitated	Household Housing Unit	50	75	150.00%	35	52	148.57%
Infrastructure Improvement (Sidewalks)	Non-Housing Community Development	CDBG: \$2,000,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing	Persons Assisted	17500	14138	80.79%	3800	2855	75.13%

			Benefit							
Infrastructure Improvement (Water/sewer lines)	Non-Housing Community Development	CDBG: \$ 500,000	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	30	5	17.00%	8	2	25.00%
New Housing Construction (Rental and Sales)	Affordable Housing	HOME: \$ 1,513,170	Rental units constructed	Household Housing Unit	5	5	100.00%	0	5	500%
New Housing Construction (Rental and Sales)	Affordable Housing	HOME: see amount above	Homeowner Housing Added	Household Housing Unit	10	1	10.00%	2	0	0.00%
Owner-Occupied Rehabilitation	Affordable Housing	HOME: \$ 833,000	Homeowner Housing Rehabilitated	Household Housing Unit	15	22	146.67%	6	5	83.33%
Rehabilitation (vacant units to sell or rent)	Affordable Housing	HOME: \$ 250,000	Rental units rehabilitated	Household Housing Unit	2	2	100.00%	2	2	100.00%
Rehabilitation (vacant units to sell or rent)	Affordable Housing	HOME: see amount above	Homeowner Housing Added	Household Housing Unit	3	0	0.00%	1	0	0.00%
Well and Septic Improvements	Affordable Housing Non-Housing Community Development	CDBG: \$ 1,347,510	Homeowner Housing Rehabilitated	Household Housing Unit	100	104	104.00%	20	69	345.00%

Table 1 - Accomplishments – Program Year & Strategic Plan to Date

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

Please Note: Table 1 lists the units incorrectly for several accomplishments. The units for sidewalks should be linear feet - not persons assisted. The units for rapid re-housing "actual" outcomes should be persons assisted - not households assisted (however, the "expected" outcomes are households assisted).

This is the County's second year of the 2015-2020 Consolidated Plan and applicants were encouraged to submit proposals that align with the Consolidated Plan Goals. For CDBG, Infrastructure projects (particularly well, septic, and water/sewer connections) were one of the top priorities for the County in Program Year (PY) 2017. A total of 71 LMI households now have clean drinking water and safe, sanitary septic systems through activities completed by the Charleston County Community Development Department. In addition to these infrastructure projects, sidewalk projects were completed in North Charleston (with prior year funds) on the following streets:

- Kent Avenue, Azalea Drive to Accabee Road, 865LF
- Marilyn Drive, Alvie Street to Smokey Street, 320LF
- Oakwood Avenue, Bexley Avenue to Mobile Home Park, 840LF
- Ranger Drive, Rusty Street to 2779 Ranger Drive, 780LF
- Hedgewood Street (Hedgewood Street to Meeting Street), 50 LF

These sidewalks represent access to approximately 5,050 individuals.

Emergency Repairs were also one of the top priorities under CDBG for the County in PY2017, with 52 repairs performed during the year. Also using CDBG funds, public service activities reached the most vulnerable of the county residents through youth programs, literacy and workplace training, and legal and senior services. In total, 22,369 total Charleston County residents received public services during the program year.

According to HUD Report PR26, 100 percent of the CDBG funds were used to benefit low-to-moderate income individuals and families and 13% of funds were obligated for Public Service activities.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

	CDBG	HOME	ESG
White	9,009	1	360
Black or African American	27,591	11	408
Asian	234	0	1
American Indian or American Native	32	0	2
Native Hawaiian or Other Pacific Islander	109	0	8
Total	36,975	12	779
Hispanic	6,721	0	35
Not Hispanic	31,485	12	875

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

Please note: In Table 2, the CDBG and ESG numbers reflect the number of individuals - not the number of families. In addition, the table does not include a line for "Other multi-racial." Under CDBG, 1,231 LMI persons identified themselves as "Other multi-racial," which brings the total number individuals receiving assistance under CDBG to 38,206. Under HESG, 84 LMI persons identified themselves as "Other multi-racial" and 47 people had missing information/refused to provide information, which brings the total number of individuals receiving assistance under HESG to 910.

CDBG funds were used for housing and non-housing services during PY2017. According to the HUD PR23 report, a total of 38,206 LMI persons received benefits through public services, emergency housing repairs, and access to clean drinking water and sanitary sewer systems. Almost 72 percent reported their race as Black or African American, while about 24 percent were White or Caucasian. About 18 percent of persons receiving a benefit from CDBG funds were Hispanic.

About 92 percent receiving benefit of the HOME Program identified as Black or African-American and approximately 8 percent were White/Caucasian. No individuals identified themselves as having a Hispanic origin.

Homeless individuals reported their racial background for the Emergency Solutions Grant was approximately 40 percent White or Caucasian and about 45 percent Black or African American.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	CDBG	1,641,018	1,868,428.72
HOME	HOME	779,765	513,363.08
HOPWA	HOPWA		
ESG	ESG	145,113	146,333.35
Other	Other		

Table 3 - Resources Made Available

Narrative

Community Development Block Grant (CDBG)

The 2017 CDBG allocation from HUD was \$1,625,461, which is a \$13,584 increase from the 2016 award of \$1,611,877. CDBG funds supported infrastructure projects, public service activities, and emergency housing repairs. Palmetto Community Action Partnership was awarded \$40,000 in PY17 but decided to return the funds to Charleston County; those funds were included in the PY18 funding cycle.

Home Investment Partnerships Program (HOME)

The 2017 HOME allocation from HUD was \$570,492, which is a \$6,435 decrease from the 2016 HOME allocation of \$576,927. The HOME program supports development and preservation of affordable housing stock for both County and City of North Charleston residents. The total HOME Funds expended is a total of applicable line items from PR07 report that comprise the County's Revenue Records for Fiscal Year 2018.

Emergency Solutions Grant (HESG)

The 2017 allocation for the Emergency Solutions Grant Program was \$145,113, a \$2,634 increase from the total 2016 allocation of \$142,479. These funds support core programs addressing homelessness in Charleston County, such as emergency shelter operations and rapid re-housing services. The total ESG Funds expended is a total of applicable line items from PR05 report that comprise the County's Budget to Actual for Fiscal Year 2017.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
County (Rural only)	5	14	Other
Countywide	95	86	County

Table 4 – Identify the geographic distribution and location of investments

Narrative

The table above represents the location data for the distribution of funding plus the cost of administration and contracting of the CDBG, HOME and Emergency Solutions Programs. The funds were distributed to organizations serving areas throughout Charleston County, with 14% of the funds focused on well/septic upgrades and water/sewer connections. The National objective of assisting those low/mod individuals represented 100 percent of people served.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

HESG Match information

Total Match: \$173,763

Match Required \$146,333.35

In addition, applicants to the County's HOME program must provide evidence of a minimum of 25% non-federal, non-administrative match funds. All HOME activities require 25% match by subrecipients. The "Fiscal Year Summary - HOME Match" provides more information about the ways federal funds leveraged additional resources.

No publicly owned land or property located within the jurisdiction was used/leveraged to address the needs identified in the plan.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	2,118,864
2. Match contributed during current Federal fiscal year	41,031
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	2,159,895
4. Match liability for current Federal fiscal year	181,821.33
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	1,978,073.67

Table 5 – Fiscal Year Summary - HOME Match Report

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	Date of Contribution	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Preparation, Construction Materials, Donated labor	Bond Financing	Total Match
01-CHDO-2002-17 (Metanoia)	06/30/2018	9,935	0	0	0	0	0	9,935
01-HOME-12-1915-15 (Hollywood)	06/30/2018	6,530	0	0	0	0	0	6,530
01-HOME-1994-16 (Hollywood)	06/30/2018	24,566	0	0	0	0	0	24,566

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period				
Balance on hand at beginning of reporting period \$	Amount received during reporting period \$	Total amount expended during reporting period \$	Amount expended for TBRA \$	Balance on hand at end of reporting period \$
0	48,085	48,085	0	0

Table 7 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period						
	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Dollar Amount	489,615	0	0	429,900	22,325	37,390
Number	20	0	0	12	2	6
Sub-Contracts						
Number	4	0	0	2	1	1
Dollar Amount	50,124	0	0	19,581	20,571	9,972
	Total	Women Business Enterprises	Male			
Contracts						
Dollar Amount	489,615	56,490	433,125			
Number	20	3	17			
Sub-Contracts						
Number	4	0	4			
Dollar Amount	50,124	0	50,124			

Table 8 - Minority Business and Women Business Enterprises

Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted						
	Total	Minority Property Owners				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Dollar Amount	0	0	0	0	0	0

Table 9 – Minority Owners of Rental Property

Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition

Parcels Acquired		0	0			
Businesses Displaced		0	0			
Nonprofit Organizations Displaced		0	0			
Households Temporarily Relocated, not Displaced		0	0			
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	0	0	0	0	0	0

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	5	16
Number of Non-Homeless households to be provided affordable housing units	46	37
Number of Special-Needs households to be provided affordable housing units	0	27
Total	51	80

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	5	16
Number of households supported through The Production of New Units	2	5
Number of households supported through Rehab of Existing Units	44	59
Number of households supported through Acquisition of Existing Units	0	0
Total	51	80

Table 12 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

Although this section deals mostly with HOME-funded projects, ESG-funded rental assistance as well as CDBG-funded emergency repairs are included in the totals for outcomes. The tables represent the number of households supported - with one exception. The "number of homeless to be provided affordable housing units" and "number of households supported through rental assistance" is represented by the number of individuals receiving assistance through ESG-funded rental assistance. The "number of special-needs to be provided affordable housing" included elderly and/or disabled households.

Housing projects often require several years to complete, which is the main issue in completing HOME-funded projects.

Discuss how these outcomes will impact future annual action plans.

The completion of HOME projects will continue in the coming year. Because several new construction projects are in the final stages of completion, there should be at least 3 new homes that are finished over the next year. In addition, 2 units that were acquired and rehabilitated should also be completed over the next year and will become available for one renter and for one homeowner, respectively.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	2,336	1
Low-income	357	3
Moderate-income	19,678	8
Total	22,371	12

Table 13 – Number of Households Served

Narrative Information

Note: The CDBG totals represent individuals and households served - not households only.

In PY2017, Charleston County provided support of affordable housing using both CDBG and HOME funds through the emergency repair of 52 and rehabilitation of 5 owner-occupied housing units, rehabilitation of 2 vacant units to rent, and the construction of 5 new housing units for rent.

The County provided housing assistance through all three grant programs - CDBG, HESG, and HOME. CDBG funded critical home repair services by Operation Home, Home Dreams Foundation, Metanoia, the Charleston County Housing and Redevelopment Authority, the Sustainability Institute, and the Town of Awendaw for 52 LMI owner-occupied housing units. Homeless prevention activities supported 115 at-risk households through Humanities Foundation with CDBG funding.

The HESG Program provided essential services to address the needs of homeless persons living on the street, in emergency shelters, and in transitional housing as well as enabled homeless persons secure permanent housing and support services. These funds provided operational support to One80 Place, Inc. for food, shelter, education, legal and veteran services to 894 homeless individuals. Florence Crittenton provided rapid re-housing services and case management to 16 homeless individuals during PY2017.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

People experiencing homelessness are engaged and assessed through our Coordinated Entry System. The core elements of our Coordinated Entry System include system entry points, the VI-SPDAT tool, and prioritization of individuals and families for referral to appropriate and available housing resources. The entry points to our system include all emergency shelters, street outreach teams, and the housing crisis phone line. These entry points are announced throughout the community using local media and community partners. When households present at any entry point, the first step of our assessment process is the diversion and prevention protocol. The second stage of the assessment process is the Housing Barrier Assessment and assistance with market housing. If the household is still experiencing homelessness after 14 days the VI-SPDAT is administered and the household is placed on the Prioritization List. Our CoC uses the HUD-recommended priority policy for Chronically Homeless individuals. Our CES helps to lower barriers to housing through consolidation of intake paper-work and a centralized Housing Inventory.

Addressing the emergency shelter and transitional housing needs of homeless persons

One80 Place provides emergency shelter for individual men, women, families with children and transitional housing for veterans.

One80 Place

- 60 beds for individual adult men experiencing homelessness
- 50 beds for individual women or families with children
- 40 transitional housing beds for male Veterans
- 6 transitional housing beds for female Veterans and/or families with children

Lowcountry Continuum of Care (CoC) manages the Housing Crisis Phone Line for all requests for shelter services in the jurisdiction. Available shelter beds are prioritized for households with children, persons living in unsheltered situations, persons with long histories of homelessness, and for persons with disabling conditions.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after 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); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

Supportive services offered to households who have recently been housed are key to ensuring that homelessness remains a one-time occurrence. Our CES aims at shortening the length of time persons experience homelessness by targeted engagement through outreach and inclusion on our community's Prioritization List for Permanent Supportive Housing for Chronically Homeless Persons, and Rapid Re-Housing for households experiencing episodic homelessness. More resources are needed for both Permanent Supportive Housing and Rapid Re-Housing in order for our community to reach a "functional zero" of homelessness; where all persons experiencing homelessness can transition to housing within 30 days. Case managers at institutions such as hospitals or corrections programs work to ensure that no one is discharged into homelessness. However, more meaningful collaborations and more frequent communication between homeless service providers and these institutions are needed in order to prevent discharges to a homeless setting.

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 Coordinated Entry System that is managed by the CoC relies upon a common assessment that assesses the vulnerability of homeless persons to help with the decision making process about who to prioritize for services and how best to serve those persons and families experiencing homelessness. This process recommends certain persons and families for Permanent Supportive Housing (almost always these are chronically homeless persons), Rapid Re-Housing, or general support in finding suitable housing (but no financial support). Using this consistent method across Charleston County helps the CoC focus the limited resources available on those who are in greatest need. All entry points to our Coordinated Entry System use a Prevention and Diversion assessment to help households identify alternative ways to avoid becoming homeless and entering the service system.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

There are two Public Housing Authorities located in Charleston County that benefit the citizens of North Charleston and residents located outside the city limits of Charleston, South Carolina. The North Charleston Housing Authority (NCHA) and Charleston County Housing and Redevelopment Authority (CCHRA) are funded directly by HUD and do not receive Urban Entitlement funds from either the County or the City.

There are 1,079 vouchers allocated for use in Charleston County. The Charleston County Housing and Redevelopment Authority (CCHRA) opened Housing Choice Voucher Program waiting list on Monday, February 5, 2018 at 9:00 a.m. The Housing Choice Voucher Program (HCVP) accepted 500 applications.

CCHRA also oversees the management and operations of 399 one, three, and four bedroom housing units (143 single-family homes and 256 elderly residences). The single family homes are located in 50 different subdivisions throughout Charleston County. Public Housing serves an average of 508 families annually. The Charleston County Housing and Redevelopment Authority (CCHRA) opened the Public Housing waiting list on Monday, February 5, 2018 at 9:00 a.m. and accepted 500 applications.

The North Charleston Housing Authority released an application for up to 1,000 applications for the Section 8 Housing Choice Voucher waiting list at February 1, 2018 at 6 p.m.

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

CCHRA administers one program to help residents become economically self-sufficient:

The Family Self-Sufficiency (FSS) program, a Section 8 program of the United States Department of Housing and Urban Development (HUD) encourages communities to develop local strategies to help assisted families obtain employment that will lead to economic independence and self-sufficiency. Residents in the Section 8 Program may sign up to participate in FSS. The program works with residents, who establish goals such as, continuing their education, job training, purchasing a first-time home, or starting a small business. Residents who participate in the program must agree to work toward achieving their goals and participate in specific training. Participants build escrow accounts from their rent payments to help them reach their final goal at the completion of the program. The Resident Services Department works with various agencies in the community to develop resources for participating FSS family members.

Actions taken to provide assistance to troubled PHAs

N/A

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken 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. 91.220 (j); 91.320 (i)

See Appendix C - Fair Housing Outcomes (under "Impediment 3: Affordability") for more information.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

The County seeks to meet underserved needs through its housing and community development programs. A particular need in the Charleston County is financial assistance to persons who are homeless or who are at-risk of becoming homeless. The County addresses this need by providing funds to nonprofit organizations serving homeless individuals and households. In addition, infrastructure improvements, mostly in underserved communities, will help to foster safe and decent living environments for the residents of Charleston County.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

Lead based paint hazard and rehabilitation project management continues to be an area requiring on-going technical assistance, project analysis and monitoring of project administration. Community Development continues to offer Environmental Protection Agency (EPA) and HUD endorsed lead resources while also securing HUD guidance pertaining to regulatory interpretation in an effort to increase Sub-Recipients' knowledge and skills competency. Supports in the following areas continue to be provided: Community Development staff review the Sub-Recipients' work writes-ups/rehabilitation projects scope of work, reviews of documentation supporting the approach to lead hazards reduction and reviews of lead risk assessments, analysis of procurement documents, and audits of participant disclosures/lead notifications are conducted.

Desktop monitorings are being conducted to ensure adherence to Lead Safe Housing Rule (LSHR) requirements. Reimbursement of construction related expenditures also require sufficient documentation and evidence of lead project management compliance when projects are subject to the LSHR. Charleston County Community Development staff continues to identify LSHR training resources available to HOME and CDBG Sub-Recipients. We routinely evaluate available resources in order to identify training models which would assist Sub-Recipients in developing knowledge and skills competency needed to ensure LSHR project management. Charleston County Community Development continues to enforce the Lead Assessors Procurement Process. In collaboration with the Charleston County Procurement Department Community Development advertises their Request for Qualifications (RFQ) and maintains a list of approved Lead Hazards Assessors. This list along with invoicing document ensures that all CDBG repair and HOME funded rehabilitation projects are operating under uniform and County endorsed procurement practices.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

Some of the actions taken to reduce poverty are as follows: (1) Through the use of collaborative partnerships, provided additional and improved housing by engaging in the rehabilitation and creation of housing; (2) Through the County's partnering institutions, provided persons who are at-risk of becoming homeless with rapid re-housing, rental, mortgage and/or utility assistance; and, (3) Funded partners that assisted homeless individuals and households with overnight shelter.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

Charleston County's Community Development Department continues to improve its processes and programs by participating in HUD-sponsored training and other training activities that increase our capacity to deliver superior service to low and moderate income citizens in Charleston County. The number of clients serviced under each program has increased and in most cases has exceeded the annual goal established in the County's Consolidated Plan. The Department is also building its capacity by continuing to partner with nonprofit housing and public service providers as well as engaging professional services (e.g., well drilling) when necessary to ensure that the needs of the community are being addressed. The Department is fortunate to have a Community Development Advisory Board to assist it in making funding decisions and meeting the needs of the community.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

Charleston County has targeted significant CDBG and HOME resources for its housing partners to build affordable housing and rehabilitate existing units and owner-occupied homes. The County will continue to work with its partners to encourage affordable housing. In August 2017, Community Development (CD) staff held an Emergency Repair Provider Meeting to discuss HUD compliance and streamlining activities.

In addition, County staff communicate with the Charleston County Housing and Redevelopment Authority to better partner. For example, CD staff attended the CCHRA Board of Commissioner Meeting in July 2017 to learn about CCHRA activities and strategies. Also, CD staff met with CCHRA in the past year to discuss Section 3 and Construction on-the-job trainings.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

See Appendix C - Fair Housing Outcomes for more information.

CR-40 - Monitoring 91.220 and 91.230

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

Charleston County Community Development monitors 100% of the grant-funded Sub-Recipients; the monitoring system incorporates the following standards:

Accurately Assessing Risk

The Primary Tenants of Monitoring utilizes a risk assessment model with project scoring to determine the Sub-Recipients' monitoring level for the program year. Risk variables analyzed include, organizational capacity/experience, demonstrated performance, documented program compliance (i.e., prior year monitoring status or findings) and current funding amount(s). The Risk Analysis Model is inclusive of an assessment scale, which provides the basis for evaluating risks and subsequently ranking projects in categories ranging from "high to low risk".

Identifying Technical Assistance Needs

Sub-Recipients receive trainings and support in areas of policy and procedures review and development, review of program design and recommendations for managing grant-funded services and most importantly, incorporating regulatory elements into program operations. Offering Sub-Recipients technical assistance sessions has been an effective strategy promoting Sub-Recipients' enhanced performance and grant management competency, resulting in increased regulatory compliance.

Evaluating Performance Capacity

Timeliness of Expenditure Reporting

All reimbursement requests undergo a rigorous review; cost allowability, beneficiary eligibility, procurement/pricing practices, and cost reasonableness are all examined as are timeliness of expenses. These elements continue to be a critical indicator as we are constantly examining organizational performance capacity of newer Sub-Recipients and the sustained capacity of more veteran Sub-Recipients who have expanded their service focus and services areas.

Timeliness and Accuracy of Progress Reporting

The review and analysis of monthly/quarterly progress reports enables County staff to conduct an "early intervention", to address problems, and to develop strategies to ensure regulatory compliance as well as compliance with the Sub-Recipient agreement. The monitoring of expenditures and progress reporting is a valuable tool that aids in establishing the framework to develop and implement meaningful and

appropriate levels of technical assistance.

With Charleston County Community Development assuming responsibility for the administrative oversight of the City of North Charleston Urban Entitlement grant funded projects it continues to be necessary to ensure that the Risk Analysis Model annually evaluates performance variables associated with grants awarded in the \$5,000-\$10,000 range. These grants would typically score as “*low risk*” and not meet the established criteria or be subject to a site monitoring or desktop review. The risk model was amended to include pre-contract technical assistance (for Sub-Recipients who are new to the Urban Entitlement funding arena), and formal performance reviews with written reports. The revisions primarily affect the smaller grants awarded but can be applied to any level of funding where performance challenges arise.

Minority Business Outreach

The Small Business Enterprise (SBE) program is the small-business development component of Charleston County’s Contracts and Procurement Department. The SBE Program is race and gender neutral with an emphasis on assisting small companies to achieve maximum exposure to the public procurement process. Urban Entitlement Sub-Recipients are encouraged to utilize the small companies providing services and/or supplies that are consistent with their grant-funded activities. Charleston County Community Development assists with facilitating dialogues between Sub-Recipients, the Procurement Department and small-business companies.

The Community Development Department implemented strategies to promote Sub-Recipients’ awareness and compliance with Section 3 mandates and worked collaboratively with the Charleston County Disadvantaged Business Enterprise (DBE) Program to identify Section 3 firms.

SECTION 3

To the greatest extent feasible, the Sub-Recipient agrees to ensure compliance with Section 3, which is a provision of the HUD Act of 1968. Section 3 requires that recipients of certain HUD financial assistance, to the greatest extent feasible, provide job training, employment, and contracting opportunities for low- or very-low income residents in connection with projects and activities in their neighborhoods.

Charleston County DBE Program

The DBE Program was created to ensure nondiscrimination in the award of federally assisted contracts. The DBE Program assists in the development of Disadvantaged Business Enterprises, in order to increase their competitiveness in the market place. The DBE Program creates a level playing play field on which DBEs can compete fairly for US Department of Transportation (US DOT) contracts and other federally assisted contracts. The DBE aims to enhance and maximize participation of minorities and women in contracting and procurement. Firms and individuals receiving DBE assistance are now being referred to Community Development to determine the firm/individuals’ interest and Section 3 eligibility. Community Development provides individualized information sessions to discuss the Section 3 self-

certification and registration requirements. Urban Entitlement Sub-Recipients use of the Section 3 online database during their procurement of HUD funded services and products is routinely reviewed by Community Development staff. In an attempt to assist Section 3 firms, expand their performance capacity Sub-Recipients have offered to provide Section 3 firms with feedback and mentoring to increase their marketing and responsiveness to bid/pricing/procurement opportunities.

In accordance with Sections 3 mandates and the DBE initiative the availability of the Section 3 Business Registry and DOT funded employment and On the Job Training (OJT) opportunities were made available to residents who reside in public housing. Community Development staff, serving on the Charleston County Housing Authority, Family Self-Sufficiency Advisory Group, assisted public housing residents with the Section 3 registration and provided information pertaining to DOT and County supported OJT opportunities.

Monitoring Schedule

See Appendix B for the PY 2017 Monitoring Schedule.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

Charleston County Community Development conducted the following actions prior to submission of the 2017 CAPER. The public review and comment period was August 14, 2018 – August 30, 2018.

- A public hearing was held in Council Chambers of the Public Services Building on Bridge View Drive at 6:30 PM on Tuesday, August 21, 2018. No comments received.
- A public notice was published in the Post and Courier, the area's widest circulated newspaper to announce the availability of the CAPER for public review and comment.
- A draft copy of the CAPER was made available on the County's website www.charlestoncounty.org for public review.
- A draft copy of the CAPER was made available in the Community Development Department located in the Public Services Building on Bridge View Drive.
- Written comments were accepted as outlined in the Citizen Participation Plan.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

N/A

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-50 - HOME 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

The Charleston County Community Development 2017 annual monitoring plan identified all HOME-funded rental projects as being subject to an annual on-site monitoring; as such all properties currently under affordability requirements were monitored; this exceeded the rental inspection requirements as identified at 24 CFR 92.504(d). During the affordability period, the rental inspections include a review of the tenants' re-certification and verification of the information provided on the HUD mandated *"Property Owner Annual Certification of Habitability"*. The *"Property Owner Annual Certification of Habitability"* is collected in December of each year and certifies that the owner of HOME-funded rental properties has determined that their HOME-funded rental property is suitable for occupancy as defined by local, state and health and safety ordinances, requirements and regulations. Additionally, the reviews documents the owners' record of property inspection(s), oversight of property maintenance and adherence to acceptable Housing Quality Standards (HQS) as defined by HUD.

Thirty-seven (37) HOME-funded rental units were inspected during the 2017 CAPER reporting period. Throughout the year, the Community Development Department receives copies of HOME lease renewals and new rental unit lease-ups. We use this opportunity to provide technical assistance and discuss the HOME owners' property management oversight and strategies to address consistent implementation of HQS. Owners of HOME-funded rental units are now providing documentation of attempts to resolve/remedy re-occurring tenant lease violations. Providing written notice of lease expectations, to tenants, combined with timely responsiveness to tenants and property maintenance concerns continues to be the most effective method to ensure both continued occupancy and preservation of the rental units.

The older of the Charleston County HOME-funded rental projects, Lincolnville Gardens, a project managed by Charleston County Housing and Redevelopment Authority, provides housing to senior citizens. The project consistently demonstrates stability in its oversight and adherence to regulatory standards. Tenants have expressed satisfaction with the responsiveness of the owner and satisfaction with their living environment. The senior rental project, which includes 39 rental units, continues to

score as a “*high risk*” due to its size and nature of population served. As a result, the project is subject to an annual on-site monitoring for the duration of the Affordability Period.

The Community Development Department continues to assess staff capacity and performance of owners and property management representatives affiliated with HOME-funded rental projects, thereby ensuring that HOME regulations and the Affordability Period requirements are understood. In doing this, we are protecting the HOME investment and ensuring that the HOME-assisted rental units do not fall into conditions of disrepair.

See Appendix B for table of inspections.

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 92.351(b)

Sufficient evidence of Affirmative Marketing and Minority Outreach efforts has been provided by owners of HOME-assisted rental projects; specifically rental projects consisting of five or more units. Affirmative Marketing and minority outreach practices and adherence to the Community Development Affirmative Marketing requirements are reviewed annually in coordination with the scheduled HOME rental project inspections. Owners of HOME-assisted homebuyer projects will receive technical assistance to ensure compliance with HOME regulatory requirements and implementation of Affirmative Marketing standards as outlined in the Charleston County HOME Program Operating and Procedures Manual.

Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics

About \$48,085 in program income was used for the following projects:

- Owner-occupied Rehabilitation: Household characteristics - African American, 60-80% AMI
- Owner-occupied Rehabilitation: Household characteristics - African American, 60-80% AMI

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)

The County has also worked with partnering agencies to maintain affordable housing by repairing 52 homes, rehabilitating 5 homes, rehabilitating 2 vacant units for rental, and constructing 5 new homes for rental in PY2017. Also see Appendix C.

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name	CHARLESTON COUNTY
Organizational DUNS Number	073728248
EIN/TIN Number	576001289
Identify the Field Office	COLUMBIA
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	Charleston/Low Country CoC

ESG Contact Name

Prefix	Mrs
First Name	Eula Jean
Middle Name	0
Last Name	Sullivan
Suffix	0
Title	Community Development Director

ESG Contact Address

Street Address 1	4045 Bridge View Drive, Suite C216
Street Address 2	0
City	North Charleston
State	SC
ZIP Code	29405-
Phone Number	8432026971
Extension	0
Fax Number	0
Email Address	jsullivan@charlestoncounty.org

ESG Secondary Contact

Prefix	Dr
First Name	Anna
Last Name	Eskridge
Suffix	0
Title	Program Manager
Phone Number	8432026986
Extension	0

Email Address

aeskridge@charlestoncounty.org

2. Reporting Period—All Recipients Complete

Program Year Start Date

07/01/2017

Program Year End Date

06/30/2018

3a. Subrecipient Form – Complete one form for each subrecipient

Subrecipient or Contractor Name: Florence Crittenton Programs of South Carolina

City: Charleston

State: SC

Zip Code: 29403, 3612

DUNS Number: 834136410

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 50000

Subrecipient or Contractor Name: One Eighty Place

City: Charleston

State: SC

Zip Code: 29403, 4525

DUNS Number: 960375996

Is subrecipient a victim services provider: N

Subrecipient Organization Type: Other Non-Profit Organization

ESG Subgrant or Contract Award Amount: 75000

CR-65 - Persons Assisted (Please note: this information is now submitted with the SAGE reporting system to HUD)

4. Persons Served

4a. Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 16 – Household Information for Homeless Prevention Activities

4b. Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 17 – Household Information for Rapid Re-Housing Activities

4c. Complete for Shelter

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 18 – Shelter Information

4d. Street Outreach

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 19 – Household Information for Street Outreach

4e. Totals for all Persons Served with ESG

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 20 – Household Information for Persons Served with ESG

5. Gender—Complete for All Activities

	Total
Male	
Female	
Transgender	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 21 – Gender Information

6. Age—Complete for All Activities

	Total
Under 18	
18-24	
25 and over	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 22 – Age Information

7. Special Populations Served—Complete for All Activities

Number of Persons in Households

Subpopulation	Total	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters
Veterans				
Victims of Domestic Violence				
Elderly				
HIV/AIDS				
Chronically Homeless				
Persons with Disabilities:				
Severely Mentally Ill				
Chronic Substance Abuse				
Other Disability				
Total (unduplicated if possible)				

Table 23 – Special Population Served

CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

10. Shelter Utilization

Number of New Units - Rehabbed	0
Number of New Units - Conversion	0
Total Number of bed-nights available	41,975
Total Number of bed-nights provided	42,423
Capacity Utilization	101.07%

Table 24 – Shelter Capacity

11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

Housing Stability

GOAL: 85% exit to stable housing

Total Income Measure

GOAL: 50% increase their income from any source

Earned Income Measure

GOAL: 20% increase their earned income

CR-75 – Expenditures

11. Expenditures

11a. ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in Program Year		
	2015	2016	2017
Expenditures for Rental Assistance	0	0	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	0	0	0
Expenditures for Homeless Prevention under Emergency Shelter Grants Program	0	0	0
Subtotal Homelessness Prevention	0	0	0

Table 25 – ESG Expenditures for Homelessness Prevention

11b. ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in Program Year		
	2015	2016	2017
Expenditures for Rental Assistance	24,328	57,026	0
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance	0	0	0
Expenditures for Housing Relocation & Stabilization Services - Services	14,363	26,877	53,854.43
Expenditures for Homeless Assistance under Emergency Shelter Grants Program	0	0	0
Subtotal Rapid Re-Housing	38,691	83,903	53,854.43

Table 26 – ESG Expenditures for Rapid Re-Housing

11c. ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in Program Year		
	2015	2016	2017
Essential Services	0	0	0
Operations	67,600	73,719	74,999.82
Renovation	0	0	0
Major Rehab	0	0	0
Conversion	0	0	0
Subtotal	67,600	73,719	74,999.82

Table 27 – ESG Expenditures for Emergency Shelter

11d. Other Grant Expenditures

	Dollar Amount of Expenditures in Program Year		
	2015	2016	2017
Street Outreach	0	0	0
HMIS	7,500	15,000	17,479.10
Administration	8,715	0	0

Table 28 - Other Grant Expenditures

11e. Total ESG Grant Funds

Total ESG Funds Expended	2015	2016	2017
	122,506	172,622	146,333.35

Table 29 - Total ESG Funds Expended

11f. Match Source

	2015	2016	2017
Other Non-ESG HUD Funds	0	0	0
Other Federal Funds	0	34,663	0
State Government	0	0	0
Local Government	0	0	0
Private Funds	116,194	153,255	123,763
Other	75,000	101,045	50,000
Fees	0	0	0
Program Income	0	0	0
Total Match Amount	191,194	288,963	173,763

Table 30 - Other Funds Expended on Eligible ESG Activities

11g. Total

Total Amount of Funds Expended on ESG Activities	2015	2016	2017
	313,700	461,585	320,096.35

Table 31 - Total Amount of Funds Expended on ESG Activities

**APPENDIX A
PUBLIC NOTICE AND PUBLIC COMMENTS**

PLEASE NOTE: THE TEXT OF THE PUBLIC NOTICE IS ALSO INCLUDED ON THE NEXT PAGE

CHARLESTON COUNTY PROCUREMENT
4045 BRIDGE VIEW DR, C-211e
NORTH CHARLESTON SC 29405-7464
Attn: Gwendolyn Parrilla

AFFIDAVIT OF PUBLICATION

The Post and Courier

State of South Carolina

County of Charleston

Personally appeared before me the undersigned advertising clerk of the above indicated newspaper published in the city of Charleston, county and state aforesaid, who, being duly sworn, says that the advertisement of

(copy attached)

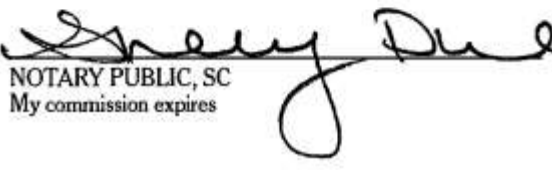
appeared in the issues of said newspaper on the following day(s):

08/06/18 Mon PC
08/06/18 Mon CNW

at a cost of **\$109.92**
Account# **103042**
Order# **1716565**
P.O. Number:

Subscribed and sworn to before me this 7th day of August A.D. 2018


advertising clerk


NOTARY PUBLIC, SC
My commission expires



NOTICE OF AVAILABILITY: 2017 CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT (CAPER): The County of Charleston is submitting the Consolidated Annual Performance Evaluation Report (CAPER) to HUD for approval. The PY 2017 CAPER provides an opportunity to evaluate Charleston County's progress in carrying out priorities and specific objectives identified in its Consolidated Plan and its PY 2017 Annual Action Plan. All interested parties are encouraged to attend a public hearing on Tuesday, August 21, 2018 at 4:30 pm in Charleston County Council Chambers, located on the 2nd Floor of the Lonnie Hamilton Public Service Building, 4045 Bridge View Drive, North Charleston, South Carolina. Starting on August 14, 2018, a draft of the CAPER may be reviewed at www.charlestoncounty.org/departments/community-development/ and can also be reviewed at the address below. The CAPER will be submitted to the U.S. Department of Housing and Urban Development on or before September 30, 2018. Those interested in submitting written statements have until August 30, 2018. Comments should be directed to: Jean Sullivan, Director, Charleston County Community Development Department, 4045 Bridge View Drive, Suite C-205, North Charleston, SC 29405, Telephone (843) 202-6960, TDD (843) 258-6717
ACA 1716565

**NOTICE OF AVAILABILITY: 2017 CONSOLIDATED ANNUAL
PERFORMANCE EVALUATION REPORT (CAPER):**

The County of Charleston is submitting the Consolidated Annual Performance Evaluation Report (CAPER) to HUD for approval. The PY 2017 CAPER provides an opportunity to evaluate Charleston County's progress in carrying out priorities and specific objectives identified in its Consolidated Plan and its PY 2017 Annual Action Plan. All interested parties are encouraged to attend a public hearing on Tuesday, August 21, 2018 at 6:30 pm in Charleston County Council Chambers, located on the 2nd Floor of the Lonnie Hamilton Public Service Building, 4045 Bridge View Drive, North Charleston, South Carolina. Starting on August 14, 2018, a draft of the CAPER may be reviewed at www.charlestoncounty.org/departments/community-development/ and can also be reviewed at the address below. The CAPER will be submitted to the U.S. Department of Housing and Urban Development on or before September 30, 2018. Those interested in submitting written statements have until August 30, 2018. Comments should be directed to: Jean Sullivan, Director, Charleston County Community Development Department, 4045 Bridge View Drive, Suite C202, North Charleston, SC 29405, Telephone (843) 202-6960, TDD (843) 958-4717

PUBLIC COMMENTS:

A public hearing was held in Council Chambers of the Public Services Building on Bridge View Drive at 6:30 PM on Tuesday, August 21, 2018. No comments received

The public review and comment period was August 14 – 30, 2018. No public comments were received.

APPENDIX B
TABLES FOR CR-40 AND CR-50

CR-40 - Monitoring Tables
PY 2017 MONITORING SCHEDULE

On- Site

Date Monitored	Sub recipient	Award	Funding Type
August 21, 2017	Operation Home PY 16	\$60,000 – Charleston County \$31,837- City of North Charleston	CDBG Emergency Repairs
August 28, 2017	Florence Crittenton Programs of SC PY 16	\$53,759	HESG
October 5, 2017	Town of Awendaw PY 16	\$25,000	CDBG Emergency Repair
April 26, 2018	Town of Hollywood/Hollygrove PY10, PY 12, PY 13, PY 15, PY 16	\$985,561	HOME and CHDO New Rental Construction
May 15, 2018	Home Dreams PY 16	\$41,527 – City of North Charleston	CDBG Emergency Repairs
May 17, 2018	One-80 Place PY 17	\$75,000 Homeless Shelter \$17,479 Homeless Management Information Systems (HMIS)	HESG
May 21-23, 2018	Metanoia – City of North Charleston PY 09 – PY 11	Rehabilitation- \$39,949 New Construction - \$41250 New Construction -\$41,250 Rehabilitation - \$17,898 Rehabilitation – \$57, 805 Total - \$198,153	HOME
	Metanoia Emergency Repairs PY 15 Metanoia Emergency Repairs PY 16	\$110,000 – Charleston County \$65, 059 – City of North Charleston Total \$175,059	CDBG CDBG
	Metanoia – City of North Charleston PY 17	\$53,484 Rehabilitation for Homeownership	CHDO
	Metanoia – Charleston County PY 17 Metanoia –PY 16	\$80,000 Rehabilitation for Rental	CHDO
	Metanoia – PY 16 – City of North Charleston	\$177,270 Owner Occupied Rehabilitation	HOME
	Metanoia PY 16 – City of North Charleston	\$40,000 Construction/Re-construction for Rental	HOME
May 24, 2018	Operation Home PY 17	\$65, 770 - Charleston County \$40,000 – City of North Charleston	CDBG Emergency Repairs
May 31, 2018	Teachers’ Supply Closet PY 17	\$10,000 Charleston County \$2,500 City of North Charleston	CDBG
June 12, 2018	Charleston County Housing and Redevelopment Authority and Lowcountry Economic Development Foundation, Inc. PY 98	\$79, 215	HOME/Rental Construction
June 19, 2018	Tricounty Weatherization PY 11, 12,	\$326,585	HOME/Rental

	13, 14, 15, 16		Rehabilitation
June 26, 2018	Charleston Area Senior Citizens PY 17	\$10,000 Charleston County \$18,000 City of North Charleston	CDBG
June 26, 2018	Pro Bono Legal Services PY 17	\$20,000 Charleston County \$7,500 – City of North Charleston	CDBG
July 24, 2018	Sustainability Institute PY 17 City of North Charleston	\$20,000	CDBG Emergency Repairs
July 24, 2018	Sustainability Institute PY 17 City of North Charleston	\$10,000	CDBG

Desktop

Date Monitored	Subrecipient	Award	Funding Type
April 19, 2018	East Cooper Meals on Wheels PY 17	\$20,000	CDBG
June 28, 2018	Dee Norton Lowcountry Children’s Center PY 17	\$10,000 Charleston County \$6,00 – City of North Charleston	CDBG

Performance Review with Report/Summary

Date Monitored	Subrecipient	Award	Funding Type
April 24, 2018	Trident Literacy Association PY 17 - City of North Charleston	\$15,000	CDBG
April 24, 2018	East Cooper Community Outreach PY 17	\$10,000	CDBG

CR-50 – HOME - Tables

Date Monitored	Organization	Location	Award/Year
April 26, 2018	Town of Hollywood/Hollygrove	Hollywood, SC (10 units inspected)	PY 10, PY12, PY 13, PY 15, PY 16 Awards Total - \$985,561
May 21-23, 2018	Metanoia – City of North Charleston	Success Street Grayson Street Leland Street Kent Avenue Ranger Drive (5 Projects Inspected)	PY 09-PY 11 Awards Total - \$198,153
May 21-23, 2018	Metanoia – Charleston County	Success Street	PY 09 Award - \$77, 538
June 12, 2018	Charleston County Housing and Redevelopment Authority and Lowcountry Economic Development Foundation, Inc.	Lincolville Gardens (13 units inspected)	PY 98 Award - \$79, 215
June 19, 2018	Tricounty Weatherization PY11 Tricounty Weatherization PY 12 Tricounty Weatherization PY 13 Tricounty Weatherization PY 14/15 TriCounty Weatherization PY16	Greenhill Road Sorentrue Avenue Sorentrue Avenue Madden Drive Cashew Street (2 units) 4761 A-B Glenn Street (8 Projects Inspected)	PY 11 – PY 16 PY 12 PY 13 PY 14/15 PY 14/15 PY 16 Awards Total–\$326,585

**APPENDIX C
FAIR HOUSING OUTCOMES**

PY2017 CAPER
Community Development Department
Fair Housing Outcomes

2017 Impediment Status Report

Analysis of Impediments to Fair Housing:

In 2016, Charleston County, the City of Charleston, and City of North Charleston released an updated Analysis of Impediments (AI) to Fair Housing to go along with the PY16-20 Consolidated Plan. The AI includes a list of sample strategies and measures that can be used to assess progress in mitigating impediments to fair housing for each key issue. While not every example strategy/measure is addressed (as they are suggested approaches), this appendix to the PY2017 CAPER for Charleston County summarizes the efforts the County and/or community partners took to address Fair Housing issues.

Impediment 1: Lack of Fair Housing Awareness

- **Strategy:** Distribution of fair housing materials
Actions/Outcomes to Address Strategy:
 - Fair Housing booklets are displayed and available for community members in the County Community Development office.
 - Fair Housing booklets are distributed to each of the PY2017 Subrecipients at the time of agreement execution. The Community Development Department requests (in writing) that the Subrecipients display the booklet in a place of prominence in their office where community members are likely to read them.
 - Fair Housing Month Celebration in the County, which was proclaimed through a County Council resolution (April 2018).
 - Charleston Black Expo – March 10, 2018, Community Development Staff passed out Fair Housing materials.
 - Council Member Anna Johnson roundtable at the John’s Island Library – April 25, 2018, Community Development Staff passed out Fair Housing materials and had discussion about Community Development activities.
- **Strategy:** Fair Housing complaints referred to the South Carolina Fair Housing Center, the SC Human Affairs Commission and the HUD Office of Fair Housing and Equal Opportunity
Actions/Outcomes to Address Strategy:
 - The Community Development Department has an internal process to refer calls to the South Carolina Fair Housing Center, the SC Human Affairs Commission, and the HUD Office of Fair Housing and Equal Opportunity.
 - In PY2017, 2 callers were referred to the SC Human Affairs Commission due to Fair Housing issues. All other callers did not feel that their housing-related complaints dealt with Fair Housing, so each was referred to Charleston Pro Bono Legal Services.
- **Strategy:** A record of presentations and meetings with local governments, real estate professionals, housing property managers and housing developers
Actions/Outcomes to Address Strategy:
 - Council Member Anna Johnson roundtable at the John’s Island Library – April 25, 2018, Community Development Staff passed out Fair Housing materials and had discussion about Community Development activities.
 - Attended Disrupt Poverty Meeting – March 22, 2018 - Roundtable Discussion Topic, Event sponsored by Palmetto Community Action Partnership.
 - CDBG-funded outreach programs by Charleston Pro Bono Legal Services: Dates were 3/21/18, 5/23/18, and 5/30/18. Topics included Housing Law and Landlord-Tenant Issues.
- **Strategy:** Frequent review of complaints logged by partner agencies
Actions/Outcomes to Address Strategy:
 - Charleston Pro Bono Legal Services assisted 300 LMI individuals in PY2017. 1 of the individuals assisted dealt with landlord-tenant issues and/or housing issues.

Impediment 2: Lack of Transportation Options

- **Strategy:** Additional routes and expanded hours leading to increased number of riders
Actions/Outcomes to Address Strategy:
 - Hospitality on Peninsula (HOP) Park and Ride Lot and Shuttle: The HOP, the first park-and-ride program of its kind on the peninsula, is targeted at workers in the area's booming hospitality and food-and-beverage industries – though it is open to all commuters – as way to mitigate downtown parking challenges. Officials with the Charleston Area Regional Transportation Authority (CARTA), the City of Charleston, Charleston County, and the Charleston Area Convention and Visitors Bureau participated in a ribbon cutting at the parking facility, located at 999 Morrison Drive. Operations began at 6 a.m. on Sunday, April 15, 2018. "The HOP represents months of collaborative planning and investment, and is a tangible first step toward addressing parking needs on the peninsula and beyond," said CARTA board of directors chairman Mike Seekings. "We've built it, now it's time for commuters to come, and we expect they will." The lot, which sits on City of Charleston and Charleston County property, features approximately 170 spaces, in addition to ticket kiosks, shelters, lighting, bike racks and an attendant booth. CARTA will operate the parking and shuttle services. (Source: <https://www.ridecarta.com/hospitality-on-peninsula-hop-park-and-ride-ready-to-roll/>)

Impediment 3: Affordability

- **Strategy:** Introduce inclusionary zoning as an affordable housing tool that links the production of affordable housing to the production of market-rate housing which either require or encourage new residential developments to make a certain percentage of the housing units affordable to low- or moderate- income residents.
- **Strategy:** Provide additional financial incentives to Charleston area housing developers who provide additional affordable housing options.
Actions/Outcomes to Address Strategy:
 - On March 27, 2018, County Council adopted the Community Plan and Sol Legare Overlay Zoning District. The plan and district allow this historic African-American settlement community to utilize customized zoning that meet the needs of the community.
 - One of the needs is the ability to subdivide property under current regulations. This allows families to share property and creates affordable housing opportunities.
 - Charleston County hired a consultant to assist in reviewing and updating the County's Zoning and Land Development Regulations Ordinance (ZLDR). This is a three-year project, which began in the spring of 2017. The update includes a review of the incentives for development of affordable housing currently included in the ZLDR and recommended revisions to improve and streamline those incentives. The recommendations will be presented to the County Planning Commission for recommendation and County Council for approval in the 2018 – 2019 timeframe.
 - Charleston County is also in the process of conducting the Comprehensive Plan 10-Year Update, which includes affordable housing provisions.
 - In addition, Charleston County Council has an Affordable Housing Committee to discuss ways to encourage affordable housing in the County. Community Development staff are involved in the committee.
- **Strategy:** Increased number of affordable housing units developed or maintained.
Actions/Outcomes to Address Strategy:
 - In PY2017, completed 5 new construction homes and 2 rehabilitations for LMI rental.
 - In PY2017, completed 5 owner-occupied rehabilitation projects and 52 emergency repair projects to assist low-income, elderly, and indigent homeowners maintain their homes and stability in neighborhoods.
- **Strategy:** Increase in the number of TBRA, Section 8 or VASH vouchers available to low-income residents.
Actions/Outcomes to Address Strategy:
 - In PY2017, 16 individuals received rapid re-housing assistance.

Impediment 4: Elderly and Handicap Accessible Housing Units – Special Needs Housing

- **Strategy:** Increase in the number of ADA compliant units available.
Actions/Outcomes to Address Strategy:
 - Two County-funded projects (new construction homes on Norwood St, North Charleston, SC) have wheelchair lifts, ADA height toilets, wide doorways and lever door knobs.
- **Strategy:** A record of presentations and meetings with developers, property managers and housing providers in the city.
Actions/Outcomes to Address Strategy:
 - In April 2018, Community Development staff met with one of its affordable housing providers to discuss ADA compliance – specifically, accommodations for a hearing impaired tenant.

Impediment 5: Not In My Backyard (NIMBY)

- **Strategy:** Increased availability of housing for lower income families.
Actions/Outcomes to Address Strategy:
 - In PY2017, completed 5 new construction homes and 2 rehabilitations for LMI rental.
 - In PY2017, completed 5 owner-occupied rehabilitation projects and 52 emergency repair projects to assist low-income, elderly, and indigent homeowners maintain their homes and stability in neighborhoods.
- **Strategy:** Decreased public opposition towards affordable, workforce, and multifamily housing.
Actions/Outcomes to Address Strategy:
 - As discussed previously, Charleston County Council has an Affordable Housing Committee to discuss ways to encourage affordable housing in the County.

Impediment 6: Poverty Rates – Extremely Low Income

- **Strategy:** Support agencies that provide workforce development programs and continuing education courses.
- **Strategy:** Invest in efforts and partnerships that aim at revitalizing concentration areas and improving communities across multiple fronts – housing, education, infrastructure, education, etc.
- **Strategy:** Increased public investment dollars into distressed minority concentration areas (affordable housing units, public services, etc.).
Actions/Outcomes to Address Strategy (related HUD-funded projects discussed below):
 - Trident Literacy Association
Provide individualized small class instruction in literacy and workplace skills training to impoverished, under-educated, under or unemployed adults at three sites.
\$15,000
DEMOGRAPHICS: African American/Black: 45%; Asian: 1.6%; American Indian/Alaskan Native: 0.2%; White: 51%; Native Hawaiian/Pacific Islander: 0.8%; Multi-racial: 1%; Hispanic: 36%
OUTCOMES: 704 individuals
 - Humanities Foundation
Provide emergency assistance to LMI households to prevent homelessness.
\$22,000
DEMOGRAPHICS: African American/Black: 87%; White: 11%; Other/Multi-racial: 2%; Hispanic 2%
OUTCOMES: 98 individuals
 - TriCounty Weatherization
Rehabilitation of a duplex at 4761 Glenn St, North Charleston
\$76,141
DEMOGRAPHICS: White: 50%; African American: 50%
OUTCOMES: 2 households
 - Town of Hollywood
New Construction of a duplex at 6717 and 6719 Hollytree Dr, Hollywood
\$199,000
DEMOGRAPHICS: African American/Black: 100%
OUTCOMES: 2 households

- Metanoia
New Construction of a 3 homes to rent at 1914 Redwood St, 1910 Norwood St, and 1912 Norwood St, North Charleston
\$198,000
DEMOGRAPHICS: African American/Black: 100%
OUTCOMES: 3 households
- Charleston County Community Development Well/Septic/Connection Program
Provide clean water and sanitary wastewater by either upgrading failing wells and septic systems or connecting LMI households to existing infrastructure
Over \$330,000
DEMOGRAPHICS: African American/Black: 96%; White: 4%
OUTCOMES: 71 households
- Sidewalks
Sidewalks installed in LMI neighborhoods to increase connectivity and access to public transportation, schools, and employment
North Charleston:
Kent Avenue, Azalea Drive to Accabee Road, 865LF
Marilyn Drive, Alvie Street to Smokey Street, 320LF
Oakwood Avenue, Bexley Avenue to Mobile Home Park, 840LF
Ranger Drive, Rusty Street to 2779 Ranger Drive, 780LF
Hedgewood Street (Hedgewood Street to Meeting Street), 50 LF

In addition to these HUD-funded projects, Charleston County's Budget Department provides funds to local non-profits and organizations through the County's Community Investment program each year. The funding is awarded to a broad range of organizations, but some of the organizations work with distressed minority concentrations and aim to improve communities through their work.

Additionally, the Charleston County Economic Development, Procurement, and Community Development Departments will continue to actively engage small businesses to do business in and with the County. The County also offers access to many programs, services and incentives that are available to existing as well as new businesses in Charleston County such as:

- Financial incentives, grants & loans
- Workforce recruitment, testing, and training
- International trade consulting
- Entrepreneur resource referrals
- Outreach by the Small Business Enterprise (SBE) Program
- Business counseling through SCORE

Small Business Enterprise Program: Charleston County Contracts and Procurement Department manages the Small Business Enterprise Program to help firms desiring to work on Charleston County opportunities in the areas of construction, architecture and engineering, professional services, and goods and supplies. Support services are provided for small firms in an array of fields:

- Outreach
- Technical Assistance
- Business development program
- Business related workshops
- Notification of upcoming contracting opportunities
- Notification of upcoming outreach and networking events

Summer Youth Program: Charleston County Government provides a six-week employment experience through the Summer Youth Employment Program geared to students 15-22 to develop work place readiness skills. The program will expose them to a professional environment and help them gain experience in the operations of county government.

Section 3: Section 3 of the Housing and Urban Development Act of 1968 contains provisions to ensure that employment and other economic opportunities generated by certain HUD financial assistance shall to the greatest extent feasible, be directed to low-to-very low income persons, particularly those who are recipients of government assistance for housing and to business concerns that provide economic opportunities to these populations. Charleston County Community Development promotes and encourages Urban Entitlement Funding subrecipients to hire Section 3 residents and Section 3 businesses through pre-bid meetings and during contract negotiations. During the Request for Application process, Charleston County Procurement Department will send a notice of funding opportunity to contacts in the Small Business Enterprise Program database.

Charleston County DBE Program: The DBE Program was created to ensure nondiscrimination in the award of federally assisted contracts. The DBE Program assists in the development of Disadvantaged Business Enterprises, in order to increase their competitiveness in the market place. The DBE Program creates a level playing field on which DBEs can compete fairly for US Department of Transportation (US DOT) contracts and other federally assisted contracts. The DBE aims to enhance and maximize participation of minorities and women in contracting and procurement. Firms and individuals receiving DBE assistance are now being referred to Community Development to determine the firm/individuals' interest and Section 3 eligibility. Community Development provides individualized information sessions to discuss the Section 3 self-certification and registration requirements. Urban Entitlement Sub-Recipients use of the Section 3 online database during their procurement of HUD funded services and products is routinely reviewed by Community Development staff. In an attempt to assist Section 3 firms, expand their performance capacity Sub-Recipients have offered to provide Section 3 firms with feedback and mentoring to increase their marketing and responsiveness to bid/pricing/procurement opportunities.

In accordance with Sections 3 mandates and the DBE initiative the availability of the Section 3 Business Registry and DOT funded employment and On the Job Training (OJT) opportunities were made available to residents who reside in public housing. Community Development staff, serving on the Charleston County Housing Authority, Family Self-Sufficiency Advisory Group, assisted public housing residents with the Section 3 registration and provided information pertaining to DOT and County supported OJT opportunities.

Impediment 7: Low Home Ownership Rates/High Loan Denial Rates Amongst Minorities

- Strategy: Increase in the number of Credit Counseling classes or programs offered.
- Strategy: Increase in the number of Financial Literacy classes or programs offered.
 - Actions/Outcomes to Address Strategy:*
 - Refer citizens to the Homeownership Resource Center, a division of Origin SC. Also refer citizens to Metanoia and the Charleston Trident Urban League for homeownership counseling and financial literacy training to adequately prepare those who are seeking mortgages.
 - Refer citizens to the State Housing Finance and Development Authority Program, SC HELP, to take advantage of the loan modification program.