

Neighborhood Equity & Stabilization (NEST) Update

GREAT NEIGHBORHOODS COMMITTEE

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Neighborhood Equity & Stabilization (NEST)

Briefing Objectives

- ◁ Work of NEST
- ◁ Internal NEST work team
- ◁ NEST is not new
- ◁ NEST Housing Continuum
- ◁ Recent NEST Enhancements
- ◁ NEST Community Engagement
- ◁ Status of NEST Commission
- ◁ Next Steps

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The Work of Neighborhood Equity & Stabilization (NEST)



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NEST Internal Work Team

◀ **A cross-departmental internal work team has been meeting biweekly**

- Housing & Neighborhood Services
- Planning, Design & Development
- Innovation & Technology
- Strategy & Budget
- Charlotte Water
- Economic Development
- General Services
- City Manager's Office

◀ **Team is evaluating existing City and County NEST programs and services and compiling a list of gaps for evaluation. Examples include:**

- Tree care assistance
- Addressing household energy burden

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Focusing on NEST is not new

- ◁ While neighborhood change and housing affordability has accelerated recently, neighborhood equity, stabilization and anti-displacement initiatives are not new
- ◁ Council has long prioritized this work through City programs and services, laying a strong NEST foundation
- ◁ Enhancements to programs and services are developed and implemented on an ongoing basis as needs and resource gaps are identified

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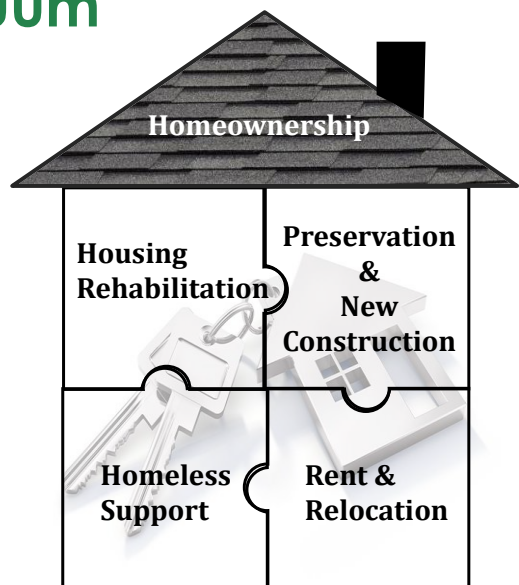
NEST - Housing Continuum

- ◁ The City provides a continuum of housing services that meets residents where they're at:

- Homeless support
- Rent & Relocation
- Housing Rehabilitation
- Preservation & New Construction
- Homeownership

- ◁ FY 2021: Across the continuum of housing initiatives:*

- Approximately 9,500 persons were assisted
- Totaling \$31,293,765



* Includes units created/preserved; does not include RAMP or other pandemic relief

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Homeless Support

1. Emergency Solutions Grant (ESG)
2. Housing CLT
3. A Way Home Rental Assistance

Rent & Relocation

1. Tenant Based Rental Assistance
2. Housing Opportunities for Persons with HIV/AIDS (HOPWA)
3. Emergency Rent & Utility Assistance (non-COVID)
4. NOAH Rental Subsidy Pilot
5. Voluntary Emergency Relocation

Housing Rehabilitation

1. Safe Home
2. TLC by CLT
3. Housing Preservation Program
4. LeadSafe Charlotte
5. Emergency Repair
6. Partner Housing Rehabilitation

Preservation & New Construction

1. Housing Trust Fund
2. City-Owned Land
3. DreamKey Partners
4. HOME Consortium
5. NOAH Fund

Homeownership

1. House Charlotte Down Payment Assistance
2. Community Heroes
3. Single-Family Acquisition, Rehabilitation & Resell Program
4. Housing Counseling
5. Land Trust Support
6. Community Housing Development Organization (CHDO)

Examples of recent NEST enhancements

◀2017

- House Charlotte Program enhancements

◀2018:

- TLC by CLT pilot program converted to a permanent program

◀2019:

- Aging in Place
- LISC / Charlotte Housing Opportunity Investment Fund (CHOIF)
- NOAH Guidelines
- City Owned Land Guidelines
- Minimum Housing Code updates

◀2020:

- NOAH rental subsidy pilot
- NOAH Fund (\$4.2M)
- Acquisition, Rehab and Resell Program
- Homeownership partnership with Federal Home Loan Bank of Atlanta
- Community Heroes eligibility expanded to essential workers

◀2021

- Non-Residential Building Code updates

NEST is more than Housing

◀ The review of anti-displacement initiatives will encompass more than just housing.

- Local, small businesses
- Tree canopy support
- Energy efficiency / cost burdens
- Job training
- And more...



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Community Engagement

◀ Community engagement will also help identify resource gaps based on feedback from residents at-risk of displacement.

- Leverage data to identify neighborhoods with high-risk displacement
- Conduct deeper dive to identify at-risk households within neighborhoods
- Engage neighborhood leaders before launching survey
- Reach households through postcards; door hangers; pre-postmarked surveys
- Proactive sharing of information about existing programs when contacting residents such as housing rehab programs
- Explore ability to connect residents post-survey to additional programs based on survey responses, including job training

◀ Survey opens in late September / early October.

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NEST Commission Status

- ◀ **June 21 2021:** NEST Commission was approved through the adoption of the Charlotte Future 2040 Comprehensive Plan
- ◀ **September / October 2021:** Council appointments and nominations
- ◀ **October / November 2021:** Commission will be convened

Next Steps

- ◀ **Conduct community engagement**
- ◀ **Evaluate survey responses to inform program enhancements and other anti-displacement initiatives**
- ◀ **Convene NEST Commission**
- ◀ **Provide regular updates to Great Neighborhoods Committee**