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City of Wheeling, West Virginia

Consolidated Annual Performance & Evaluation Report (CAPER) 2023

For Submission to HUD

Community Development Block Grant
and

HOME Investment Partnership Program

Prepared By:



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CR-00 - Executive Summary

In accordance with the Federal Regulations found in 24 CFR Part 570, the City of Wheeling, West Virginia has prepared this Consolidated Annual Performance and Evaluation Report (CAPER) for the period of July 1, 2023 through June 30, 2024. The CAPER describes the activities undertaken during this reporting period for funding from the U.S. Department of Housing and Urban Development (HUD) under the Community Development Block Grant Program (CDBG) and the HOME Investment Partnerships Program (HOME). The projects/activities and accomplishments described in this CAPER principally benefit low- and moderate-income persons and the funding has been targeted to neighborhoods where there is the highest percentage of low- and moderate-income residents in the City of Wheeling and for persons who are low- and moderate-income in the Northern Panhandle HOME Consortium. The Northern Panhandle HOME Consortium consists of six (6) member jurisdictions: City of Wheeling, the City of Weirton, and the Counties of Hancock, Brooke, Ohio, and Marshall. The following overall program narrative is based on the FY 2020-2024 Five Year Consolidated Plan and Annual Action Plans, as amended. This is the fourth CAPER for the FY 2020-2024 Five Year Consolidated Plan.

A listing of the active projects is found in the CR-70 IDIS Report of the document. The CAPER meets three (3) basic purposes:

1. It provides HUD with the necessary information for the Department to meet its statutory requirement to assess each grantee's ability to carry out relevant CPD programs in compliance with all applicable rules and regulations.
2. It provides information necessary for HUD's Annual Report to Congress, also statutorily mandated.
3. It provides grantees with an opportunity to describe to citizens their successes in revitalizing deteriorated neighborhoods and meeting objectives stipulated in the Five-Year Consolidated Plan and Annual Action Plans.

The document provides information on how the funds received by the City and the Northern Panhandle HOME Consortium through the HUD programs were used, including an explanation on the leveraging and matching of funds.

The City of Wheeling continues to work cooperatively with the Northern Panhandle HOME Consortium, the Wheeling Housing Authority, the Regional Economic Development Partnership, the Northern Panhandle Continuum of Care, the West Virginia Economic Development Council, and a multitude of community-based organizations and neighborhood groups to develop and implement programs that best serve the needs of its residents. The Five-Year Consolidated Plan serves as the blueprint for these efforts and guides the City's activities in the most effective and efficient manner possible. The following narratives, charts, and statistical reports demonstrate that the City of Wheeling is dedicated to serving its residents, particularly those of low- and moderate-income.

The City of Wheeling’s FY 2023 Consolidated Annual Performance and Evaluation Report (CAPER) was made available for public display and comment at the Economic and Community Development Department Office, at the Ohio County Public Library, as well as on the City’s website (<http://www.wheelingwv.gov/>). The “Draft” CAPER was advertised in the *Wheeling Intelligencer* newspaper on Tuesday, September 3, 2024. The required 15-day public comment period, began on Friday, September 6, 2024 and ended on Friday, September 20, 2024. The City held a public hearing on Tuesday, September 17, 2024 at 5:30 p.m. in the Council Chambers located on the first floor of the City-County Building.

Entitlement Grants Received

The City of Wheeling received the following entitlement grant amounts during the reporting period of July 1, 2023 through June 30, 2024:

	CDBG	HOME	Totals
FY 2023 Entitlement Grants	\$ 1,140,498.00	\$ 385,214.00	\$ 1,525,712.00
Program Income	\$ 16,000.60	\$ 10,000.00	\$ 26,000.60
Total Funds Received	\$ 1,156,498.60	\$ 395,214.00	\$ 1,551,712.60

This chart only includes funds received during the July 1, 2023 through June 30, 2024 reporting period. Any previous program year’s grants are not included.

CARES Act Supplemental Allocations Received

The City of Wheeling received the following supplemental allocation grant amounts:

	CDBG-CV	HOME-ARP	Totals
Entitlement Supplemental Allocations	\$ 867,511.00	\$ 1,105,104.00	\$ 1,972,615.00
Program Income	\$ 0.00	\$ 0.00	\$ 0.00
Total Funds Received	\$ 867,511.00	\$ 1,105,104.00	\$ 1,972,615.00

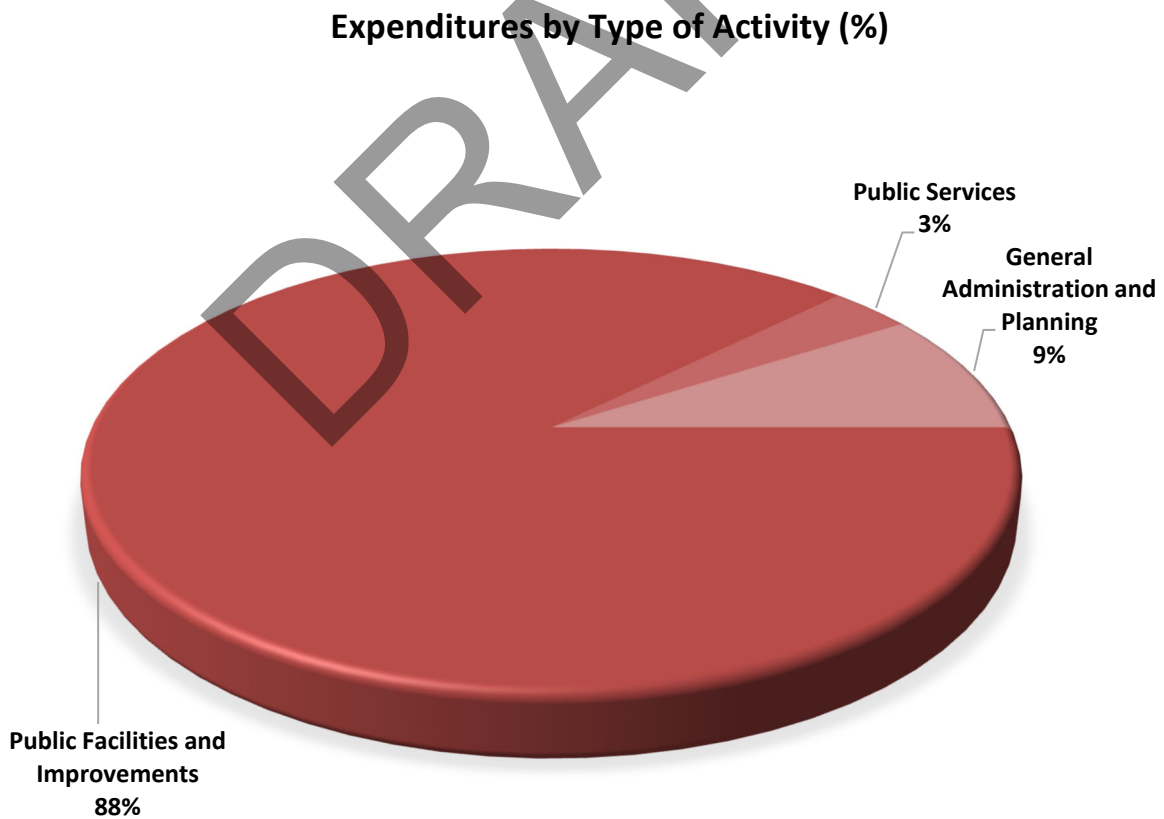
In response to the COVID-19 pandemic, Congress provided funding through the Coronavirus Aid, Relief, and Economic Security (CARES) Act to communities across the country in 2020. The City of Wheeling received CDBG-CV funds in the amount of \$867,511.00. In addition, the City received \$1,105,104.00 in HOME-ARP funds for FY 2023.

Entitlement Grant Funds Expended

The funds shown in the following chart are funds that were expended during the reporting period of July 1, 2023 through June 30, 2024. These expenditures consist of previous program year funds that were not drawn down until this reporting period and also include any reprogrammed funds from previous years.

Funding Sources	Total Funds Expended
Community Development Block Grant (CDBG)	\$ 2,051,770.07
HOME Investment Partnership Grant (HOME)	\$ 375,256.41
Total:	\$ 2,427,026.48

The CDBG expenditures by type of activity are illustrated below.



Type of CDBG Activity	Expenditure	Percentage
Public Facilities and Improvements	\$ 1,796,976.81	87.58%
Public Services	\$ 69,952.06	3.41%
General Administration and Planning	\$ 184,841.20	9.01%
Total:	\$ 2,051,770.07	100.00%

***Note:** The numbers in this table are taken from the PR-54 CDBG Community Development Block Grant Performance Profile downloaded from IDIS, which includes both Program Income and prior year CDBG funds expended during this CAPER period.

CARES Act Supplemental Allocations Expended

Amounts shown in the table below consist of FY 2020 CARES Act supplemental allocation funds that were expended during the reporting period of July 1, 2023 through June 30, 2024.

Funding Sources	Total Funds Expended
Community Development Block Grant – Coronavirus (CDBG-CV)	\$ 91,723.11
HOME Investment Partnerships Grant (HOME) – ARP (HOME-ARP)	\$ 6,485.00
Total:	\$ 98,208.11

Regulatory Caps and Set-Asides

The City of Wheeling’s program administration expenditures were within the regulatory cap for the CDBG and HOME programs as shown in the table below:

	CDBG	HOME
FY 2023 Entitlement Grant	\$ 1,140,498.00	\$ 385,214.00
FY 2023 Program Income	\$ 16,000.60	\$ 10,000.00
Administrative Cap Allowance	20%	10%
Maximum Allowable Expenditures	\$ 231,299.72	\$ 39,521.40
Total Administration Obligations	\$ 184,841.20	\$ 38,521.00

Administrative Percentage	15.98%	10.00%
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The City of Wheeling’s FY 2023 CDBG program total administrative obligations were \$184,841.20, which is just below the 20% cap for CDBG administrative expenditures. The City budgeted \$38,521.00 in FY 2023 for HOME Program for administrative obligations, which equals the 10% cap for HOME administrative expenditures.

CDBG Public Service Activity Cap

	CDBG
FY 2023 Entitlement Grant	\$ 1,140,498.00
Prior Year Program Income	\$ 3,825.00
Public Service Cap Allowable	15%
Maximum Allowable Expenditures	\$ 171,648.45
Total Public Services Funds Obligated	\$ 69,952.06
Public Service Percentage	6.11%

The City of Wheeling’s total public service obligations was \$69,952.06, which was 6.11% of the allowable expenditures and under the 15% cap for public services.

HOME CHDO Set-Aside

	CHDO Set-Aside
FY 2023 Entitlement Grant	\$ 385,214.00
CHDO Set-Aside Minimum CAP	15%
Minimum Allowable Set-Aside	\$ 57,782.10
Actual CHDO Programmed Set – Aside	\$ 57,783.00

The City of Wheeling and the Northern Panhandle HOME Consortium programmed \$57,783.00 in funds for CHDO Set-Aside, which is 15% of the allocation. No CHDO funds were expended during this CAPER period.

Summary of Strategies and Goals

The City of Wheeling's FY 2020-2024 Five Year Consolidated Plan established six (6) strategies to address the needs in the City of Wheeling and the Northern Panhandle HOME Consortium. The following Five-Year strategies and goals are:

HOUSING STRATEGY - (High priority)

Priority Need: There is a need to improve the quality of the housing stock in the City and increase the supply of affordable, decent, safe, sound, and accessible housing for homeowners, renters, and homebuyers.

Goal: Increase the supply of decent, safe, sound, accessible, and affordable housing for low- and moderate-income households in the City of Wheeling and throughout the Northern Panhandle HOME Consortium.

Objectives: The following objectives will be utilized as the City's strategy to reach its goal.

- **HS-1 Homeownership** - Assist low- and moderate-income households to become homeowners by providing down payment assistance, closing cost assistance, and requiring housing counseling training.
- **HS-2 Housing Construction/Rehabilitation** - Support and promote the development of decent, safe, sound, and accessible housing that is affordable to owners and renters in the City and the HOME Consortium through new construction and rehabilitation.
- **HS-3 Neighborhood Revitalization** - Promote and support the revitalization of residential neighborhoods throughout the City and the HOME Consortium with new investment which will improve the existing housing stock, construct affordable housing, and remove blighting conditions.
- **HS-4 Rental Assistance** - Provide for utilities, deposits, and rental fees for low-income households who are faced with the threat of eviction and who are at-risk of becoming homeless.

HOMELESS STRATEGY - (Low priority)

Priority Need: There is a need for housing and support services for homeless persons and persons who are at-risk of becoming homeless.

Goal: Improve the living conditions and support services to address the needs of the homeless and persons who are at-risk of becoming homeless.

Objectives: The following objectives will be utilized as the City's strategy to reach its goal.

- **HMS-1 Operation/Support** - Promote and assist service providers through the Continuum of Care in the operation of housing and support services for the homeless and persons who are at-risk of becoming homeless.
- **HMS-2 Housing** - Support the local agencies' efforts to provide emergency shelter, transitional housing, and permanent supportive housing to persons experiencing homelessness.
- **HMS-3 Prevention and Re-Housing** - Support the prevention of homelessness through anti-eviction activities and programs for rapid re-housing.
- **HMS-4 Permanent Housing** - Support the development of permanent supportive housing for homeless individuals and families.

OTHER SPECIAL NEEDS STRATEGY - (Low Priority)

Priority Need: There is a need for housing, support services, and facilities for the elderly, persons with disabilities, victims of domestic violence, persons with HIV/AIDS, persons with alcohol/drug dependency, persons with developmental delays, and persons with other special needs.

Goal: Improve the quality of life, support services and provide housing opportunities for the special needs population in the City.

Objectives: The following objectives will be utilized as the City's strategy to reach its goal.

- **SNS-1 Housing** - Provide funds to increase the supply of decent, safe, sound, accessible, and affordable housing for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with HIV/AIDS, persons with alcohol/drug dependency, persons with developmental delays, and persons with other special needs through rehabilitation, new construction, and making reasonable accommodations to existing housing.
- **SNS-2 Social Services** - Provide support social service programs and facilities for the elderly, frail elderly, persons with disabilities, victims of domestic violence, persons with HIV/AIDS, persons with alcohol/drug dependency, persons with developmental delays, and persons with other special needs.

COMMUNITY DEVELOPMENT STRATEGY - (High Priority)

Priority Need: There is a need to improve the City's public and community facilities, its infrastructure, public services, public safety, and the removal of slum/blighting conditions.

Goal: Sustain the quality of life for the residents of Wheeling.

Objectives: The following objectives will be utilized as the City's strategy to reach its goal.

- **CDS-1 Infrastructure** - Improve the City's infrastructure through rehabilitation, reconstruction, and new construction of streets, sidewalks, slopes, curbs, ADA curb cuts, retaining walls, sanitary sewers, water lines, storm water management, bridges, etc.
- **CDS-2 Community Facilities** - Improve the City's parks, recreational centers, bike trails, green infrastructure, as well as public and community facilities through rehabilitation and new construction.
- **CDS-3 Public Services** - Improve and increase public safety, provide programs for the youth, the elderly, disabled, and low- and moderate-income persons, recreational passes, transportation services, and social/welfare programs throughout the City.
- **CDS-4 Clearance/Demolition** - Remove and eliminate slum and blighting conditions through demolition of vacant and abandoned structures throughout the City.
- **CDS-5 Food Programs** - Provide assistance for food and nutritional programs to address the needs of the unemployed, underemployed, and homeless.
- **CDS-6 Architectural Barriers** - Remove architectural barriers and make public and community facilities accessible to persons with physical disabilities.
- **CDS-7 Public Safety** - Improve public safety through upgrades to facilities, purchase of new equipment, fire equipment, crime prevention, community policing, and ability to quickly respond to emergency situations.

ECONOMIC DEVELOPMENT STRATEGY – (Low Priority)

Priority Need: There is a need to increase employment, self-sufficiency, education, job training, technical assistance, and economic empowerment for residents of the City of Wheeling.

Goals: Increase employment opportunities through new or expansion of businesses and industry.

Objectives: The following objectives will be utilized as the City's strategy to reach its goal.

- **EDS-1 Employment** - Support and encourage new job creation, job retention, workforce development, and job training services.
- **EDS-2 Financial Assistance** - Support the expansion, growth and new development of business and commercial enterprises through technical assistance programs, low interest financing and a façade improvement program.
- **EDS-3 Redevelopment Program** - Plan and promote the development and redevelopment of vacant commercial and industrial sites and facilities, and the revitalization efforts in downtown.

ADMINISTRATION, PLANNING, AND MANAGEMENT STRATEGY – (High Priority)

Priority Need: There is a continuing need for planning, administration, management, and oversight of Federal, state, and local funded programs.

Goals: Improve the administration, planning, and management capacity to address the needs of the City and better utilize Federal grants and loans.

Objectives: The following objectives will be utilized as the City’s strategy to reach its goal.

- **AMS-1 Overall Coordination** - Provide program management and oversight for the successful administration of Federal, state, and local funded programs, including planning services for special studies, annual action plans, five year consolidated plans, substantial amendments, consolidated annual performance and evaluation reports, environmental reviews and clearance, fair housing, and compliance with all Federal, state, and local laws and regulations.
- **AMS-2 Special Studies/Management** - Provide and promote funds to assist with the development of special studies, plans, and management activities related to these activities.
- **AMS-3 Fair Housing** - Provide funds for training, education, outreach, testing, and monitoring to affirmatively further fair housing in the City of Wheeling and the HOME Consortium.

FY 2023 CDBG Budget

The table below lists the FY 2023 CDBG activities that were funded, and the amounts expended during the reporting period of July 1, 2023 through June 30, 2024.

Project ID Number	Project Title/Description	2023 CDBG Budget	2023 CDBG Expenditures
CD-23-01	Administration	\$ 223,098.00	\$ 7.50
CD-23-02	Ladder Truck 1	\$ 250,000.00	\$ 250,000.00
CD-23-03	Pumper Truck	\$ 615,400.00	\$ 610,000.00
CD-23-04	Family Service	\$ 8,500.00	\$ 8,500.00
CD-23-05	Seeing Hand	\$ 8,500.00	\$ 6,098.57
CD-23-06	Soup Kitchen of Greater Wheeling	\$ 5,000.00	\$ 5,000.00
CD-23-07	Wheeling Health Right	\$ 25,000.00	\$ 25,000.00
CD-23-08	Human Rights Commission	\$ 5,000.00	\$ 0.00

The City spent \$904,606.07 of its FY 2023 CDBG allocation during the CAPER reporting period, which is 79.32% of the allocation. Additionally, during the 2023 CAPER reporting period, the City expended \$1,147,164.00 from previous fiscal years.

FY 2023 HOME Budget

The chart below lists the FY 2023 HOME activities that were funded:

Project ID Number	Project Title/Description	2023 HOME Budget	2023 HOME Expenditures
HOME-23-09	HOME Administration	\$ 38,521.00	\$ 0.00
HOME-23-10	CHDO Set-Aside	\$ 57,783.00	\$ 0.00
HOME-23-11	Northern Panhandle HOME Consortium – First Time Homebuyer Program	\$ 288,910.00	\$ 99,929.00

The City spent \$99,929 of its FY 2023 HOME allocation. During the FY 2023 CAPER reporting period, the City expended \$275,327.41 from previous fiscal years.

Housing Performance Measurements

The table below lists the objectives and outcomes that the City accomplished through CDBG activities during this CAPER reporting period:

Objectives	Outcomes						Total by Objective	
	Availability/Accessibility		Affordability		Sustainability			
	Units	\$	Units	\$	Units	\$	Units	\$
Suitable Living	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00
Decent Housing	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00
Economic Opportunity	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00
Total by Outcome	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00

The table below lists the objectives and outcomes that the City accomplished through HOME activities during this CAPER reporting period:

Objectives	Outcomes						Total by Objective	
	Availability/Accessibility		Affordability		Sustainability			
	Units	\$	Units	\$	Units	\$	Units	\$
Suitable Living	0	\$0.00	0	\$ 0.00	0	\$0.00	0	\$ 0.00
Decent Housing	0	\$0.00	42	\$405,504.35	0	\$0.00	42	\$405,504.35
Economic Opportunity	0	\$0.00	0	\$ 0.00	0	\$0.00	0	\$ 0.00

Total by Outcome	0	\$0.00	42	\$405,504.35	0	\$0.00	42	\$405,504.35
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The City of Wheeling met its National Objective requirement of principally benefiting low- and moderate-income persons. The number above represents the forty-two (42) first-time homebuyers assisted during this CAPER reporting period.

National Objectives

The City expended \$2,051,770.07 in CDBG funds during this CAPER reporting period. Included in this amount was \$184,841.20 for Planning and Administration. This leaves a balance of \$1,866,928.87 that was expended for project activities. All of the \$1,866,928.87 was expended on activities that benefited low- and moderate-income persons. This produces a Low/Mod Benefit Percentage of 100%. These funds were expended in low/mod income areas or to benefit low/mod persons/households for activities identified in the City’s Five-Year Consolidated Plan.

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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.

This was the City of Wheeling's fourth year of the FY 2020-2024 Five-Year Consolidated Plan designed to address the housing and non-housing needs of City residents. This year's CAPER reports on the actions and achievements the City accomplished in Fiscal Year 2023.

The CAPER for the City of Wheeling's FY 2023 Annual Action Plan includes the City's CDBG and HOME Programs and outlines which activities the City undertook during the program year beginning July 1, 2023 and ending June 30, 2024. The City of Wheeling's Economic and Community Development Department is the lead entity and administrator for the CDBG and HOME funds.

The CDBG Program and activities outlined in this FY 2023 CAPER principally benefited low- and moderate-income persons and funding was targeted to neighborhoods where there is the highest percentage of low- and moderate-income residents.

The City during this CAPER reporting period budgeted and expended FY 2023 CDBG and HOME funds on the following strategies:

- **Housing Strategy – HS** – Budget \$346,693.00, expended \$99,929.00.
- **Homeless Strategy – HMS** – Budget \$0.00, expended \$0.00.
- **Other Special Needs – SNS** – Budget \$0.00, expended \$0.00.
- **Community Development Strategy – CDS** – Budget \$912,400.00, expended \$904,598.57.
- **Economic Development Strategy – EDS** – Budget \$0.00, expended \$0.00.
- **Administration and Management Strategy – AMS** – Budget \$299,348.00, expended \$7.50.

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	Indicator	Unit of Measure	Expected Strategic Plan	Actual Strategic Plan	Percent Complete	Expected Program Year	Actual Program Year	Percent Complete
AMS-1 Overall Coordination	Administration, Planning, and Management	Other	Other	10	9	90.00%	2	2	100.00%
AMS-2 Special Studies/Management	Administration, Planning, and Management	Other	Other	0	0				
AMS-3 Fair Housing	Administration, Planning, and Management	Other	Other	5	4	80.00%	1	1	100.00%
CDS-1 Infrastructure	Non-Housing Community Development	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	24,625	1,980	8.04%			
CDS-2 Community Facilities	Non-Housing Community Development	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0				

CDS-2 Community Facilities	Non-Housing Community Development	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	3,825	194	5.07%			
CDS-2 Community Facilities	Non-Housing Community Development	Other	Other	5	0	0.00%			
CDS-3 Public Services	Non-Housing Community Development	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	27,215	20,444	75.12%	5,500	1,443	26.24%
CDS-3 Public Services	Non-Housing Community Development	Homeless Person Overnight Shelter	Persons Assisted	0	0		0	0	
CDS-4 Clearance/Demolition	Non-Housing Community Development	Buildings Demolished	Buildings	0	0				
CDS-4 Clearance/Demolition	Non-Housing Community Development	Other	Other	0	0				
CDS-5 Food Programs	Non-Housing Community Development	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	2,000	3,364	168.20%	850	570	67.06%
CDS-5 Food Programs	Non-Housing Community Development	Homeless Person Overnight Shelter	Persons Assisted	0	0		0	0	

CDS-6 Architectural Barriers	Non-Housing Community Development	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0				
CDS-6 Architectural Barriers	Non-Housing Community Development	Other	Other	0	0				
CDS-7 Public Safety	Non-Housing Community Development	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	9,900		0	4,950	
CDS-7 Public Safety	Non-Housing Community Development	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	7,625	10,650	139.67%	10,650	0	0.00%
EDS-1 Employment	Economic Development	Jobs created/retained	Jobs	0	0				
EDS-2 Financial Assistance	Economic Development	Businesses assisted	Businesses Assisted	0	0				
EDS-3 Redevelopment Program	Economic Development	Facade treatment/business building rehabilitation	Business	0	0				
HMS-1 Operating/Support	Homeless	Public service activities other than	Persons Assisted	5,000	0	0.00%			

		Low/Moderate Income Housing Benefit							
HMS-2 Housing	Homeless	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	0				
HMS-2 Housing	Homeless	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	15				
HMS-2 Housing	Homeless	Homeless Person Overnight Shelter	Persons Assisted	0	0				
HMS-2 Housing	Homeless	Overnight/Emergency Shelter/Transitional Housing Beds added	Beds	0	0				
HMS-2 Housing	Homeless	Other	Other	0	0				
HMS-3 Prevention and Re-Housing	Homeless	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	0	46				
HMS-3 Prevention and Re-Housing	Homeless	Homelessness Prevention	Persons Assisted	0	46				

HMS-4 Permanent Housing	Homeless	Rental units constructed	Household Housing Unit	0	0				
HS-1 Homeownership	Affordable Housing	Homeowner Housing Added	Household Housing Unit	0	104		0	42	
HS-1 Homeownership	Affordable Housing	Direct Financial Assistance to Homebuyers	Households Assisted	120	55	45.83%	28	0	0.00%
HS-2 Housing Construction/Rehabilitation	Affordable Housing	Rental units constructed	Household Housing Unit	2	0	0.00%			
HS-2 Housing Construction/Rehabilitation	Affordable Housing	Rental units rehabilitated	Household Housing Unit	3	0	0.00%	1	0	0.00%
HS-3 Neighborhood Revitalization	Affordable Housing	Other	Other	0	0				
HS-4 Rental Assistance	Affordable Housing	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	0	0				
SNS-1 Housing	Non-Homeless Special Needs	Rental units rehabilitated	Household Housing Unit	0	0				
SNS-1 Housing	Non-Homeless Special Needs	Homeowner Housing Rehabilitated	Household Housing Unit	0	0				
SNS-2 Social Services	Non-Homeless Special Needs	Public service activities other than Low/Moderate	Persons Assisted	1,600	393	24.56%			

		Income Housing Benefit								
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Table 1 – Accomplishments – Program Year & Strategic Plan to Date

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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.

During the FY 2023 CAPER reporting period, the City of Wheeling did not meet all its goals for expected units of measurement. However, these activities are still in progress and the City should meet its goals in the FY 2023 CAPER reporting period.

During the FY 2023 CDBG and HOME Program Year, the City of Wheeling addressed the following strategies and specific objectives from its Five-Year Strategic Initiatives:

HOUSING STRATEGY - (High priority)

Priority Need: There is a need to improve the quality of the housing stock in the City and increase the supply of affordable, decent, safe, sound, and accessible housing for homeowners, renters, and homebuyers.

Goal: Increase the supply of decent, safe, sound, accessible, and affordable housing for low- and moderate-income households in the City of Wheeling and throughout the Northern Panhandle HOME Consortium.

HS-1 Homeownership - Assist low- and moderate-income households to become homeowners by providing down payment assistance, closing cost assistance, and requiring housing counseling training.

- The City proposed to assist a total of twenty-eight (28) qualified First-Time Homebuyers with deferred, forgivable loans for downpayment and closing cost assistance with the purchase of a home within the Northern Panhandle. During this CAPER reporting period, the City exceeded its goal by assisting forty-two (42) First-Time Homebuyers in the Northern Panhandle.

HS-2 Housing Construction/Rehabilitation - Support and promote the development of decent, safe, sound, and accessible housing that is affordable to owners and renters in the City and the HOME Consortium through new construction and rehabilitation.

- The City proposed to assist one (1) housing unit during this CAPER reporting period but did not assist any housing units. These projects are still ongoing and will be completed during the FY 2024 CAPER period.

COMMUNITY DEVELOPMENT STRATEGY - (High Priority)

Priority Need: There is a need to improve the City's public and community facilities, its infrastructure, public services, public safety, and the removal of slum/blighting conditions.

Goal: Sustain the quality of life for the residents of Wheeling.

CDS-3 Public Services - Improve and increase public safety, provide programs for the youth, the elderly, disabled, and low- and moderate-income persons, recreational passes, transportation services, and social/welfare programs throughout the City.

- The City proposed to serve a total of 5,500 persons through various public services during this CAPER reporting period. The City met only 26.23% of this goal by serving 1,443 persons. These projects are still ongoing and will be completed during the FY 2024 CAPER period.

CDS-5 Food Programs - Provide assistance for food and nutritional programs to address the needs of the unemployed, underemployed, and homeless.

- The City proposed to serve a total of 850 persons during this CAPER reporting period. The City met 67.05% of this goal assisting 570 persons. These projects are still ongoing and will be completed during the FY 2024 CAPER period.

CDS-7 Public Safety - Improve public safety through upgrades to facilities, purchase of new equipment, fire equipment, crime prevention, community policing, and ability to quickly respond to emergency situations.

- The City proposed to serve 10,650 low- and moderate-income people by purchasing a ladder truck for the Fire Department to serve low- and moderate-income neighborhoods close to Fire Station No. 1. The neighborhoods to be served are: C.T. 6; C.T. 4; C.T. 26, B.G. 1, 3, & 4; and C.T. 27. This is a multi-year activity with FY 2023 CDBG funds serving as the fifth of five payments. This year the City meet this goal, since it made the fifth payment of five payments.

ADMINISTRATION, PLANNING, AND MANAGEMENT STRATEGY – (High Priority)

Priority Need: There is a continuing need for planning, administration, management, and oversight of Federal, state, and local funded programs.

Goals: Improve the administration, planning, and management capacity to address the needs of the City and better utilize Federal grants and loans.

AMS-1 Overall Coordination - Provide program management and oversight for the successful administration of Federal, state, and local funded programs, including planning services for special studies, annual action plans, five-year consolidated plans, substantial amendments, consolidated annual performance and evaluation reports, environmental reviews and clearance, fair housing, and compliance with all Federal, state, and local laws and regulations.

- The City continued to use CDBG, CDBG-CV, and HOME, HOME-ARP funds to pay for administrative and office expenses of the CDBG, CDBG-CV, HOME, and HOME-ARP programs.

AMS-3 Fair Housing - Provide funds for training, education, outreach, testing, and monitoring to affirmatively further fair housing in the City of Wheeling and the HOME Consortium.

- The City continued to use CDBG funds to pay for administrative and office expenses as related to the Human Rights Commission (HRC) efforts to eliminate discrimination in employment, public accommodations, and housing. Additionally, the Wheeling Housing Authority provided Fair Housing Training for their entire staff.

Greatest Needs

The greatest need for the City of Wheeling and the Northern Panhandle HOME Consortium is affordable housing. The Consortium used HOME funds to assist with this need and assisted forty-two (42) low-income households with downpayment and closing cost assistance to buy a home.

During this CAPER period, the City of Wheeling expended \$69,952.06 of its CDBG allocation to assist public service agencies in aiding the City's low- and moderate-income residents.

In addition, 100% of the CDBG funds went to assist low and moderate income households in the City of Wheeling.

DRAFT

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
White	1,922	32
Black or African American	195	4
Asian	19	0
American Indian /American Native	2	0
Native Hawaiian/Other Pacific Islander	3	1
Other multi-racial	9	2
Total:	2,150	42
Hispanic	31	0
Not Hispanic	2,119	42

Table 2 – Table of Assistance to Racial and Ethnic Populations by Source of Funds

Narrative

The City of Wheeling’s CDBG program benefitted 1,922 (89.39%) White families, 975 (9.07%) Black or African American families, 19 (0.88%) Asian families, 2 (0.09%) American Indian or American Native families, 3 (0.14%) Native Hawaiian or Other Pacific Islander families, and 9 (0.42%) Other mutli-racial families. Of the families assisted, 31 (1.44%) were Hispanic.

The City of Wheeling’s HOME program benefitted 32 (76.19%) White families, 4 (9.52%) Black or African American families, 1 (2.38%) Native Hawaiian/Other Pacific Islander families, and 2 (4.76%) Other multi-racial families. Of the families assisted, 42 (100%) were not Hispanic.

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	FY 2023	\$ 1,140,498.00	\$ 2,051,770.07
HOME	FY 2023	\$ 385,214.00	\$ 375,256.41
CDBG-CV (Other)	FY 2020	\$ 867,511.00	\$ 91,723.11
HOME-ARP	FY 2021	\$ 1,105,104.00	\$ 6,485.00

Table 3 – Resources Made Available

Narrative

The City of Wheeling has received the following grant amounts during the reporting period of July 1, 2023, through June 30, 2024:

- **CDBG Allocation:** \$1,140,498.00
- **CDBG Program Income:** \$16,000.60
- **HOME Allocation:** \$385,214.00
- **HOME Program Income:** \$10,000.00
- **CDBG-CV Allocation:** \$867,511.00
- **HOME-ARP Allocation:** \$1,105,104.00
- **Total Funds:** **\$3,514,327.60**

Under the FY 2023 Program Year, the City of Wheeling received the above amounts of Federal Entitlement Grants and Supplemental Allocations. The HUD Director, Community Planning and Development Division, signed the FY 2023 CDBG and HOME Grant Agreements on August 30, 2023 and the grant funds were available to the City of Wheeling after September 7, 2023 when the City signed the Grant Agreements. The City also received \$16,000.60 in CDBG program income in Housing Rehabilitation loan repayments. The City recaptured \$10,000.00 in HOME funds during this CAPER reporting period.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Citywide	72.73%	72.73%	The City funded 8 projects during this CAPER reporting period in this Target Area with CDBG funds.
Low/Mod Areas	0%	0%	The City did not fund any projects during this CAPER reporting period in this Target Area with CDBG funds.
Northern Panhandle HOME Consortium	27.27%	27.27%	The HOME Consortium funded 3 projects during this CAPER reporting period in this Target Area with HOME funds.

Table 4 – Identify the geographic distribution and location of investments

Narrative

The City of Wheeling and the Northern Panhandle HOME Consortium has allocated its CDBG and HOME funds for FY 2023 to principally benefit low- and moderate-income persons. The City has a public benefit ratio of 100% of its funds, which principally benefits low- and moderate-income persons. In selecting projects for funding, the following criteria were used:

- The Public Facilities activities were either located in a low- and moderate-income census area or have a low- and moderate-income service area benefit or clientele.
- Acquisition and demolition of structures were either located in a low- and moderate-income census area or it falls under removal of slum and blight on a spot basis.
- The public services activities were for social service organizations whose clientele qualify under the presumed benefit category of the regulations or who principally serve low-income persons.
- The First-Time Homebuyer Program had an income eligibility criterion; therefore the income requirement restricts funds to low- and moderate-income households throughout the Northern Panhandle HOME Consortium.

The proposed activities under the FY 2023 CDBG Program Year were located in areas with the highest percentages of low- and moderate-income persons and those block groups with a percentage of minority persons above the average for the City of Wheeling.

The HOME funds were used for administration and for housing projects. The HOME Consortium funds were allocated to income eligible households to purchase an affordable house. All of the funds were used to benefit low- and moderate-income households (100%).

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.

The City of Wheeling received HOME funds through the Northern Panhandle HOME Consortium of \$288,910 during this CAPER reporting period that was used to provide First Time Homebuyer Assistance. The HOME Consortium had \$114,022.63 in HOME Match funds during this CAPER reporting period and a total of \$117,022.63 in excess Match funds to be carried over to the next federal fiscal year.

NPCoC organizations obtained the following federal funds:

- **Continuum of Care (CoC) Program.** The U.S. Department of Housing and Urban Development awarded funds totaling \$411,000.00 to the NPCoC. These funds were awarded to diverse agencies throughout the CoC to address homelessness.

Publicly Owned Land

Progress continues in the City's ongoing effort to develop its Robrecht property into a unique downtown waterside park and trailhead with improved connections to the Wheeling Heritage Trail including facilities for parking. The site will be a community landmark with outdoor seating and a prime view of the creek and river. Planned are historic signage, public art, a kayak launch pad, restored rail trestles, and stormwater management. The City has successfully used an EPA Targeted Brownfields Assessment (TBA) followed by Belomar Regional Council's EPA Community-wide Brownfields Assessment Grant to conduct environmental assessments, cleanup and reuse planning, as well as a Site Disposition Study. Presently, the City has an EPA Brownfields Clean-up Grant on this site and is working through the required processes to use this funding in combination with the WV Department of Transportation's Transportation Alternative Program (TAP) grant for the full design and engineering for the end use of the site, including costs of achieving a voluntary environmental completion certificate, as well as permitting and bidding for a shovel ready project. This is a cleanup-redevelopment that allows for remedial capping of contaminants with clean fill and hardscape (parking lots, sidewalks, and trails), and the use of the existing abandoned railroad spans over the Wheeling Creek. The site is in the WV Voluntary Remediation Program (VRP). An environmental consultant continues to do quarterly monitoring of four wells on the site. Construction documents have been completed for the first phase of construction, for the area closest to the trail, which is anticipated to go out to bid in October 2024. The City is working to secure other funding opportunities for the project's final completion and has successfully obtained an additional TAP grant in this effort.

Regarding the Penn Wheeling Closure property, there has also been progress. The City-owned property is in the WV Voluntary Remediation Program (VRP). The former factory has been fully demolished, and now the City is working to use a \$212,500 Revolving Loan Fund (RLF) loan and a \$212,500 RLF subgrant from the WV Department of Environmental Protection for the environmental clean-up of the property. An environmental consultant continues to monitor 13 wells on the site, which is crucial to defining the

cleanup. Meanwhile, the City has been gifted the adjacent property and is working with the DEP to include this parcel in the VRP. Once cleaned up and the VRP is completed, the City will be able to market the site for reuse.

As for the City-acquired Clay School property, the City has received a \$500,000 EPA Brownfields Cleanup Grant to complete necessary testing and removal of Asbestos and lead based paint, as well as for removal and disposal of other hazardous materials. With differing opinions regarding the contributing nature and feasibility of rehabilitating the structure, the City decided to contract with a consulting firm in February 2023, to provide a conceptual redevelopment plan for the site. A community-based stakeholder engagement was conducted for revitalization, through use of an online digital survey that was launched in June 2023, and a community block party held in October 2023. The City additionally received a technical assistance grant from EPA to use the studies that have been done on the site and formulate the best future use for the property. With the property’s proximity to the adjacent East Wheeling Sports Complex, it has been recommended that the Nelson Jordan recreational facility should be moved to this site and its current location should be closed. The EPA technical assistance will look at the feasibility of rehabilitating the Clay school structure or removing it and building a new one.

Finally, the Old North Park Landfill remains in the WV DEP’s Landfill Closure Assistance Program (LCAP). The project has encountered obstacles and delays since commencing in the LCAP in 2017, under a contract with GAI for engineering services. In FY 2020, GAI applied to the US Army Corp of Engineers to divert a small stream that is adjacent to the property, and as of the reporting period, continues to wait for the US ACE’s approval of a 404 Permit, due to some changes in the ACE’s process. There is also pending approval of a 401 certification by the state program. Although the final site layout will differ from the City’s original conceptual plan, the continued intention of the LCAP is still to provide closure for the site that prepares it for a recreational development by addressing assessment, cleanup, grading and preparation.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	\$ 2,164,091.99
2. Match contributed during current Federal fiscal year	\$ 135,178.15
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	\$ 2,299,270.14
4. Match liability for current Federal fiscal year	\$ 83,970.01
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	\$ 2,215,300.13

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
City of Wheeling – WH 284	02/03/2023		\$5.90					\$5.90
City of Wheeling – WH 285	05/12/2023		\$274.95				\$37,455.00	\$37,729.95
City of Wheeling – WH 287	08/04/2023		\$2,000.00					\$2,000.00
City of Wheeling – WH 288	08/18/2023		\$5,400.48					\$5,400.48
City of Wheeling – WH 289	8/25/2023		\$4,303.69				\$21,155.25	\$25,459.21
Ohio County – FTHB 87	02/28/2023		\$1,801.37					\$1,801.37
Ohio County – FTHB 88	06/30/2023		\$2,700.00					\$2,700.00
Marshall Co. – FTHB 21-001	10/26/2022		\$2,197.26					\$2,197.26
Marshall Co. – FTHB 21-003	01/20/2023		\$2,200.00					\$2,200.00
Marshall Co. – FTHB 21-004	02/21/2023		\$2,400.00					\$2,400.00
Marshall Co. – FTHB 21-005	03/20/2023		\$2,000.00					\$2,000.00
Marshall Co. – FTHB 22-008	07/20/2023		\$2,346.37					\$2,346.37
City of Weirton – H 21-02	10/14/2022		\$2,987.54					\$2,987.54
City of Weirton – H 21-04	12/21/2022		\$5,000.00					\$5,000.00
City of Weirton – H 21-05	01/31/2023		\$4,327.62					\$4,327.62
City of Weirton – H 21-06	01/27/2023		\$475.00					\$475.00
City of Weirton – H 21-07	04/06/2023		\$1,275.00					\$1,275.00
City of Weirton – H 21-08	05/10/2023		\$6,000.00					\$6,000.00
City of Weirton – H 21-09	06/09/2023		\$6,000.00					\$6,000.00
City of Weirton – H 21-11	06/22/2023		\$4,794.00					\$4,794.00
Brooke County – FTHB-107	03/24/2023		\$2,000.00					\$2,000.00

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
Brooke County – FTHB-108	04/06/2023		\$4,000.00					\$4,000.00
Brooke County – FTHB-110	07/20/2023		\$2,678.45					\$2,678.45
Hancock County – FTHB-110	10/14/2023		\$4,000.00					\$4,000.00
Hancock County – FTHB-111	01/24/2023		\$3,000.00					\$3,000.00
Hancock County – FTHB-112	01/27/2023		\$2,400.00					\$2,400.00
Totals:	-		\$76,567.63				\$58,610.25	\$135,178.15

Table 6 – Match Contribution for the Federal Fiscal Year
 Period of 10/01/2022 to 9/30/2023

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 \$
\$ 0.00	\$ 10,000.00	\$ 10,000.00	\$ 0.00	\$ 0.00

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						
Number	0	0	0	0	0	0
Dollar Amount	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00
Sub-Contracts						
Number	0	0	0	0	0	0
Dollar Amount	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00

Table 8 – Minority Business Enterprises

	Total	Women Business Enterprises	Male Business Enterprises
Contracts			
Number	0	0	0
Amount	\$ 0.00	\$ 0.00	\$ 0.00
Sub-Contracts			
Number	0	0	0
Dollar Amount	\$ 0.00	\$ 0.00	\$ 0.00

Table 9 – 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	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00

Table 10 – 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
Businesses Displaced	0
Nonprofit Organizations Displaced	0
Households Temporarily Relocated, not Displaced	0

Table 11 – Relocation and Real Property Acquisition

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	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00

Table 12 – Minority Property Enterprises

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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	0	0
Number of non-homeless households to be provided affordable housing units	28	42
Number of special-needs households to be provided affordable housing units	0	0
Total:	26	42

Table 13 – Number of Households

	One-Year Goal	Actual
Number of households supported through rental assistance	0	0
Number of households supported through the production of new units	0	0
Number of households supported through the rehab of existing units	0	0
Number of households supported through the acquisition of existing units	28	42
Total:	28	42

Table 14 – Number of Households Supported

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

During the FY 2023 CDBG program year, the City of Wheeling did not fund any projects to construct new units, the acquisition of existing units, or provide any rental assistance with CDBG funds. All the affordable housing projects were open to the residents of the Consortium and used HOME funds.

During this CAPER reporting period, the City of Wheeling funded and completed the following projects:

- **City of Wheeling – First-Time Homebuyer Program** – HOME funds were used to provide deferred, forgivable loans to qualified first-time homebuyers who required downpayment and closing cost assistance with their purchase of a home within the City limits of Wheeling, West Virginia. Eleven (11) households were assisted, utilizing \$108,652.41 in HOME funds.
- **City of Weirton – First-Time Homebuyer Program** – HOME funds were available to provide deferred, forgivable loans to qualified first-time homebuyers who required downpayment and closing cost assistance with their purchase of a home within the City limits of Weirton, West Virginia. Two (2) households were assisted, utilizing \$18,874.96 in HOME funds.
- **Hancock County – First-Time Homebuyer Program** – HOME funds were used to provide deferred, forgivable loans to qualified, first-time homebuyers who required downpayment and closing cost assistance with their purchase of a home within Hancock County, West Virginia. One (1) household were assisted, utilizing \$10,032.00 in HOME funds.
- **Brooke County – First-Time Homebuyer Program** – HOME funds were used to provide deferred, forgivable loans to qualified, first-time homebuyers who required downpayment and closing cost assistance with their purchase of a home within Brooke County, West Virginia. Five (5) households were assisted during the reporting period, utilizing \$50,160.00 in HOME funds.
- **Ohio County – First-Time Homebuyer Program** – HOME funds were available to provide deferred, forgivable loans to qualified, first-time homebuyers who required downpayment and closing cost assistance with their purchase of a home within Ohio County, West Virginia. One (2) household were assisted, utilizing \$8,507.00 in HOME funds.
- **Marshall County – First-Time Homebuyer Program** – HOME funds were used to provide deferred, forgivable loans to qualified, first-time homebuyers who required downpayment and closing cost assistance with their purchase of a home within Marshall County, West Virginia. Sixteen (16) households were assisted, utilizing \$149,585.98 in HOME funds.
- **CHDO Set-Aside** – HOME funds were set aside to fund an eligible Community Housing Development Organization (CHDO) housing project. This equated to 15% of the HOME Program entitlement awarded to the WV Northern Panhandle HOME Consortium for FY 2023. During this reporting period, no CHDO funds were expended.

The City proposed to assist 28 low-income households. During this CAPER reporting period, the City and the HOME Consortium assisted 42 first-time homebuyers.

Discuss how these outcomes will impact future annual action plans.

The City of Wheeling continued to work towards achieving its goal of providing decent, safe, sound, and affordable housing for its low- and moderate-income residents. The City continued to provide funds for closing costs and downpayment assistance for first-time homebuyers and through funding the development of new housing.

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 Persons Served	CDBG Actual	HOME Actual
Extremely Low-income	0	9
Low-income	0	10
Moderate-income	0	23
Total	0	42

Table 15 – Number of Persons Served

Narrative Information

During this CAPER reporting period, the City of Wheeling did not use its CDBG funds to assist with affordable housing. The City and the Northern Panhandle HOME Consortium used HOME funds to assist 42 households, of which 21.43% were Extremely Low-Income, 23.81% were Low-Income, and 54.76% were Moderate-Income.

The City of Wheeling used its limited CDBG and HOME funds to address its numerous housing and community development needs. The City of Wheeling has been working in cooperation with the non-profit housing providers to address the City’s affordable housing needs using CDBG funds, HOME funds, and funds provided through the WV Housing Development Fund.

The City of Wheeling is the Participating Jurisdiction (PJ) for the Northern Panhandle HOME Consortium. The following cities and counties are members of the Northern Panhandle HOME Consortium: the City of Wheeling, the City of Weirton, and the Counties of Hancock, Brooke, Ohio, and Marshall. The members of the Northern Panhandle HOME Consortium Council are representatives from the local participating governments, and they meet regularly with their local elected officials and the non-profit housing provider agencies at least once a year to determine housing needs and how best to allocate HOME funds. The HOME funds the Consortium received during this CAPER reporting period were used to assist low-income families through its First-Time Homebuyer Program.

In FY 2023, the City of Wheeling provided CDBG, HOME, program income, and other funds that were used to develop or rehabilitate housing in the City. The results of the activities funded during the FY 2023 CAPER reporting period as required in HUD Table 2-A:

- **Production of new rental units** – FY 2023 = 0 units; and Five-Year Total = 0 units.
- **Production of new owner-occupied units** – FY 2023 = 0 units; and Five-Year Total = 0 units.
- **Homebuyer Training/Counseling** – FY 2023 = Sixty (60) people received homebuyer education under HOME, as it is a requirement for eligibility under the First-Time Homebuyer program. To

avoid duplication of reporting, the City only reports the households when they have closed on a house. Five-Year Total = 145 households.

- **First-Time Homebuyers Assisted** – FY 2023 = 42 households were assisted; and Five-Year Total = 127 households.
- **Handicapped Accessible Rehabilitations** – FY 2023 = 0 units; and Five-Year Total = 0 units.
- **Housing Units Remediated or Abated for Lead Based Paint** – FY 2023 = 0 units; and Five-Year Total = 0 units.
- **Fair Housing Education** – FY 2023 = 127 households were counseled; and Five-Year Total = 491 households.
- **Housing Units Inspected** – FY 2023 = A total of 650 units in low/mod areas were inspected for code compliance in the City; and Five-Year Total = 2,935.
- **Housing Units Demolished (Non-CDBG)** – FY 2023 = 24 private demolitions and 15 city-funded (general fund) demolition units; and Five-Year Total = 243 units.

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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**

During the reporting period, the City continued to employ a Homeless Liaison / Functional Zero Program Coordinator to develop, implement, and manage the City's comprehensive homeless support program aimed at achieving and maintaining Functional Zero in relation to homelessness and reports directly to the City Manager. This position serves as the City's official liaison among internal (City departments/staff, elected officials, city leadership) and external (other government agencies, nonprofits, faith-based community organizations, residents, and businesses) in relation to the City's homeless support program and service coordination.

The NPCoC formally adopted and adheres to a 5-year NPCoC Community Strategic Plan to End Homelessness that describes the strategies, objectives, and action steps necessary to permanently resolve homelessness throughout the five-county Northern Panhandle region. The plan included specific goals for successful outreach to individuals and families experiencing homelessness and how to assess household needs and provide links to appropriate services and programs.

Regular contact with people experiencing homelessness is one of the most successful methods for ensuring progress in stability and independence, as well as reducing recidivism. To implement the NPCoC Strategic Plan related to outreach, NPCoC members continue to work on developing regional committees that provide representation for the northern and southern regions to provide regular updates on all five counties. The NPCoC recently changed leadership. The Board and membership has increased in numbers and participation with organizations represented that reflect the geography of the entire CoC area. By reporting on local needs and progress, the NPCoC is actively coordinating services to address unmet needs.

NPCoC street outreach involves four organizations that visit unsheltered locations, local emergency shelters, and drop-in centers on a regular basis. Outreach to unsheltered locations such as wooded-area campsites is designed to identify the unsheltered population, build rapport, and link individuals to available services in the region. The four organizations providing outreach are Project HOPE, Youth Services System, YWCA Wheeling, and Helping Heroes also meeting some of these needs are Street Moms a collective working to meet the needs of the homeless in the Northern Panhandle. A three-pronged approach to outreach is used connecting weekly with homeless clients, community partners, and landlords. Street outreach is focused on connecting the unsheltered and sheltered homeless population to permanent housing through a referral to Coordinated Entry and needs are evaluated using a standardized assessment and linkage to resources are readily available. Funded through ESG, three groups provide specialized outreach, including Youth Services System for youth, YWCA Wheeling and Change Inc. for domestic violence victims, and Helping Heroes for Veterans, which all full entries into the Coordinated Entry System. Project HOPE is a medical-based outreach team under the OC Health Department. Project Hope is comprised of nurses, community members, and volunteers who visit campsites, assess medical

needs, and provide referrals to the Coordinated Entry System. Street MOMs is a community-based outreach initiative that connects daily with unsheltered individuals and provides emergency and non-facility-based care. Collectively, all four organizations offering outreach services cover 100% of the NPCoC's five-county geographic area.

While the NPCoC has operated a Coordinated Entry System since 1995, the NPCoC formalized Coordinated Entry in 2018 through the development of Board-approved policies and procedures. The NPCoCs System is classified as a multi-site, centralized access system, providing multiple access points for separate homeless subpopulations. GWCH is the NPCoCs System access point for local community members The YWCA of Wheeling and Change Inc. is the access point for households fleeing, or attempting to flee, domestic violence or other dangerous/life-threatening condition. The Coordinated Entry System is accessible throughout the entire five-county region, as GWCH can conduct Centralized Intake and Assessments virtually using a HIPPA-compliant LifeSize videoconferencing center.

The Coordinated Entry System uses evidence-based practices to determine the most appropriate program available to meet the needs of each applicant. This includes diversion to family and friends if possible, and screening for placement in local emergency shelters, as well as other supportive service and housing programs. Individual Service Plans and Housing Plans are developed, which include assistance with housing search and placement. Prioritization of placement into housing occurs during monthly Provider Committee meetings.

Addressing the emergency shelter and transitional housing needs of homeless persons

There are three full-time and one winter-only emergency shelters within the NPCoC. These shelters, with the exception of the seasonal cold shelter, are limited to serving specific subpopulations only.

The YWCA hosts 18 beds and serves women and victims of domestic violence. Helping Heroes has 9 beds, and serves both male and female Veterans, the Salvation Army has 21 beds and serves men only and is considered to be a high barrier shelter. The Life Hub, INC. currently operates, as a winter-only shelter serving both men and women from November-March. Greater Wheeling Coalition for the Homeless has presently, during the CAPER period, 4 Transitional Housing beds dedicated for use by YHDP (Youth Homeless Demonstration Project) recipients.

The HUD-mandated Homeless Management Information System is a critical tool for collecting and storing data on persons experiencing homelessness and is necessary for documenting shelter bed utilization and completing Congressionally required reports. In 2015, dedicated HUD funding for HMIS was eliminated during the FY 2015 CoC Program Competition when it was ranked by an independent review committee that determined its loss would have a low financial impact on homeless programs based on its relatively small budget; however, this loss resulted in the NPCoC becoming the only WVCoC without a HUD-dedicated HMIS grant.

The loss of HUD's HMIS funding represents a significant hardship, as HMIS is a required component of all CoC, ESG and VA-funded homeless assistance programs. When the NPCoC HMIS Lead agreed to switch

HMIS providers and join the statewide HMIS ServicePoint in 2012, state funding agencies agreed to support the increase in HMIS expenses associated with this change. Organizations utilizing HMIS contribute to the costs of the HMIS system through annual agreements, including two SSVF providers, four ESG providers, and one RHY provider.

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 NPCoC is home to robust programs that address the all-encompassing issues that perpetuate homelessness. Many agencies within the NPCoC offer strategic case management and supportive services. Catholic Charities offers individuals and families supportive services and homelessness prevention strategies through rental, utility, grocery and household assistance. This type of assistance is essential to shortening the time a person is homeless and ultimately preventing homelessness. Greater Wheeling Coalition to End Homelessness utilizes funding resources to assist homeless individuals who may need essential documents to move forward in the housing process. Assistance can be in the form of transportation to the Department of Motor Vehicles or assistance with completing forms and required documentation. Further, in an effort to transition individuals to permanent housing, many agencies work together to build a network of support for homeless individuals and families by offering parenting classes, skill-building courses, and job placement assistance. These types of essential services help to reduce the time a person is homeless and address the root causes of chronic homelessness. In addition to case management and supportive services, agencies routinely work with private market vendors and the local housing authority to determine an individual's eligibility in private or public housing using a section-8 voucher system.

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

Many factors contribute to homelessness; low income is just one factor; however, when an individual faces the reality of having little income, they are at a greater risk of becoming homeless. To address and prevent this, Catholic Charities can assist with rental and utility payments when they are unable to be paid. Also Catholic Charities hosts a food pantry weekly, as well as grocery delivery if needed. The greater Wheeling area is fortunate to have robust mental health providers within the area with the highest needs,

as well as adolescents and behavioral health providers. Many subpopulations, such as children and youth, inmates, and others, are at a greater risk of becoming homeless. Programs through organizations such as YSS and the YWCA service such subpopulations in a way that addresses their unique needs and helps to empower and navigate away from lifestyles that may contribute to homelessness. Peer Navigators within the Ohio County Public Defenders Office and the Wheeling Police Department have made a significant impact in helping to address the barriers that homeless people encounter that contribute to their chronic homelessness, such as addiction and mental health. Peer Navigators offer unique lived experience and foresight to be able to communicate with an individual in crisis that may have historically resulted in them becoming homeless due to mental health or addiction. Peer Navigators with the Ohio County Public Defender's office work with recently released inmates to assist with the re-entry process by obtaining rehabilitation, housing, and essential documents such as ID. These types of relationships and progressive ways to address and prevent homelessness are essential.

The NPCoC regularly reviews discharge planning protocols and has worked with specific stakeholders to ensure there are adequate procedures for ensuring people who are institutionalized are not discharged and become homeless. According to the West Virginia Division of Health Legislative Rule, hospitals must have a discharge planning process for post-hospital services. Locally, most patients often return to their prior living situation upon discharge from hospitals and health care facilities.

When no discharge plan is in place, or clients are unable to care for themselves, referrals to resources such as personal care homes and assisted living facilities, in addition to direct support, including assistance with an application for public housing, searches for private market housing, and referral to local social service and mainstream benefit providers. Specific destinations for people discharged from health care facilities include private market apartments, the homes of family and friends, or state- and locally funded housing options.

In lieu of a state plan for clients afflicted with a mental illness, the NPCoC independently addresses discharge planning procedures on a local level through member coordination with comprehensive behavioral health centers in the region. While most mental health patients return to the care of family and friends upon discharge, some clients of state hospitals or diversion facilities lack a support system capable or willing to provide even short-term shelter. The development and implementation of innovative service models.

Youth Services System, Inc. also serves as a least restrictive treatment/service option for youth discharging from psychiatric hospitals or detention/correctional programs. These shelters and transitional living ease the transition from a very structured setting to a supported setting. Wraparound services, counseling/therapy, supervised visitation, parent training, and other community-based treatment and support services are also available for youth, young adults and families residing in homes in northern panhandle counties of WV.

All emergency shelters provide reintegration support by providing safe housing, peer recovery support, life skill training, link to education/employment, counseling/therapy, and needed medical care.

CR-30 - Public Housing 91.220(h); 91.320(j)**Actions taken to address the needs of public housing**

The Wheeling Housing Authority (WHA) is the only municipal housing authority in Ohio County that is designated to oversee public housing. Wheeling Housing Authority has eight (8) public housing communities located in the City of Wheeling and consisting of a total of 644 public housing assisted units. There is a total of 148 units for family occupancy, 570 units for mixed populations (elderly or disabled), and 74 units for elderly occupancy. The Wheeling Housing Authority has a 91.22% overall occupancy rate for its public housing and tax credit developments. There were 224 individuals on the Public Housing waiting list as of May 29, 2024. The Housing Choice Voucher Program had a stable utilization of the available vouchers. The total baseline for Section 8 Housing Vouchers was 573 vouchers

The Wheeling Housing Authority received \$1,548,515 under their HUD Capital Fund grant and \$2,222,030.00 in operating subsidies for FY 2023. During the FY 2023 CAPER reporting period, the Capital Funds were used for Hill-Dar sidewalk repairs/replacement, Luau Manor exterior renovations, Booker T. Washington Plaza replaced domestic hot water and boiler, Hil-Dar/Garden Park Terrace/Riverview Towers/Luau Manor/Booker T. Washington Plaza installed/ upgraded cameras, Hil-Dar interior sewer line repair/replacement.

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

The Wheeling Housing Authority has an active Resident Advisory Board which provides feedback on the Housing Authority's plans and policies. The Housing Authority also appoints a public housing resident to the Housing Authority Board. Although the Housing Authority does not have a homeownership program, it refers interested tenants to the City of Wheeling for the First-Time Homebuyer Program.

The Resident Services Department is important at the Wheeling Housing Authority. The department offers many activities and community services for the residents of the public housing communities. WHA contracts with local social service providers and community agencies to provide recreational and educational programs for their youth and families. They also provide recreational activities and health care service links for the elderly.

Family Self-Sufficiency Program - The Family Self-Sufficiency (FSS) Program is a voluntary program that helps families improve their economic situation, so they don't have to depend on public assistance. Each FSS participant creates a five-year plan that includes employment goals and identifies training and educational needs. A case manager works with the family to identify and secure the services they need to accomplish these goals. Goals can include things like GED attainment, job training, higher education, and employment. The Family Self-Sufficiency (FSS) Program had approximately 15 participants on average per month.

Youth Programs - Educational and recreational activities are available to Wheeling Housing Authority children on-site in partnership with area agencies and organizations.

Senior Programs - Recreational activities and health care service links are available at the elderly high rises, including a weekday lunch program at Garden Park Terrace Apartments in Warwood. The goal is to improve the quality of life in their high rises and to link residents with existing services in the community. A coordinator works to help residents get needed social services to maintain their independent living status. The coordinator also works with elected resident councils to plan activities and trips.

Actions taken to provide assistance to troubled PHAs

The Wheeling Housing Authority was not designated as "troubled" by HUD and is maintaining their "high performer" status according to HUD guidelines and standards.

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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)

The City of Wheeling in its most recent Analysis of Impediments to Fair Housing Choice did not identify any negative effects of its public policies that serve as barriers to affordable housing. The City had previously revised and updated its Zoning Ordinance and Land Development and Use Controls. These documents are consistent with the Fair Housing Act, Section 504, and the Americans with Disabilities Act. There are no other public policies that restrict fair housing.

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

Despite efforts made by the City and social service providers, a number of significant obstacles to meeting underserved needs remain. Because resources were scarce, funding became the greatest obstacle. Insufficient funds hinder maintenance and limit the availability of funding to the many worthy public service programs, activities, and agencies. Planning and effective use of these limited resources proved critical in addressing Wheeling's needs and improving the quality of life of its residents. The following obstacles need to be overcome in order to meet underserved needs:

- High unemployment rate and loss of household income
- Lack of decent, sound, and affordable rental housing
- High cost of housing
- Aging population
- Low wages in the service and retail sectors
- Job training programs for the disabled
- Increase in the number of disabled persons needing housing
- Increase in the number of vacant and abandoned properties
- Lack of public transportation
- Increase in drug and alcohol abuse
- ADA improvement
- Programs for the youth and the elderly

The City of Wheeling worked to address these obstacles through the agencies and programs funded in FY 2023. Some of the activities to address these obstacles included:

- **CD-23-04 Family Services.** CDBG funds will be used to purchase food, paper products, and other disposables to prepare and provide meals for the very low-income population.
- **CD-23-06 Soup Kitchen of Greater Wheeling.** CDBG funding to purchase food and food containers

to prepare and provide meals for the homeless and very low-income.

- **CD-23-07 Wheeling Health Right.** CDBG funds were used to purchase pharmaceuticals for a free health clinic that serves the very low-income and the homeless.
- **HOME-23-10 CHDO Set-Aside.** \$57,783 in HOME funds were set aside to fund an eligible Community Housing Development Organization (CHDO) housing project. This amount equates to 15% of the HOME Program entitlement awarded to the (West Virginia) Northern Panhandle HOME Consortium for FY 2023. Funds to be used for construction or rehabilitation of affordable housing.
- **HOME-23-11 Northern Panhandle HOME Consortium - First-Time Homebuyer Program.** HOME funds were used to provide deferred, forgivable loans to qualified First-Time homebuyers who require downpayment and closing cost assistance with their purchase and who wish to purchase a house within the Northern Panhandle HOME Consortium Area, which consists of the City of Wheeling, the City of Weirton, and Hancock, Brooke, Ohio, and Marshall Counties. The \$288,910.00 in FY 2023 HOME funds for the First-Time Homebuyer Program was awarded on a first-come, first-served basis to eligible homebuyers in the six (6) jurisdictions.

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

For the City's and the HOME Consortium's First-Time Homebuyer Program, the City and the Consortium members continued to ensure that:

- Applicants for homeownership assistance received adequate information about lead-based paint requirements.
- Staff properly determined whether proposed projects were exempt from some or all lead based paint requirements.
- A proper visual assessment was performed to identify deteriorated paint in the dwelling unit, any common areas servicing the unit, and exterior surfaces of the building or soil.
- Prior to occupancy, properly qualified personnel performed paint stabilization and the dwelling pass a clearance exam in accordance with the standards established in 24 CFR Part 35.
- The home purchaser received the required lead-based paint pamphlet and notices.

For rehabilitation projects, the City and the HOME Consortium members continued to ensure that:

- Applicants for rehabilitation funding received the required lead-based paint information and understand their responsibilities.
- Staff determined whether proposed projects were exempt from some or all lead-based paint requirements.
- The level of federal rehabilitation assistance was properly calculated, and the applicable lead-based paint requirements determined.

- Properly qualified personnel performed risk management, paint testing, lead hazard reduction, and clearance services when required.
- Required lead hazard reduction work and protective measures were incorporated into project rehabilitation specifications.
- Risk assessment, paint testing, lead hazard reduction, and clearance work are performed in accordance with the applicable standards established in 24 CFR Part 35.
- Required notices regarding lead-based paint evaluation, presumption, and hazard reduction were provided to occupants and documented.
- Program documents established the rental property owner's responsibility to perform and document ongoing lead-based paint maintenance activities, when applicable.
- Program staff monitored owner compliance with ongoing lead-based paint maintenance activities, when applicable.

Lead reduction involved the implementation of a lead-based paint treatment program which was carried out in conjunction with the City of Wheeling's CDBG and HOME funded housing activities. The goal of the lead-based paint treatment program was the reduction of lead paint hazards. The City did not fund any rehabilitation activities during this CAPER reporting period with CDBG funds.

During this CAPER reporting period, the City did not abate any units of lead-based paint.

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

According to the 2017-2021 American Community Survey,

- 35.93% of households with earnings received Social Security income.
- 2.01% received public assistance.
- 30.16% received retirement income.
- 26% of female-headed households were living in poverty.
- 25.1% of all youth under 18 years of age were living in poverty.

The City's anti-poverty strategy is based on attracting a range of businesses and supporting work force development including job-training services for low-income residents. In addition, the City's strategy is to provide supportive services for low-income residents.

During this CAPER reporting period, the City funded the following projects to help lift residents out of poverty:

- **CD-23-04 Family Service** – funds were used for supplies needed for the home meal program for the elderly.
- **CD-23-06 Soup Kitchen of Greater Wheeling** – CDBG funding to purchase food and food

containers to prepare and provide meals for the homeless and very low-income.

- **CD-23-07 Wheeling Health Right** – CDBG funds will be used to purchase pharmaceuticals for a free health clinic that serves the very low-income and the homeless.

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

Effective implementation of the Five-Year Consolidated Plan and Annual Action Plans involved a variety of agencies both in the community and in the region. Coordination and collaboration between agencies were important to ensuring that the needs in the community are addressed. The key agencies that were involved in the implementation of the Plan, as well as additional resources that were available are described below.

Public Sector:

- **City of Wheeling** - The City's Department of Economic and Community Development (DECD) was responsible for the administration of the City's community development programs, the HOME Investment Partnership Program, and local programs that assist target income residents. The Department's responsibilities included managing and implementing the City's affordable housing policies, including the Consolidated Plan and related documents. Several other City Departments and Divisions were also involved, including Planning, Code Enforcement, Public Works, Police, Fire, Recreation, Water, and Sewer.
- **The Wheeling Housing Authority** - The Wheeling Housing Authority was one of the primary owners of affordable housing within the community. The Housing Authority also administered the Housing Choice (Section 8) Voucher Program. The City worked in close consultation with the Housing Authority regarding affordable housing issues in Wheeling.

Non-Profit Agencies:

There were several non-profit agencies that served target income households in the greater Wheeling area. The City collaborated with these essential service providers. Some of them included:

- CHANGE, Inc.
- YWCA of Wheeling
- Wheeling Health Right
- Youth Services System, Inc.

Private Sector:

The private sector was an important collaborator in the services and programs associated with the Five-Year Consolidated Plan. The private sector brought additional resources and expertise that were used to supplement existing services or fill gaps in the system. Lenders, affordable housing developers, business and economic development organizations, and private service providers offered a variety of assistance to residents such as healthcare, small business assistance, home loan programs, and assisted housing, among

others. The City worked closely with these entities to meet Consolidated Plan goals and objectives. Funds for affordable housing were also provided through the Federal Home Loan Bank of Pittsburgh through its member banks.

Coordination:

The City continued its participation and coordination with Federal, state, county, and local agencies, as well as with the private and non-profit sectors, to serve the needs of target income individuals and families with the community.

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

The City of Wheeling continued to be committed to its participation and coordination with the public housing authority and social service agencies. The City solicited applications for CDBG and HOME funds. In addition, the City sent out applications to a list of agencies, organizations, and housing providers that have previously applied or have expressed an interest in submitting an application. The applications were reviewed by the Department of Economic and Community Development to discuss any questions with the applicant. The City provided help and assistance to its public and private agencies that were funded.

Section 225 Affordable Housing

During the FY 2023 reporting period, there were no Section 225 Affordable Housing units constructed.

Addressing “Worst Case” Housing and Housing for the Disabled

There were 650 housing units inspected for code compliance in the City of Wheeling during this reporting period. The City also has a Vacant Building Registration Program, which encourages code-deficient vacant properties to be repaired and returned to use.

The City addresses housing for persons with disabilities through referrals that are made to the WV Division of Rehabilitation Services for assistance with the removal of architectural barriers. Additionally, assistance may be available at the Northern WV Center for Independent Living (NWVCIL) and/or the West Virginia Assistive Technology System (WVATS) Center for Excellence in Disabilities at West Virginia University.

The City of Wheeling Building Inspections office. In addition, inspections are done throughout the construction of projects to assure that all codes and accessibility provisions are being met.

The City of Wheeling funds the Wheeling Human Rights Commission (HRC), which informs renters, including the elderly and disabled, of their housing rights. The Wheeling HRC also distributes literature regarding disabilities as a protected class, and reasonable accommodations and modifications, and

provides education and outreach regarding Fair Housing under its Agreement with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services.

The Wheeling Housing Authority (WHA) continues to work with City Officials, to address the needs for housing low-income individuals. Additionally, the WHA is working with the City on its response to homelessness in the creation of The LIFE HUB. WHA is providing a leadership and fiscal role in that effort. The winter shelter was successfully operated between December and March. A building was purchased for the upcoming season and funding is being sought for beginning the operation of The LIFE HUB. The purpose of this initiative is to provide a central location to coordinate services to homeless and nearly homeless individuals, which includes individuals who are difficult to house and disabled individuals. Additionally, the center will house a 24/7, 365 low barrier shelter.

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

To promote Fair Housing during this CAPER reporting period, the Wheeling City Council proclaimed April as "Fair Housing Month" on April 5, 2024. A copy of the 2023 Proclamation is included at the end of this section. The City monitored and reviewed public policies for discriminatory practices and/or impacts on housing availability during this program year.

During Fiscal Year 2023, the City of Wheeling served 127 people with Fair Housing Education and Outreach programs. These programs were run by the Wheeling Human Rights Commission, the Fair Housing Law Center at Southwestern Pennsylvania Legal Services, the Northern Panhandle Continuum of Care, the Northern Panhandle HOME Consortium, and CHANGE, Inc. The activities were undertaken to promote fair housing during this CAPER reporting period:

- **August 2023:** The Wheeling Human Rights Commission exhibited at the Youth Services Systems' Annual Celebrate Youth Festival on August 10, 2023. Thousands of families attended this Back to School resource festival, with approximately 60 community resources providing valuable information to families. Fair Housing-related materials that were distributed included 386 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, many Fair Housing magnets, pamphlets and brochures, along with many various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well. 50 individuals signed in at the exhibit, which allowed for credit under the Education and Outreach grant with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. (50)
- **September 2023:** The Wheeling Human Rights Commission exhibited at the US Attorney's Office's first annual Civil Rights and Social Services Expo on September 27, 2023. Fair Housing-related materials were distributed, including 8 drawstring backpacks and 7 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, several Fair Housing magnets, pamphlets and brochures, along with many various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well. 5 individuals signed in at the exhibit, which allowed for credit under the Education and Outreach grant with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. (5)

- **October 2023:** The Wheeling Human Rights Commission exhibited at the Veterans Stand Down Resource Fair on October 25, 2023. Fair Housing-related materials were distributed, including 9 drawstring backpacks and 13 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, several Fair Housing magnets, pamphlets and brochures, along with many various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well. 5 individuals signed in at the exhibit, which allowed for credit under the Education and Outreach grant with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. (5)
- **March 2024:** Four Commissioners, one staff member, and one invited local affordable housing professional attended a Fair Housing Training by the Fair Housing Law Center on March 4, 2024. (6)
- **April 2024:** Staff watched HUD's Fair Housing Month Opening Ceremony webcast, on April 11, 2024. (1)
- **Ongoing:** The Northern Panhandle HOME Consortium's First Time Homebuyer Program, administered by the City of Wheeling, requires applicants to attend homebuyer education. Most applicants receive this training locally, through CHANGE, Inc. Fair Housing education is a part of CHANGE's curriculum and is now being provided under a partnership between CHANGE and the Fair Housing Law Center. Students are provided information such as the HUD brochures "Are you a Victim of Housing Discrimination?", "Filing a Housing Discrimination Complaint", and "Know the Signs of Housing Discrimination". During FY 2023, CHANGE, Inc. provided homebuyer education to 60 potential homebuyers. (60)

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

The City of Wheeling's Department of Economic and Community Development has the primary responsibility for monitoring the City's Five-Year Consolidated Plan. The Department of Economic and Community Development maintained records on the progress toward meeting the goals and compliance with the statutory and regulatory requirements for each activity. The Economic and Community Development Department was responsible for the on-going monitoring of subrecipients.

For each CDBG and CDBG-CV activity authorized under the National Affordable Housing Act, the Department of Economic and Community Development established fiscal and management procedures that ensured program compliance and fund accountability. Additionally, the Department of Economic and Community Development ensured that the reports to the U.S. Department of Housing & Urban Development (HUD) were complete and accurate. The programs were subject to the Single Audit Act. For projects other than CDBG and CDBG-CV funded activities, a similar reporting format was used to monitor the progress of the Five-Year Consolidated Plan.

The City of Wheeling provided citizens with reasonable notice of, and the opportunity to comment on, its Annual Action Plan, its performance under previously funded CDBG Program Years, and substantial amendments to the Five-Year Consolidated Plan and Annual Action Plans. The City of Wheeling received no complaints. Its policy is to respond within 15 days in writing to any written complaints or inquiries from citizens regarding the CDBG Program, its housing strategy, or its CAPER. This was enumerated in its Citizen Participation Plan.

The City of Wheeling and its subrecipients complied with the requirements and standards of 2 CFR Part 225, which is the cost principles for state and local governments and their subrecipients. In addition, the City had written agreements with each of its subrecipients.

The City monitored its performance with meeting its goals and objectives with its Five-Year Consolidated Plan. The City reviewed its goals on an annual basis in the preparation of its CAPER and adjusted its goals as needed.

The City's calculated adjusted line of credit balance was 0.93 times its annual grant, which was in compliance with the CDBG Program timely performance requirement of 1.5.

In the expenditures of the CDBG funds for housing construction or project improvements, the City's inspectors made periodic on-site inspections to ensure compliance with the local housing codes. The City also required submittal of architectural drawings, a site plan, and specifications for this work. These were reviewed prior to the issuance of building permits and the distribution of CDBG funds.

The following public service agencies that received CDBG and CDBG-CV assistance during this CAPER

reporting period were monitored:

- **The Seeing Hand Association** – There were no findings or concerns.
- **Family Service** – There were no findings or concerns.
- **The Soup Kitchen** – There were no findings or concerns.
- **Wheeling Health Right** – There were no findings or concerns.

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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.**

The City of Wheeling placed the CAPER document on public display for a period of 15 days beginning on Friday, September 6, 2024, through Friday, September 20, 2024. A Public Notice was published in the *Wheeling Intelligencer* on Tuesday, September 3, 2024, a copy of which is attached in the Citizen Participation Section of this CAPER document.

The “Draft” FY 2023 CAPER was on display at the City of Wheeling’s website [<https://www.wheelingwv.gov/public-notice>], at the City-County Building, and at the Ohio County Public Library.

The Public Hearing was held on Tuesday, September 17, 2024 at 5:30 p.m. in the Council Chambers located on the first floor of the City-County Building.

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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.

The City of Wheeling has not made any changes to the FY 2020-2024 Five Year Consolidated Plan and its program objectives during this reporting period.

Describe accomplishments and program outcomes during the last year.

During this CAPER reporting period, the City of Wheeling expended CDBG funds on the following activities:

- **Public Facilities and Improvements** - \$1,796,976.81, which is 87.58% of the total expenditures.
- **Public Services** - \$69,952.06, which is 3.41% of the total expenditures.
- **General Administration and Planning** - \$184,841.20, which is 9.01% of the total

The City of Wheeling Timeliness Ratio of unexpended funds as a percentage of the FY 2023 CDBG allocation was 0.93 on August 27, 2024, which is under the maximum 1.5 ratio.

During this CAPER reporting period, the CDBG program targeted the following with its funds:

- **Percentage of Expenditures Assisting Low- and Moderate-Income Persons and Households Either Directly or On an Area Basis** - 100.00%
- **Percentage of Expenditures that Benefit Low- and Moderate-Income Areas** – 91.43%
- **Percentage of Expenditures that Aid in the Prevention or Elimination of Slum or Blight** – 0.00%
- **Percentage of Expenditures Addressing Urgent Needs** - 0.00%

During this CAPER reporting period, the income level beneficiary's data were the following:

- **Extremely Low Income (<=30%)** - 0.00%
- **Low Income (30-50%)** – 82.96%
- **Moderate Income (50-80%)** – 17.04%
- **Total Low- and Moderate-Income (<=80%)** - 100.00%
- **Non Low- and Moderate-Income (>80%)** - 0.00%

During this CAPER reporting period, the City had the following CDBG accomplishments:

- **Actual Jobs Created or Retained - 0**
- **Households Receiving Housing Assistance - 0**
- **Persons Assisted Directly, Primarily by Public Services and Public Facilities – 2,013**
- **Persons for Whom Services and Facilities were Available – 16,260**
- **Units Rehabilitated - Single Units - 0**
- **Units Rehabilitated - Multi Units Housing - 0**

During this CAPER reporting period, all of the CDBG funds were used to meet a National Objective. The City did not fund any projects that involved displacement and/or relocation with CDBG funds. The City did not make any lump sum agreements during this CAPER reporting period. The City did not float-fund any activities.

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

No

DRAFT

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.

The Northern Panhandle HOME Consortium has had one (1) rental property developed by CHANGE, Inc., which requires periodic inspection. The rental unit in question is a single-family home, located at 318 Martin Avenue, Follansbee, WV 26037. The City has implemented an on-site physical inspection schedule for once every three (3) years, dated from project completion. The next on-site inspection is scheduled for October 2025. There will also be annual tenant income certification and verification of rent and utility amounts on the annual anniversary of the tenant occupancy.

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

The Northern Panhandle HOME Consortium has a website for the First Time Homebuyer Program. Information about the First Time Homebuyer program is made available at all of the participating jurisdictions' HOME public needs hearings. Brochures continue to be disseminated to lenders, realtors, Family Resource Networks, public libraries, homebuyer education classes, fairs and festivals, and other groups and individuals, in an effort to promote the First Time Homebuyer Program. The program is also promoted through news releases and homebuyer education classes that are conducted by CHANGE, Inc., and a link to the Northern Panhandle HOME Consortium's website is provided by CHANGE, Inc. on the eHome online homebuyer education site (<https://www.ehomeamerica.org/>). CHANGE, Inc. also links to the Northern Panhandle HOME website from their own website, as does the City of Wheeling. All participating lenders and realtors in the Northern Panhandle are emailed the updated HOME income limits and updated information about the program. There are plans to update the Northern Panhandle HOME website.

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

The City and the Northern Panhandle HOME Consortium received \$10,000.00 in recaptured funds from the payoff of the City of Wheeling First-Time Homebuyer program in the FY 2023 CAPER reporting period. Any funds received from recaptured funds are put back into the First-Time Homebuyer Program for closing cost and downpayment assistance for other first-time homebuyers.

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 City of Wheeling and the Northern Panhandle HOME Consortium used their HOME funds to address housing needs. The City and the Northern Panhandle HOME Consortium worked in cooperation with the non-profit housing providers to address the Consortium's affordable housing needs through the use of HOME funds, Low-Income Housing Tax Credits, and other State and Federal funds.

The City fostered and maintained affordable housing through the HOME Program – First-Time Homebuyer Program and the CHDO Set-Aside Program.

The City fostered and maintained affordable housing through the funding of the following activities:

- **HS-1 Homeownership** - Assist low- and moderate-income households to become homeowners by providing down payment assistance, closing cost assistance, and requiring housing counseling training.

The City proposed to assist a total of twenty-eight (28) qualified First-Time Homebuyers with deferred, forgivable loans for downpayment and closing cost assistance with the purchase of a home within the Northern Panhandle. During this CAPER reporting period, the Consortium assisted forty-two (42) First-Time Homebuyers.

- **HS-2 Housing Construction/Rehabilitation** - Support and promote the development of decent, safe, sound, and accessible housing that is affordable to owners and renters in the City and the HOME Consortium through new construction and rehabilitation.

The City proposed to assist one (1) organization during this CAPER reporting period by allocating 15% (\$57,783) of its FY 2023 HOME allocation as CHDO set-aside for the construction or rehabilitation of affordable housing.

CR-58 - Section 3 Report

Total Labor Hours	CDBG	HOME
Total Number of Activities	0	0
Total Labor Hours	0	0
Total Section 3 Worker Hours	0	0
Total Targeted Section 3 Worker Hours	0	0

Table 15 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME
Outreach efforts to generate job applicants who are Public Housing Targeted Workers	0	0
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0	0
Direct, on-the job training (including apprenticeships).	0	0
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0	0
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0	0
Outreach efforts to identify and secure bids from Section 3 business concerns.	0	0
Technical assistance to help Section 3 business concerns understand and bid on contracts.	0	0
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0	0
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.	0	0
Held one or more job fairs.	0	0
Provided or connected residents with supportive services that can provide direct services or referrals.	0	0
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0	0
Assisted residents with finding child care.	0	0
Assisted residents to apply for, or attend community college or a four year educational institution.	0	0
Assisted residents to apply for, or attend vocational/technical training.	0	0
Assisted residents to obtain financial literacy training and/or coaching.	0	0
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0	0
Provided or connected residents with training on computer use or online technologies.	0	0
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0	0
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 122(e)(2) of the Workforce Innovation and Opportunity Act.	0	0
Other.	0	0

Table 16 – Qualitative Efforts - Number of Activities by Program

Narrative:

The City of Wheeling required contractors to fill out a Section 3 Contract Solicitation and Commitment Statement as a part of their bid. The City advertised its construction bid with the Section 3 Requirements.

CR-60 - ESG 91.520(g)

The City of Wheeling does not receive an Emergency Solutions Grant (ESG) entitlement allocation. Therefore, agencies must apply to the State of West Virginia for ESG funds. Not Applicable.

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CR-65 - HOPWA CAPER Report

The City of Wheeling does not receive a Housing Opportunities for People with AIDS (HOPWA) Grant as an entitlement community. Not Applicable.

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CR-70 - IDIS Reports

Attached are the following U.S. Department of Housing and Urban Development (HUD) Reports from IDIS for the period from July 1, 2023 through June 30, 2024.

Attached are the following IDIS reports:

- IDIS Report PR26 – CDBG Financial Summary
- IDIS Report PR26 – CDBG-CV Financial Summary

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PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	0.00
02 ENTITLEMENT GRANT	1,140,498.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	16,000.60
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
06a FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	1,156,498.60

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	1,866,928.87
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	1,866,928.87
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	184,841.20
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	2,051,770.07
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	(895,271.47)

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	1,866,928.87
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	1,866,928.87
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	69,952.06
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	69,952.06
32 ENTITLEMENT GRANT	1,140,498.00
33 PRIOR YEAR PROGRAM INCOME	3,825.00
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,144,323.00
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	6.11%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	184,841.20
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	184,841.20
42 ENTITLEMENT GRANT	1,140,498.00
43 CURRENT YEAR PROGRAM INCOME	16,000.60
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,156,498.60
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	15.98%

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LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

No data returned for this view. This might be because the applied filter excludes all data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

No data returned for this view. This might be because the applied filter excludes all data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	3	1768	6804051	Pulaski Playground Improvements	03F	LMA	\$28,800.00
2020	3	1768	6857957	Pulaski Playground Improvements	03F	LMA	\$14,302.00
2020	3	1768	6875750	Pulaski Playground Improvements	03F	LMA	\$5,336.00
2020	3	1768	6910470	Pulaski Playground Improvements	03F	LMA	\$64,952.59
2021	3	1835	6804051	Grandview Pool Improvements	03F	LMA	\$92,000.00
2021	3	1835	6857957	Grandview Pool Improvements	03F	LMA	\$28,800.00
					03F	Matrix Code	\$234,190.59
2021	6	1837	6796286	Storm Sewer Separation Project 37th Street	03J	LMA	\$28,066.57
2021	6	1837	6816386	Storm Sewer Separation Project 37th Street	03J	LMA	\$156,468.50
2021	6	1837	6840870	Storm Sewer Separation Project 37th Street	03J	LMA	\$159,436.98
2021	6	1837	6910470	Storm Sewer Separation Project 37th Street	03J	LMA	\$18,814.17
					03J	Matrix Code	\$362,786.22
2022	4	1865	6847079	Laughlin Community Center	03M	LMC	\$23,598.00
2022	4	1865	6865238	Laughlin Community Center	03M	LMC	\$32,832.00
2022	4	1865	6869500	Laughlin Community Center	03M	LMC	\$32,040.00
2022	4	1865	6879262	Laughlin Community Center	03M	LMC	\$1,530.00
					03M	Matrix Code	\$90,000.00
2022	16	1905	6813210	Pumper Truck	03O	LMA	\$250,000.00
2023	2	1909	6806968	Ladder Truck 1	03O	LMA	\$250,000.00
2023	3	1910	6813210	Pumper Truck	03O	LMA	\$610,000.00
					03O	Matrix Code	\$1,110,000.00
2022	8	1869	6796286	Greater Wheeling Coalition for the Homeless	03T	LMC	\$2,015.07
2022	8	1869	6816386	Greater Wheeling Coalition for the Homeless	03T	LMC	\$602.71
					03T	Matrix Code	\$2,617.78
2023	5	1919	6840870	Seeing Hand Association	05B	LMC	\$3,325.04
2023	5	1919	6884977	Seeing Hand Association	05B	LMC	\$2,773.53
					05B	Matrix Code	\$6,098.57
2021	18	1846	6796286	Nelson Jordan Center	05D	LMC	\$2,007.68
2021	18	1846	6806968	Nelson Jordan Center	05D	LMC	\$1,103.40
2021	18	1846	6875750	Nelson Jordan Center	05D	LMC	\$445.85
2021	18	1846	6884977	Nelson Jordan Center	05D	LMC	\$13,256.54
2021	18	1846	6892097	Nelson Jordan Center	05D	LMC	\$814.63
2021	18	1846	6910470	Nelson Jordan Center	05D	LMC	\$3,911.53
					05D	Matrix Code	\$21,539.63
2020	13	1778	6796286	Human Rights Commission	05J	LMC	\$14.96
2020	13	1778	6804051	Human Rights Commission	05J	LMC	\$913.98
2020	13	1778	6806968	Human Rights Commission	05J	LMC	\$12.10
2020	13	1778	6828676	Human Rights Commission	05J	LMC	\$0.98
2020	13	1778	6847079	Human Rights Commission	05J	LMC	\$8.02
2020	13	1778	6865238	Human Rights Commission	05J	LMC	\$9.92
2020	13	1778	6869500	Human Rights Commission	05J	LMC	\$22.85
2020	13	1778	6879262	Human Rights Commission	05J	LMC	\$12.48
2020	13	1778	6890968	Human Rights Commission	05J	LMC	\$200.79
					05J	Matrix Code	\$1,196.08
2023	7	1921	6869977	Wheeling Health Right	05M	LMC	\$25,000.00
					05M	Matrix Code	\$25,000.00
2023	4	1918	6828676	Family Service	05W	LMC	\$8,500.00
2023	6	1920	6840870	Soup Kitchen of Greater Wheeling	05W	LMC	\$5,000.00
					05W	Matrix Code	\$13,500.00



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Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
Total							\$1,866,928.87

LINE 27 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 27

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity to prevent, prepare for, and respond to Coronavirus	Activity Name	Grant Number	Fund Type	Matrix Code	National Objective	Drawn Amount
2022	8	1869	6796286	No	Greater Wheeling Coalition for the Homeless	B22MC540005	EN	03T	LMC	\$2,015.07
2022	8	1869	6816386	No	Greater Wheeling Coalition for the Homeless	B22MC540005	EN	03T	LMC	\$602.71
									Matrix Code	\$2,617.78
2023	5	1919	6840870	No	Seeing Hand Association	B23MC540005	EN	05B	LMC	\$3,325.04
2023	5	1919	6884977	No	Seeing Hand Association	B23MC540005	EN	05B	LMC	\$2,773.53
									Matrix Code	\$6,098.57
2021	18	1846	6796286	No	Nelson Jordan Center	B21MC540005	EN	05D	LMC	\$2,007.68
2021	18	1846	6806968	No	Nelson Jordan Center	B21MC540005	EN	05D	LMC	\$1,103.40
2021	18	1846	6875750	No	Nelson Jordan Center	B21MC540005	EN	05D	LMC	\$445.85
2021	18	1846	6884977	No	Nelson Jordan Center	B21MC540005	EN	05D	LMC	\$13,256.54
2021	18	1846	6892097	No	Nelson Jordan Center	B21MC540005	EN	05D	LMC	\$814.63
2021	18	1846	6910470	No	Nelson Jordan Center	B21MC540005	EN	05D	LMC	\$3,911.53
									Matrix Code	\$21,539.63
2020	13	1778	6796286	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$14.96
2020	13	1778	6804051	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$913.98
2020	13	1778	6806968	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$12.10
2020	13	1778	6828676	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$0.98
2020	13	1778	6847079	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$8.02
2020	13	1778	6865238	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$9.92
2020	13	1778	6869500	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$22.85
2020	13	1778	6879262	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$12.48
2020	13	1778	6890968	No	Human Rights Commission	B20MC540005	EN	05J	LMC	\$200.79
									Matrix Code	\$1,196.08
2023	7	1921	6869977	No	Wheeling Health Right	B23MC540005	EN	05M	LMC	\$25,000.00
									Matrix Code	\$25,000.00
2023	4	1918	6828676	No	Family Service	B23MC540005	EN	05W	LMC	\$8,500.00
2023	6	1920	6840870	No	Soup Kitchen of Greater Wheeling	B23MC540005	EN	05W	LMC	\$600.00
2023	6	1920	6840870	No	Soup Kitchen of Greater Wheeling	B23MC540005	PI	05W	LMC	\$4,400.00
									Matrix Code	\$13,500.00
No Activity to prevent, prepare for, and respond to Coronavirus										\$69,952.06
Total										\$69,952.06

LINE 37 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 37

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	1	1766	6792908	Administration	21A		\$1,684.19
2020	1	1766	6796286	Administration	21A		\$22,492.88
2020	1	1766	6804051	Administration	21A		\$1,853.30
2020	1	1766	6806968	Administration	21A		\$27,252.42
2020	1	1766	6816386	Administration	21A		\$1,862.61
2020	1	1766	6828676	Administration	21A		\$10,753.36
2020	1	1766	6840870	Administration	21A		\$1,876.94
2020	1	1766	6847079	Administration	21A		\$2,123.34
2020	1	1766	6855518	Administration	21A		\$1,668.53
2020	1	1766	6865238	Administration	21A		\$14,114.40
2020	1	1766	6869500	Administration	21A		\$1,233.90
2020	1	1766	6875750	Administration	21A		\$2,103.12
2020	1	1766	6879262	Administration	21A		\$6,618.19
2020	1	1766	6884977	Administration	21A		\$20,433.62
2021	1	1834	6884977	CDBG Administration	21A		\$22,842.88
2021	1	1834	6890968	CDBG Administration	21A		\$6,113.11
2021	1	1834	6897277	CDBG Administration	21A		\$2,073.62
2021	1	1834	6910470	CDBG Administration	21A		\$32,612.30
2021	1	1834	6911768	CDBG Administration	21A		\$1,940.72
2023	1	1908	6910470	CDBG Administration	21A		\$7.50
						Matrix Code	\$181,660.93
2021	16	1844	6840870	Human Rights Commission	21D		\$11.34
2021	16	1844	6890968	Human Rights Commission	21D		\$3,121.52
2021	16	1844	6910470	Human Rights Commission	21D		\$16.11



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Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2022	12	1873	6816386	Human Rights Commission	21D		\$31.30
					21D	Matrix Code	\$3,180.27
Total							\$184,841.20

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PART I: SUMMARY OF CDBG-CV RESOURCES

01 CDBG-CV GRANT	867,511.00
02 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
03 FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
04 TOTAL CDBG-CV FUNDS AWARDED	867,511.00

PART II: SUMMARY OF CDBG-CV EXPENDITURES

05 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	846,271.99
06 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	10,814.24
07 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
08 TOTAL EXPENDITURES (SUM, LINES 05 - 07)	857,086.23
09 UNEXPENDED BALANCE (LINE 04 - LINE8)	10,424.77

PART III: LOWMOD BENEFIT FOR THE CDBG-CV GRANT

10 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
11 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
12 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	846,271.99
13 TOTAL LOW/MOD CREDIT (SUM, LINES 10 - 12)	846,271.99
14 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 05)	846,271.99
15 PERCENT LOW/MOD CREDIT (LINE 13/LINE 14)	100.00%

PART IV: PUBLIC SERVICE (PS) CALCULATIONS

16 DISBURSED IN IDIS FOR PUBLIC SERVICES	846,271.99
17 CDBG-CV GRANT	867,511.00
18 PERCENT OF FUNDS DISBURSED FOR PS ACTIVITIES (LINE 16/LINE 17)	97.55%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

19 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	10,814.24
20 CDBG-CV GRANT	867,511.00
21 PERCENT OF FUNDS DISBURSED FOR PA ACTIVITIES (LINE 19/LINE 20)	1.25%

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LINE 10 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 10

No data returned for this view. This might be because the applied filter excludes all data.

LINE 11 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 11

No data returned for this view. This might be because the applied filter excludes all data.

LINE 12 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 12

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	20	1783	6519702	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$44,127.79
			6539398	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$31,170.15
			6584296	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$33,955.64
			6624979	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$65,746.42
			1784	6806968	CV-Catholic Charities Center - Meal Delivery Supplies	05W	LMC
	21	1785	6459757	CV-Elmhurst House of Friendship	05A	LMC	\$44,393.78
			6474662	CV-Elmhurst House of Friendship	05A	LMC	\$2,606.22
			22	1786	6448713	CV-Family Service	05W
	6459473	CV-Family Service			05W	LMC	\$14,428.90
	6474662	CV-Family Service			05W	LMC	\$39,467.85
	6485856	CV-Family Service			05W	LMC	\$3,181.58
	6496143	CV-Family Service			05W	LMC	\$503.79
	6507136	CV-Family Service			05W	LMC	\$1,060.07
	6519702	CV-Family Service			05W	LMC	\$3,258.92
	6539398	CV-Family Service			05W	LMC	\$9,390.72
	6550674	CV-Family Service			05W	LMC	\$60,543.88
	6561990	CV-Family Service			05W	LMC	\$20,525.23
	23	1787	6807688	CV-Family Service	05W	LMC	\$20,000.00
			6474662	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$1,954.14
			6485856	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$3,294.18
			6507136	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$9,887.73
			6519702	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$5,285.79
			6539398	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$6,697.64
			6550674	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$8,401.57
			6557934	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$8,452.78
			6569496	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$5,590.36
			6584296	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$12,725.95
			6610355	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$26,365.77
			6764567	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$298.46
			6796286	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$843.60
			6816386	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$13,358.97
			6840870	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$11,127.66
	6857957	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$509.16		
6865238	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$2,525.69			
6869500	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$1,192.73			
6879262	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$312.46			
6890968	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$2,140.92			



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Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	23	1787	6910470	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$2,618.27
			6921728	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$3,264.81
			6936921	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$3,131.54
2020	24	1788	6459757	CV-North Wheeling Community Youth Center	05D	LMC	\$500.00
			6474662	CV-North Wheeling Community Youth Center	05D	LMC	\$1,037.71
			6496143	CV-North Wheeling Community Youth Center	05D	LMC	\$1,020.01
			6507136	CV-North Wheeling Community Youth Center	05D	LMC	\$986.63
			6519702	CV-North Wheeling Community Youth Center	05D	LMC	\$276.18
			6539398	CV-North Wheeling Community Youth Center	05D	LMC	\$788.36
			6665676	CV-North Wheeling Community Youth Center	05D	LMC	\$723.80
			6677872	CV-North Wheeling Community Youth Center	05D	LMC	\$258.90
			6707452	CV-North Wheeling Community Youth Center	05D	LMC	\$215.61
			6725635	CV-North Wheeling Community Youth Center	05D	LMC	\$366.96
			6757966	CV-North Wheeling Community Youth Center	05D	LMC	\$563.02
			6777979	CV-North Wheeling Community Youth Center	05D	LMC	\$667.99
			6785797	CV-North Wheeling Community Youth Center	05D	LMC	\$178.52
			6828676	CV-North Wheeling Community Youth Center	05D	LMC	\$955.39
			6879262	CV-North Wheeling Community Youth Center	05D	LMC	\$7,331.34
			6929833	CV-North Wheeling Community Youth Center	05D	LMC	\$567.44
			2020	25	1789	6936921	CV-North Wheeling Community Youth Center
6539398	CV-Soup Kitchen	05W				LMC	\$21,162.00
6550674	CV-Soup Kitchen	05W				LMC	\$24,229.48
6557934	CV-Soup Kitchen	05W				LMC	\$22,327.80
6584296	CV-Soup Kitchen	05W				LMC	\$36,107.60
6610355	CV-Soup Kitchen	05W				LMC	\$26,173.12
6810259	CV-Soup Kitchen	05W				LMC	\$20,000.00
2020	26	1790	6519702	CV-Wheeling Health Right	05M	LMC	\$28,888.16
			6584296	CV-Wheeling Health Right	05M	LMC	\$12,622.84
			6810259	CV-Wheeling Health Right	05M	LMC	\$208.40
			6847079	CV-Wheeling Health Right	05M	LMC	\$10,120.74
			6857957	CV-Wheeling Health Right	05M	LMC	\$1,267.86
2020	27	1791	6910470	CV-Wheeling Health Right	05M	LMC	\$13,403.00
			6459757	CV-Youth Service Systems	05D	LMC	\$7,982.52
			6557934	CV-Youth Service Systems	05D	LMC	\$13,017.48
Total							\$846,271.99

LINE 16 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 16

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount	
2020	20	1783	6519702	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$44,127.79	
			6539398	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$31,170.15	
			6584296	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$33,955.64	
			6624979	CV-Catholic Charities Center - Emergency Utility and Rent Assistance	05Q	LMC	\$65,746.42	
	2020	21	1784	6806968	CV-Catholic Charities Center - Meal Delivery Supplies	05W	LMC	\$20,000.00
				1785	6459757	CV-Elmhurst House of Friendship	05A	LMC
	2020	22	1786	6474662	CV-Elmhurst House of Friendship	05A	LMC	\$2,606.22
				6448713	CV-Family Service	05W	LMC	\$47,639.06
				6459473	CV-Family Service	05W	LMC	\$14,428.90
				6474662	CV-Family Service	05W	LMC	\$39,467.85
				6485856	CV-Family Service	05W	LMC	\$3,181.58
				6496143	CV-Family Service	05W	LMC	\$503.79
				6507136	CV-Family Service	05W	LMC	\$1,060.07
				6519702	CV-Family Service	05W	LMC	\$3,258.92
				6539398	CV-Family Service	05W	LMC	\$9,390.72
				6550674	CV-Family Service	05W	LMC	\$60,543.88
				6561990	CV-Family Service	05W	LMC	\$20,525.23
2020	23	1787	6807688	CV-Family Service	05W	LMC	\$20,000.00	
			6474662	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$1,954.14	
			6485856	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$3,294.18	



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Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount		
2020	23	1787	6507136	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$9,887.73		
			6519702	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$5,285.79		
			6539398	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$6,697.64		
			6550674	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$8,401.57		
			6557934	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$8,452.78		
			6569496	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$5,590.36		
			6584296	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$12,725.95		
			6610355	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$26,365.77		
			6764567	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$298.46		
			6796286	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$843.60		
			6816386	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$13,358.97		
			6840870	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$11,127.66		
			6857957	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$509.16		
			6865238	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$2,525.69		
			6869500	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$1,192.73		
			6879262	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$312.46		
			6890968	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$2,140.92		
			6910470	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$2,618.27		
			6921728	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$3,264.81		
			6936921	CV-Greater Wheeling Coalition for the Homeless	05Q	LMC	\$3,131.54		
			24	1788	6459757	CV-North Wheeling Community Youth Center	05D	LMC	\$500.00
					6474662	CV-North Wheeling Community Youth Center	05D	LMC	\$1,037.71
					6496143	CV-North Wheeling Community Youth Center	05D	LMC	\$1,020.01
	6507136	CV-North Wheeling Community Youth Center			05D	LMC	\$986.63		
	6519702	CV-North Wheeling Community Youth Center			05D	LMC	\$276.18		
	6539398	CV-North Wheeling Community Youth Center			05D	LMC	\$788.36		
	6665676	CV-North Wheeling Community Youth Center			05D	LMC	\$723.80		
	6677872	CV-North Wheeling Community Youth Center			05D	LMC	\$258.90		
	6707452	CV-North Wheeling Community Youth Center			05D	LMC	\$215.61		
	6725635	CV-North Wheeling Community Youth Center			05D	LMC	\$366.96		
	6757966	CV-North Wheeling Community Youth Center			05D	LMC	\$563.02		
	6777979	CV-North Wheeling Community Youth Center			05D	LMC	\$667.99		
	6785797	CV-North Wheeling Community Youth Center			05D	LMC	\$178.52		
	6828676	CV-North Wheeling Community Youth Center			05D	LMC	\$955.39		
	6879262	CV-North Wheeling Community Youth Center			05D	LMC	\$7,331.34		
	6929833	CV-North Wheeling Community Youth Center	05D	LMC	\$567.44				
	6936921	CV-North Wheeling Community Youth Center	05D	LMC	\$342.95				
	25	1789	6539398	CV-Soup Kitchen	05W	LMC	\$21,162.00		
			6550674	CV-Soup Kitchen	05W	LMC	\$24,229.48		
			6557934	CV-Soup Kitchen	05W	LMC	\$22,327.80		
			6584296	CV-Soup Kitchen	05W	LMC	\$36,107.60		
			6610355	CV-Soup Kitchen	05W	LMC	\$26,173.12		
6810259			CV-Soup Kitchen	05W	LMC	\$20,000.00			
26	1790	6519702	CV-Wheeling Health Right	05M	LMC	\$28,888.16			
		6584296	CV-Wheeling Health Right	05M	LMC	\$12,622.84			
		6810259	CV-Wheeling Health Right	05M	LMC	\$208.40			
		6847079	CV-Wheeling Health Right	05M	LMC	\$10,120.74			
		6857957	CV-Wheeling Health Right	05M	LMC	\$1,267.86			
		6910470	CV-Wheeling Health Right	05M	LMC	\$13,403.00			
27	1791	6459757	CV-Youth Service Systems	05D	LMC	\$7,982.52			
		6557934	CV-Youth Service Systems	05D	LMC	\$13,017.48			
Total							\$846,271.99		

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	19	1782	6459473	CV-Administration	21A		\$1,985.87
			6539398	CV-Administration	21A		\$2,567.20
			6643459	CV-Administration	21A		\$1,379.49



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Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	19	1782	6651423	CV-Administration	21A		\$1,136.47
			6685158	CV-Administration	21A		\$60.00
			6747049	CV-Administration	21A		\$777.75
			6753358	CV-Administration	21A		\$755.04
			6762403	CV-Administration	21A		\$141.57
			6796286	CV-Administration	21A		\$1,192.58
			6884977	CV-Administration	21A		\$818.27
Total							\$10,814.24

DRAFT

CR-75 - Fair Housing

Affirmatively Furthering Fair Housing Overview:

The City of Wheeling prepared an Analysis of Impediments to Fair Housing Choice in 2020 to coincide with the City's FY 2020-2024 Five Year Consolidated Plan. During this CAPER reporting period, the City conducted inspections with reports of work needed to be done to bring various properties up to standards. This process was done systematically and by complaint.

During this CAPER reporting period, the City had the following affordable housing accomplishments:

- 42 First Time Homebuyers were assisted with HOME funds in the Northern Panhandle HOME Consortium area, and eleven (11) of these were in the city limits of Wheeling.

Sixty (60) people received homebuyer education under the HOME Program, as it is a requirement for eligibility under the First-Time Homebuyer program. Other potential homebuyers also attended these homebuyer education classes. To avoid duplication of reporting, the City only reports the households assisted when they have closed on a house.

To promote Fair Housing during this CAPER reporting period, the Wheeling City Council proclaimed April as "Fair Housing Month." A copy of the 2023 proclamation is included at the end of this section.

During this reporting period, 126 persons and 1 organization were assisted with Fair Housing Education and Outreach programs. These programs were run by the Wheeling Human Rights Commission, the Fair Housing Law Center at Southwestern Pennsylvania Legal Services, the Northern Panhandle Continuum of Care, the Northern Panhandle HOME Consortium, and CHANGE, Inc. The activities were undertaken to promote fair housing during this CAPER reporting period:

- **August 2023:** The Wheeling Human Rights Commission exhibited at the Youth Services Systems' Annual Celebrate Youth Festival on August 10, 2023. Thousands of families attended this Back to School resource festival, with approximately 60 community resources providing valuable information to families. Fair Housing-related materials that were distributed included 386 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, many Fair Housing magnets, pamphlets and brochures, along with many various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well. 50 individuals signed in at the exhibit, which allowed for credit under the Education and Outreach grant with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. (50 persons assisted)
- **September 2023:** The Wheeling Human Rights Commission exhibited at the US Attorney's Office's first annual Civil Rights and Social Services Expo on September 27, 2023. Fair Housing-related materials were distributed, including 8 drawstring backpacks and 7 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, several Fair Housing magnets, pamphlets and brochures, along with many

various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well. 5 individuals signed in at the exhibit, which allowed for credit under the Education and Outreach grant with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. (5 persons assisted)

- **October 2023:** The Wheeling Human Rights Commission exhibited at the Veterans Stand Down Resource Fair on October 25, 2023. Fair Housing-related materials were distributed, including 9 drawstring backpacks and 13 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, several Fair Housing magnets, pamphlets and brochures, along with many various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well. 5 individuals signed in at the exhibit, which allowed for credit under the Education and Outreach grant with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. (5 persons assisted)
- **March 2024:** Four Commissioners, one staff member, and one invited local affordable housing professional attended a Fair Housing Training by the Fair Housing Law Center on March 4, 2024. (6 persons assisted)
- **April 2024:** Staff watched HUD's Fair Housing Month Opening Ceremony webcast, on April 11, 2024. (1 organization)
- **Ongoing:** The Northern Panhandle HOME Consortium's First Time Homebuyer Program, administered by the City of Wheeling, requires applicants to attend homebuyer education. Most applicants receive this training locally, through CHANGE, Inc. Fair Housing education is a part of CHANGE's curriculum and is now being provided under a partnership between CHANGE and the Fair Housing Law Center. Students are provided information such as the HUD brochures "Are you a Victim of Housing Discrimination?", "Filing a Housing Discrimination Complaint", and "Know the Signs of Housing Discrimination". During FY 2023, CHANGE, Inc. provided homebuyer education to 60 potential homebuyers. (60 persons assisted)

Wheeling Human Rights Commission:

During the FY 2023 CAPER Period, the Wheeling Human Rights Commission (HRC) continued to be a fully staffed division of the City of Wheeling Economic and Community Development Department (ECD), under a revised Human Rights Commission Ordinance which was passed by the Wheeling City Council on February 7, 2023. The HRC has the authority to retain cases of discrimination in the City of Wheeling, or to refer them to the West Virginia Human Rights Commission. The Ordinance provides equal opportunity in the areas of employment, housing and public accommodations, to all persons without regard to race, religion, color, national origin, ancestry, sex, age, blindness, disability, familial status, veteran status, sexual orientation or gender identity.

The ECD staff facilitates the regular monthly business meetings of the HRC, which are open and announced to the media/public in advance. During the reporting period, ten regular business meetings were held as follows:

- Wednesday, July 12, 2023, at 12:00 P.M.
- Wednesday, August 9, 2023, at 12:00 P.M.
- Wednesday, September 20, 2023, at 12:00 P.M.
- Wednesday, October 11, 2023, at 12:00 P.M.
- Wednesday, November 8, 2023, at 12:00 P.M.
- Wednesday, December 13, 2023, at 12:00 P.M.
- Wednesday, January 10, 2024, at 12:00 P.M. (*Canceled due staff conflict/covid.*)
- Wednesday, February 14, 2024, at 12:00 P.M.
- Wednesday, March 8, 2024, at 12:00 P.M. (*Canceled due to lack of quorum.*)
- Wednesday, April 10, 2024, at 12:00 P.M.
- Wednesday, May 8, 2024, at 12:00 P.M.
- Wednesday, June 5, 2024, at 12:00 P.M. (*Rescheduled to accommodate HRC.*)

Public Education and Outreach continue to be some of the most important duties of the HRC. The HRC has partnered annually with the Fair Housing Law Center at Southwestern Pennsylvania Legal under grants that the Fair Housing Law Center receives from the US Department of Housing and Urban Development. The 2023 Agreement ran from April 1, 2023, to March 30, 2024, under which the HRC committed to **36** hours of education and outreach at the reimbursement rate of \$75 per hour, for a total of \$2,700.00. The HRC generally meets the committed hours by attending community events and distributing Fair Housing materials, in addition to offering Fair Housing trainings, attending monthly conference calls, and dedicating administrative time to accomplish the goals of the Agreement. The HRC successfully met **46.5** hours, exceeding its commitment of **36** hours. Expectations of the HRC under this partnership are as follows: Educating protected class members and the agencies that serve them on fair housing rights and remedies; attending community outreach events to disseminate fair housing materials and identify victims of housing discrimination; disseminating print and electronic materials to protected class members and the agencies that serve them; facilitating landlord outreach; referring victims of housing discrimination to the Fair Housing Law Center; and attending monthly conference calls related to the Agreement. Unfortunately, this was the final year for the Agreement, however the Fair Housing Law Center will remain available as a resource with materials and trainings. The HRC recognizes the importance of Fair Housing and for reporting purposes and therefore will continue to track its progress towards Fair Housing Education and Outreach.

The HRC promotes equal human rights and inclusivity within the City of Wheeling as it strives to eliminate discrimination. As such, it is a priority to promote and create awareness of the existence of the HRC in the community. The HRC achieves this in many ways, including but not limited to billboards, newspaper ads, exhibiting at community events, providing training and seminars, speaking to groups, and recommending a community award. In order to attain visibility and interact with the residents of Wheeling, the HRC took the following specific measures and/or participated in the following activities during FY 2023:

- **July 2023 and Ongoing:** Commissioners continued the discussion begun with formally recognizing Women's History Month in March 2023, regarding establishing a partnership with the YWCA to

create a celebration of Women's History Month in 2024. While no event became possible for 2024, a subcommittee was formed, and a basis developed that will be effective to coordinate an event for March 2025.

- **July 2023 and Ongoing:** Commissioners began discussions of conducting a Community Outreach Series, which has been named "RED Talks". RED stands for Resources for Equity and Diversity. A subcommittee was formed, and an outline of potential topics developed, which included having a discussion around a book "Social Justice for the Sensitive Soul". A budget was set aside for the RED Talks, and a community survey was underway to garner interest in additional topics.
- **July 2023:** The HRC annually recommends an award to an unrecognized Wheeling citizen that supports and works for human rights, with the intent that the awardee be announced by the Mayor. In 2023, the HRC confidentially recommended honoring the Mayor himself. The Mayor was surprised with an award presented by the Chairman of the HRC to the Mayor at his annual State of the City Address in July 2023, with several members of the HRC in attendance. Subsequently, the HRC began discussing and requesting nominees for a 2024 award.
- **August 2023:** Three Commissioners and staff represented the Human Rights Commission at the Youth Services Systems' Annual Celebrate Youth Festival on August 10, 2023. Thousands of families attended this Back-to-School resource festival, with approximately 60 community resources providing valuable information to families. The HRC distributed 386 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, many Fair Housing magnets, pamphlets and brochures, along with many various diversity booklets and copies of the Universal Declaration of Human Rights were distributed as well.
- **September 2023:** One Commissioner and staff represented the HRC at the US Attorney's Office's first annual Civil Rights and Social Services Expo on September 27, 2023. The HRC distributed 8 drawstring backpacks and 7 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, Fair Housing magnets, pamphlets and brochures, along with various diversity booklets and copies of the Universal Declaration of Human Rights were distributed.
- **September 2023:** One Commissioner on the HRC was honored at the Governor's Civil Rights Awards Ceremony on August 25, 2023.
- **October 2023:** A Commissioner on the HRC promoted the US Attorney's Office hosting a public event on November 6, 2023 "United against Hate: Addressing Rising Antisemitism".
- **October 2023:** The HRC was represented by commissioners who attended the Belmont County NAACP's Freedom Fund Banquet on October 14, 2023.
- **October 2023:** One Commissioner and staff represented the HRC at the Veterans Stand Down Resource Fair on October 25, 2023. The HRC distributed 9 drawstring backpacks and 13 cell phone wallets in assorted colors that were printed with the HRC's contact information and the Equal Housing Opportunity logo. Additionally, Fair Housing magnets, pamphlets and brochures, along with various diversity booklets and copies of the Universal Declaration of Human Rights were distributed.

- **October 2023:** The HRC publicly acknowledged Disability Awareness Month.
- **October 2023:** The HRC publicly acknowledged Native American Awareness Month.
- **October 2023 through January 2024:** Commissioners and staff served on the Martin Luther King, Jr. Celebration Planning Committee. The events included a Lunch with Books at the Ohio County Public Library on January 9, a special service at Temple Shalom on January 12, a community dialogue at WVNCC on January 13, and the MLK march, the award ceremony, and the interfaith service on January 14. The events concluded on January 15 at Laughlin Chapel with a breakfast, the MLK essay contest awards, and children's programming. Several members of the HRC attended and participated in the events, and the HRC Chairman received the MLK award during the events.
- **November 2023:** The Chairman of the HRC reached out to assure that schools within the City are aware of the HRC Ordinance as it relates specifically to the CROWN protections.
- **December 2023:** The HRC publicly acknowledged the 75th anniversary of the passage of the Universal Declaration of Human Rights.
- **February 2024:** The HRC celebrated Black History Month in many ways, including promoting and attending Black History Month events that were held at the Library and West Liberty University during February. The HRC also promoted a Textured Hair Expo on February 22, which was attended by three Commissioners. The HRC offered a special Black History Month message on a billboard image that was placed in the rotation for the city's digital billboard as well as on social media.
- **February 2024 and Ongoing:** The HRC began discussions about keeping interest in the MLK and Black History concepts alive during the rest of the year, with a monthly update being provided to the HRC.
- **April 2024:** For Fair Housing Month, the HRC purchased six billboards in Wheeling's low to moderate income neighborhoods and areas near public housing, that were consistent with HUD's 2024 Fair Housing Month graphics. The billboard image, which contained the Equal Housing Opportunity Logo and conveyed the phone number of the HRC, was also placed at two additional locations, in the rotation on the City's digital billboard at 10th & Market Streets, as well as in the rotation on a digital billboard in the Woodsdale Plaza. The image was also shared on the City's social media.
- **April 2024:** The Fair Housing Month Proclamation was read at City Council on April 5, 2024. The Chairman of the HRC and staff attended to receive the Proclamation. A photo was placed on the City's social media.
- **April 2024:** A Commissioner affiliated with the local high school announced that there is interest by the administration in developing a Black Student Union there, which will be open to all students and sponsored by the Black Student Unions at some of the local higher education institutions.
- **April 2024:** The HRC publicly acknowledged Child Abuse Prevention and Awareness Month.
- **June 2024:** A Commissioner spoke at the Juneteenth event on June 19, 2024.

- **June 2024:** The HRC formally acknowledged Pride Month and recognized that the City of Wheeling proclaimed Friday June 7 as Pride Day in Wheeling, followed by the Pride Festival on June 8 at the Heritage Port. A letter was sent to the Friendlier City Project acknowledging and celebrating the Pride events and informing that the HRC is available in instances of discrimination.
- **June 2024:** The HRC was represented by commissioners who attended the Belmont County NAACP's Steak Fry on June 7 at Ebbert Farm.

During the period of July 1, 2023 to June 30, 2024, five housing complaint forms were issued by the HRC, and two housing complaints were received by the HRC. At least two potential housing discrimination complaints were referred to both the Fair Housing Law Center at Southwestern Pennsylvania Legal Services, and the West Virginia HRC, due to being against housing providers which were not within the jurisdiction of the Wheeling HRC. Two employment complaint forms were issued, but none were received by the HRC. No public accommodation discrimination complaint forms were issued or received by the HRC.

Finally, during the reporting period, and as a result of full-time staffing of the HRC's office, the HRC tracked all inquiries, complaint-related and non-jurisdictional or non-complaint-related. As a service to the inquirers, the HRC made the following **26 referrals**:

- Legal Aid of WV (Wheeling office) – 6
- West Virginia Human Rights Commission – 6
- City of Wheeling Building & Planning/Code Enforcement – 2
- Southwest PA Legal Services (Fair Housing Law Center) – 2
- WV Senior Legal Aid – 2
- Disability Rights of WV – 2
- City of Wheeling Homeless Liaison – 1
- Ohio County Family Resource Network – 1
- Ohio Valley Regional Transportation Authority – 1
- Ohio Civil Rights Commission – 1
- Belmont County Community Action Commission – 1
- Equal Employment Opportunity Commission – 1

FY 2020-2024 Analysis of Impediments to Fair Housing Choice:

The following actions were taken to address the impediments identified in the City of Wheeling's 2020 Analysis of Impediments to Fair Housing Choice:

Impediment 1: Housing Affordability

Decent, safe, sanitary, and affordable housing remains a problem in finding fair housing choice as well as the quality of life and attractive neighborhoods.

Goal: Increase the supply of decent, safe, sound, and affordable housing targeted to lower income households, both renters and owners.

Strategies: To meet this goal, the following activities and strategies may be undertaken by the City of Wheeling.

- **1-A:** Maintain the supply of available decent, safe, sanitary, and affordable housing through code enforcement, rehabilitation, and support of the creation of and capacity building of Community Housing Development Organizations (CHDOs), both locally and throughout the Consortium Area.

Accomplishments:

650 inspections were made for code compliance during the reporting period. This includes all 36 First Time Homebuyer homes which were inspected throughout the Northern Panhandle HOME Consortium area prior to authorizing the purchase with HOME assistance.

During the prior reporting period, exterior and interior renovations of four existing apartment buildings (96 apartments total) and two existing townhouse buildings (8 townhouses total) began at the North Park Apartments, and during this reporting period, these renovations continued. All units are income-based affordable housing units.

During the prior reporting period, the Northern Panhandle HOME Consortium issued a Request for Proposals for CHDO Designation and Funding for the use of FY 2021 and FY 2022 CHDO funds. There were no responses to that RFP. A new RFP for a CHDO project to use FY 2021, 2022 and 2023 is planned.

Also, during the reporting period, the Wheeling Housing Authority made the following capital improvements to better the housing and experience within their communities.

- **1-B:** Increase homeownership opportunities for LMI households through the purchase of available housing, requiring housing counseling, as well as providing downpayment and closing cost assistance through the Northern Panhandle HOME Consortium.

Accomplishments:

The City of Wheeling and the Northern Panhandle HOME Consortium funded the First Time Homebuyer Program which provides downpayment and closing cost assistance, in all of the Northern Panhandle HOME jurisdictions. 36 homebuyers (11 in Wheeling) received FTHB assistance in the consortium, all of whom received housing counseling (a required component to receive the assistance).

During the reporting period, the City of Wheeling hired a consultant to work on its Comprehensive Plan update. An intended goal within the plan is to improve housing by providing housing choices and quality places to live that remains affordable for younger and senior populations who want to own.

- **1-C:** Support and strengthen an effective property maintenance inspection and enforcement program in the City.

Accomplishments:

The City of Wheeling's Building and Planning Department is staffed with a Building Code Official, three Code Enforcement Officers, one Building Inspector and one Electrical Inspector. 650 inspections were made for code compliance in the City of Wheeling during FY 2023. The department also administers a Vacant Building Registration Program, which encourages code-deficient vacant properties to be repaired and returned to use.

- **1-D:** Promote programs for accessibility, weatherization, insulation, storm windows, energy audits, etc. to help reduce energy costs for LMI households that are cost overburdened.

Accomplishments:

Referrals are made to CHANGE, Inc. for weatherization/energy efficiency programs on an ongoing basis. In addition, referrals are made to Catholic Charities Neighborhood Center for the Energy Savers Program in the fall. House of Carpenter and Laughlin Memorial Chapel also provide limited repair assistance. Rural inquiries are referred to USDA Rural Development for options. From July 1, 2023 through May 1, 2024, WV property owners were referred to West Virginia Homeowners Rescue Program, for up to \$10,000 in federal critical home repair assistance.

In October 2022, the City of Wheeling using American Rescue Plan funding, offered the Homeowner-Occupied Repair Assistance Program to low-to-moderate income households (under ARPA guidelines). The program provided a one-time financial grant of up to \$5,000 to assist with exterior home repairs and/or weatherization to 396 qualified homeowners. All funded projects met final completion during the reporting period.

In April 2023, the City of Wheeling using general fund, offered the Homeowner Repair Assistance Program for Homes Built Prior to 1940 to households with incomes up to \$120,000. The program provided a one-time financial grant of up to \$5,000 with a 20 percent match provided by the homeowner, to aid with exterior home repairs and/or weatherization. 97 households benefited from this program. All funded projects met final completion during the reporting

Impediment 2: Housing Accessibility

There is a lack of housing that is accessible to the older population, and persons with disabilities which limits their choice of housing.

Goal: Increase the supply of housing that meets the accessibility, visitability, and quality of life needs of the older population and persons with disabilities.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

- **2-A:** Increase the supply of accessible owner-occupied housing by providing assistance to support the removal of architectural barriers.

Accomplishments:

Referrals are made to the WV Division of Rehabilitation Services for assistance with the removal of architectural barriers. Additionally, assistance may be available at the Northern WV Center for

Independent Living (NWVCIL) and/or the West Virginia Assistive Technology System (WVATS) Center for Excellence in Disabilities at West Virginia University. Referrals are also made locally to Alzheimer Resource Services for aging services referrals and resources, as well as to Disability Rights of WV as a catch-all for any additional information and referral services that may provide assistance with disability-related needs.

- **2-B:** Enforce building codes to ensure that new multifamily construction meets the accessibility provisions of the Fair Housing Act.

Accomplishments:

Plan review and inspections are completed using the 2018 International Building Code, throughout the construction of projects to assure that all codes and accessibility provisions are being met.

- **2-C:** Continue to promote education and awareness of the requirements for reasonable accommodations for persons with disabilities and the elderly in rental housing.

Accomplishments:

The City of Wheeling funds the Wheeling Human Rights Commission, which distributes tenant and landlord resources that assist in informing renters, including the elderly and disabled, of their housing rights. Literature is also distributed regarding disabilities as a protected class, as well as reasonable accommodations and modifications. Such education and outreach regarding Fair Housing has been conducted under the HRC's Agreement with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services. The HRC periodically hosts Fair Housing Training, provided by the Fair Housing Law Center, which covers Fair Housing topics including, but not limited to reasonable accommodations and reasonable modifications.

- **2-D:** Encourage the development of new construction of housing that is accessible and affordable to the elderly and disabled.

Accomplishments:

No accomplishments during this reporting period.

Impediment 3: Fair Housing Education, Advocacy, Monitoring, and Enforcement

There is a lack of awareness of tenant rights and landlord responsibilities under the Fair Housing Act, and a need to continually monitor and enforce the Fair Housing Act.

Goal: Increase the knowledge and awareness of the rights of individuals and the responsibilities of building owners in regard to the Fair Housing Act through education advocacy, monitoring, and enforcement to eliminate discrimination in housing and providing fair housing choices for all individuals and families.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

- **3-A:** Continue to support educational and training programs concerning the tenant rights and landlord responsibilities covered by the Fair Housing Act.

Accomplishments:

The City of Wheeling funds the Human Rights Commission, and fair housing education and training is a significant responsibility of the HRC. The HRC began the reporting period under an Agreement with the Fair Housing Law Center at Southwestern Pennsylvania Legal Services for 2023, to conduct 36 hours of Education and Outreach in the City of Wheeling during a one-year period which began April 1, 2023. The HRC successfully met and exceeded its 35-hour commitment, by attaining 46.5 hours of Education and Outreach. Subsequently, the HRC was informed that there will be no further agreements or hourly commitments, but that SWPALS will still be a resource and able to provide Fair Housing materials and trainings. Fair Housing Outreach remains a very important objective for the HRC.

The HRC generally distributes Fair Housing materials, by tabling at the events that it attends. During the reporting period, the HRC exhibited at the Celebrate Youth event in August 2023, the Civil Rights and Social Services Expo on September 27, 2023, and at the Veterans Stand Down in October 2023. The HRC offered training to its own commissioners and staff, as well as local affordable housing professionals in March 2024.

Fair Housing continued to be promoted in additional ways by the Human Rights Commission, including six Fair Housing Month Billboards in Wheeling’s low to moderate income neighborhoods and areas near public housing, that were consistent with HUD’s 2024 Fair Housing Month graphics. The billboard image, which contained the Equal Housing Opportunity Logo and conveyed the phone number of the HRC, was also placed at two additional locations, in the rotation on the City’s digital billboard at 10th & Market Streets, as well as in the rotation on a digital billboard in the Woodsdale Plaza. The image was also shared on the City’s social media. Finally, the Wheeling City Council publicly proclaimed Fair Housing Month on April 5, 2024, which was also published on social media.



Lastly, the Northern Panhandle HOME Consortium's First Time Homebuyer Program requires applicants to attend homebuyer education. Most applicants receive this training locally, through CHANGE, Inc, which includes Fair Housing education as a part of its curriculum. Students are provided information such as HUD brochures "Are you a victim of Housing Discrimination?", "Filing a Housing Discrimination Complaint", and "Know the Signs of Housing Discrimination." CHANGE educated 60 individuals with their curriculum in the CAPER period

- **3-B:** Continue to support local and Consortium efforts to strengthen efficient and effective fair housing monitoring, investigation, testing, and enforcement strategies.

Accomplishments:

The Fair Housing Law Center at Southwestern Pennsylvania Legal Services remains available as a resource to conduct Fair Housing Monitoring, Investigation, Testing and Enforcement in the Northern Panhandle of WV. The City of Wheeling Human Rights Commission and the WV Human Rights Commission also have the authority to investigate complaints of discrimination in housing.

- **3-C:** Continue to support the delivery of fair housing advocacy services to at-risk groups and victims of housing discrimination.

Accomplishments:

City staff attends the Northern Panhandle Continuum of Care meetings and the Ohio County Family Resource Network meetings on a regular basis, with other organizations that serve at-risk populations, and offers the availability of Fair Housing training to the organizations represented. The HRC additionally maintains a presence in the community as an exhibitor with Fair Housing related literature, while doing education and outreach at events that serve at-risk groups and victims of housing discrimination. During the reporting period, the HRC tabled at the Celebrate Youth Festival, the Civil Rights and Social Services Expo, and the Veterans Stand Down. The HRC also offered training to its own commissioners and staff, as well as local affordable housing professionals during the reporting period.

- **3-D:** Continue to promote the delivery of financial literacy counseling for LMI and minority households to combat predatory and subprime lending practices.

Accomplishments:

All applicants to the Northern Panhandle HOME Consortium's First Time Homebuyer Program are required to attend homebuyer education. CHANGE, Inc. offers homebuyer education and also financial workshops. The City staff and the HOME Consortium are involved in the West Virginia Saves program and the Earned Income Tax Coalition, whom also provide programs that promote financial literacy. All of the community as well as any First Time Homebuyer applicants are encouraged to utilize these community resources.

Impediment 4: Cost Burden

Both homeowners and renters are cost burdened by the monthly cost of housing which affects fair housing choice.

Goal: Reduce the amount of households which are cost burdened in the City and the HOME Consortium area.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

- **4-A:** Provide financial assistance to homebuyers to lower the cost of buying a home and thus reducing their monthly housing cost to within 30% of income.

Accomplishments:

The City of Wheeling and the Northern Panhandle HOME Consortium funded the First Time Homebuyer Program which provides downpayment and closing cost assistance, in all of the Northern Panhandle HOME jurisdictions. 36 homebuyers (11 in Wheeling) received FTHB assistance in the consortium area. All applicants to the program receive homebuyer education and are informed regarding the 30% PITI (principal-interest-tax-insurance) guideline.

The City of Wheeling's and Ohio County's First Time Homebuyer Programs work with eligible recipients of the Laughlin Loan Program, which is a private trust that provides interest-free 20 year loans to approved families in Ohio County with at least one dependent child.

The First Time Homebuyer Program also work in combination with programs including but not limited to FHA, USDA, VA, First Front Door (Federal Home Loan Bank), and WV Housing Development Fund, in an effort to provide the most affordable and ideal purchase terms for our mutual buyers.

- **4-B:** Promote the development of new affordable rental units under the LIHTC program, bond issues, Federal subsidized housing program, etc. to reduce a renter households' monthly housing cost to within 30% of their income.

Accomplishments:

The City of Wheeling's Planning Commission reviews site plans for new housing developments, and recommends approval accordingly. Several affordable rental housing projects utilizing LIHTC have been built in the City of Wheeling during recent years.

- **4-C:** Promote the development of mixed income housing by private developers by offering financial incentives and density bonuses.

Accomplishments:

No accomplishments during this reporting period.

Impediment 5: Income vs. Housing Choice

There is a lack of economic and job opportunities in the City of Wheeling and the HOME Consortium area, which prevents low-income households from increasing their income and ability to live outside areas of concentrated poverty.

Goal: The local economy will improve which will create new job opportunities and in turn increase household income.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

- **5-A:** Strengthen partnerships with area businesses and firms to expand the local tax base and create a more sustainable economy.

Accomplishments:

Through the City of Wheeling's general fund, and a subsequent Congressional Earmark for \$500,000, the Façade Improvement Program provides up to \$15,000 in financial assistance for qualified façade improvements to privately owned commercial buildings within the C-1 and C-2 zoning districts and the Central Business District, and to any property (residential or commercial) in a qualified historic district in the City of Wheeling that has approved Design Review guidelines. The program works with property owners and businesses to help revitalize the City by stimulating private investment in high-quality improvements that enhance the appearance of properties and eliminate blight and non-conforming design standards.

The City of Wheeling offers a "Downtown Business District Enhancement Tax Credit" to encourage the location of new retail, service, amusement and residential rental businesses in the Downtown Revitalization District.

In recent years, as a result of the COVID-19 pandemic, the City now offers an Outdoor Dining Program. Privately owned eatery establishments can apply for up to \$20,000 in financial assistance to provide outdoor seating at their location.

The City offers an Upper Floor Development Incentive Program, which provides forgivable loans up to \$200,000 to establish a second means of egress from upper floors, increasing the use of upper floors of buildings for residential or business purposes.

- **5-B:** Support workforce development and skills training that results in increased job opportunities and higher wages.

Accomplishments:

The City of Wheeling works with West Virginia Northern Community College in development of programs that fit with the workforce employment needs in the City of Wheeling.

- **5-C:** Support programs that promote entrepreneurship and small business development for the retention and creation of job opportunities for low-income businesses and minority and women-owned businesses.

Accomplishments:

The City maintains a relationship with the Small Business Development Center (SBDC) and refers businesses to that office, including low-income, minority and women-owned businesses, that are seeking financial and business plan assistance. The SBDC occasionally offers trainings for businesses, which staff attends in an effort to maintain awareness of financial opportunities and information that is available to businesses. Staff also attends relevant webinars by the Small Business Administration.

Impediment 6: Income vs. Housing Choice

There are specific areas in the City of Wheeling where there is a concentration of low-income households and minorities.

Goal: Promote the deconcentration of low-income people and minorities from impacted areas and provide housing choice outside these areas.

Strategies: In order to meet this goal, the following activities and strategies should be undertaken:

- **6-A:** Support, promote, and encourage affordable housing developments that are constructed outside impacted areas.

Accomplishments:

The most recent CHDO projects awarded by the Northern Panhandle HOME Consortium were rehabilitation of single-family homes, which were in Follansbee, WV (FY 2014, 2015, and 2016 CHDO funding), and in Triadelphia, WV (FY 2017 and 2018 CHDO funding), both in areas which are not necessarily low-income or minority concentrated.

- **6-B:** Continue to market and promote the homebuyer program to minority families and low-income households so they can afford to buy a home outside areas of impactation.

Accomplishments:

Information about the First Time Homebuyer program is made available at all of the participating jurisdictions' HOME public needs hearings. Brochures continue to be disseminated to lenders, realtors, Family Resource Networks, public libraries, homebuyer education classes, fairs and festivals, and other groups and individuals, in an effort to promote the First Time Homebuyer Program. The program is also promoted through news releases and homebuyer education classes that are conducted by CHANGE, Inc., and a link to the Northern Panhandle HOME Consortium's website is provided by CHANGE, Inc. on the eHome online homebuyer education site. CHANGE also links to the Northern Panhandle HOME website from their own website, as does the City of Wheeling. All participating lenders and realtors in the Northern Panhandle are regularly emailed any updated income limits or other information about the program.

CR-80 - Citizen Participation

The following notice was published in the September 3, 2024 editions of the *Wheeling Intelligencer* and *Wheeling News-Register*.

DRAFT

**CITY OF WHEELING, WEST VIRGINIA
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM AND
HOME INVESTMENT PARTNERSHIPS PROGRAM**

**FY 2023 CONSOLIDATED ANNUAL PERFORMANCE
AND EVALUATION REPORT (CAPER)**

NOTICE OF PUBLIC HEARING AND DISPLAY OF THE CAPER

In accordance with Title I of the National Affordable Housing Act of 1990, P.L. 101-625, the City of Wheeling has prepared its Fiscal Year 2023 Consolidated Annual Performance and Evaluation Report (CAPER) for its Community Development Block Grant Program (CDBG) and the HOME Investment Partnership Program (HOME). This report describes the level of housing assistance and other community development activities designed to benefit low- and moderate-income persons and households through various Federal funding programs during Fiscal Year 2023 (July 1, 2023, through June 30, 2024).

The City will hold a public hearing on Tuesday, September 17, 2024, at 5:30 p.m., prevailing time, in the Council Chambers located on the First Floor of the City-County Building, 1500 Chapline Street, Wheeling, West Virginia 26003. The City-County Building is accessible to persons with physical disabilities. If special arrangements are needed, please call the City of Wheeling's Economic and Community Development Department at 304-234-3701. Persons with hearing and/or speech impediments may contact the City of Wheeling through the "West Virginia Relay" by dialing "7-1-1."

The purpose of the public hearing will be to obtain citizens' comments on the FY 2023 CAPER document.

The City of Wheeling intends to submit the FY 2023 CAPER to the U.S. Department of Housing and Urban Development (HUD) on or before September 28, 2024.

A copy of the FY 2023 CAPER is available for public inspection beginning Friday, September 6, 2024, through Friday, September 20, 2024, at the following locations:

Economic & Community Development Department
City-County Building, Room 305
1500 Chapline Street
Wheeling, West Virginia 26003

Ohio County Public Library
52 Sixteenth Street
Wheeling, WV 26003

Also, the FY 2023 CAPER will be accessible at the City's Website: www.wheelingwv.gov.

All interested persons are encouraged to review the FY 2023 CAPER. Comments on the CAPER will be considered until September 20, 2024. Written comments should be addressed to Ms. Nancy Prager, Director, Economic and Community Development Department, City-County Building, 1500 Chapline Street, Wheeling, West Virginia 26003 or via email to nprager@wheelingwv.gov.

END

**PUBLISH ON TUES, 03 SEP 2024
AFFIDAVIT OF PUBLICATION REQUIRED**