Public Hearing

Substantial Amendment to HOME-ARP Allocation Plan

September 22, 2026

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HOME-ARP

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HOME-ARP Overview

- In 2021, Congress appropriated $5 billion in funds for the HOME Investment Partnerships Program – American Rescue Plan (HOME-ARP) to address the need for homelessness assistance and supportive services
    - Not ARPA
- The City of Asheville is the lead entity for the Asheville Regional Housing Consortium
    - ARHC: consisting of counties and municipalities within Madison, Buncombe, Henderson, and Transylvania
    - We receive an annual entitlement grant from HUD's HOME program
- ARHC received a one-time $4.7 million allocation
- Funds must be fully invested by August 2030.

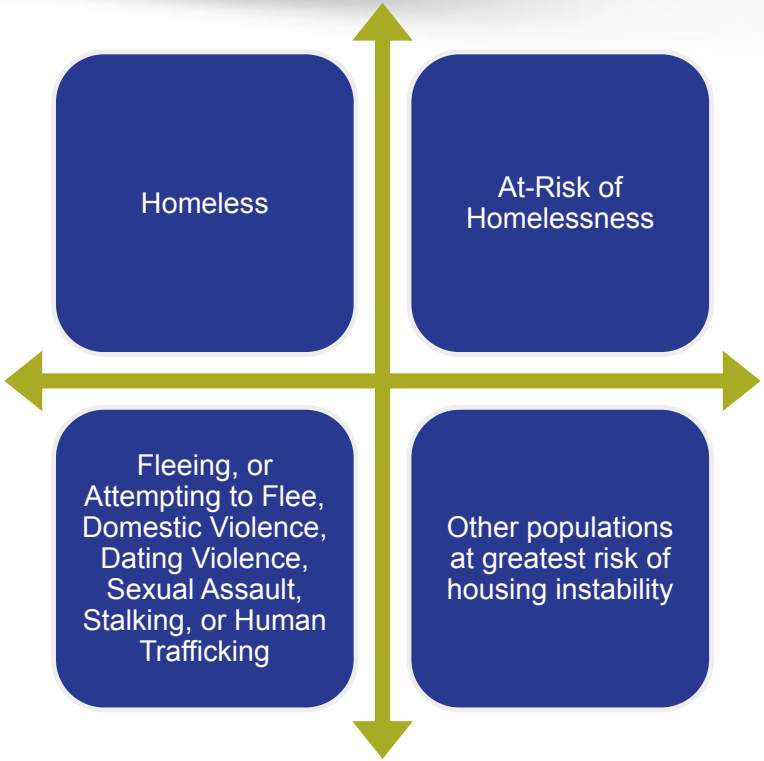
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HOME-ARP Program Funding

- Per the approved Asheville Regional Housing Consortium's HOME-ARP Allocation Plan, funds will be allocated as follows:

Project	Description	Funded Amount
Development of Affordable Housing	Funding for constructing, acquiring and/or rehabilitating affordable rental housing units	$3,001,943
Supportive Services	Funding for services including case management, mental health, substance abuse, rental and financial assistance	$1,000,000
Administration & Planning	City of Asheville HOME-ARP staff salaries and planning costs, professional services (13% of allocation)	$704,979
Total Funded Amount		**$4,706,922**

HOME-ARP Qualifying Populations



- Grantees are allowed, but not required, to select a preference for serving one or more of the HOME-ARP Qualifying Populations
- The ARHC chose not to set a preference in the current Allocation Plan

HOME-ARP Supportive Services Proposed Amendment

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HOME-ARP Supportive Services

Program Design

- **Original Focus:** Substance Abuse and Mental Health Services
- **Recommendation:**
  - **Broaden Eligible Services:** Add short- to medium-term rental assistance and comprehensive case management to create a holistic approach that addresses both housing and stabilization needs.
    - **Align with Strategic Priorities:** Rapid Rehousing is a core strategy identified for expansion in the CoC Strategic Plan, ensuring consistency with regional goals.
    - **Enhance Program Impact:** Incorporating financial assistance and supportive services under a Rapid Rehousing model accelerates housing placement and improves long-term outcomes for Qualifying Populations.

HOME-ARP Qualifying Population Preference Proposed Amendment

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HOME-ARP Qualifying Population Preference

Preferences

- Establishes which qualifying population or subpopulation will have a priority in application selection for a HOME-ARP activity. Preferences allow us to better support unmet needs and services gaps.
- 2023 Allocation Plan did not identify preferences.

Recommendation

- Add preference option for:
  - Individuals and families experiencing homelessness
  - Particularly, individuals and families that experienced their first episode of homelessness after Helene (9/27/2024).
  - Does not exclude other QPs (i.e. DV survivors), but means that they would be served in accordance with the preference via a waitlist.

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HOME-ARP Referral Methods
Proposed Amendment

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HOME-ARP Referral Methods

Referral Methods

- HOME-ARP allows for three types of referral methods and requires description of how Coordinated Entry systems will be used in the process, if at all.
- 2023 Allocation Plan did not identify use of the Coordinated Entry system

Recommendation

- Add referral method information regarding the use of the Coordinated Entry system since those experiencing homelessness will be receive a preference in selection.
- Coordinated Entry & Other Referral Methods will allow the Coordinated Entry system in both Asheville-Buncombe and Balance of State CoC to play a role in referrals to HOME-ARP projects.
- Allocation Plan will include language to reiterate HOME-ARP requirements when prioritizing waitlists and how the applicant selection to reduce audit findings for the applicant selection process.

Public Comment Period

- In accordance with the Community Development Division's Citizen Participation Plan, the City will be taking public comment from August 31, 2026 - October 2nd, 2026.
  - Public notice published in Citizen-Times and our webpage
  - Draft amended Allocation Plan available on our webpage
    - www.ashevillenc.gov/department/housing-economic-development/community-development/

- Comments can be submitted via:

  - **Email**: CommunityDevelopment@ashevillenc.gov
  - **Public Hearing**: Comments can be submitted at tonight's 9/22/2026 hearing
  - **Mail**: City of Asheville
    Community Development Division, 5th Floor
    P.O. Box 7148
    Asheville, NC 28802

Key Takeaways

- The City of Asheville is the lead entity for the Asheville Regional Housing Consortium (ARHC) and administers the HOME program on its behalf.
- In 2021, ARHC received a one-time $4.7 million allocation from the HOME-American Rescue Plan (HOME-ARP).
- Funds must be invested in accordance with the HOME-ARP Allocation Plan that was adopted in 2023.
- The ARHC and City staff recommend making several substantial amendments to the Allocation Plan that will better align the City's HOME-ARP Program with our current context.
    - Expanding scope of Supportive Services to include short-term rental assistance
    - Setting a preference for serving those experiencing homelessness, particularly those experiencing homelessness for the first time after Helene
    - Electing to use the Coordinated Entry system as the referral method for managing beneficiary/tenant selection

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