

Horry County Housing and Community Development Final Year 5 Action Plan



Mission

Consistent with HUD's mission, the County's mission is to increase homeownership, support community development and increase access to affordable housing free from discrimination. To fulfill this mission, Horry County will embrace high standards of ethics, management and accountability and will continue to form new partnerships that leverage resources and improve HUD's ability to be effective on the community level. The County has one simple but very ambitious goal: to continue to create a county of growth and opportunity for all by making Horry County's neighborhoods better places to work, live, and play.

Executive Summary (91.220(b))

Horry County is an Urban County Entitlement community and has been since 2008. Horry County is expected to receive \$1,856,553 for fiscal year 2012-2013. This document, the CDBG Annual Action Plan for Program Year 2012-2013, describes the projects that the County will undertake and the manner in which the projects are consistent with the priorities of the Five-Year Consolidated Plan. Within this document is a summary of the projects to be funded by CDBG dollars in Program Year 2012-2013 (CDBG Year 5).

According to our Citizen Participation Plan, which was developed in 2008, two Needs Assessment Public Meetings must be held annually. The first meeting for 2012-2013 was held on January 12, 2012 and the second meeting was held January 24, 2012. Staff was present and conducted both meetings with approximately 20 participants present. Minutes were taken at both meetings and are on file at the CDBG office. Also, a needs assessment survey was put on the County's website so that any citizen could participate. In addition, the Cities of Conway and Myrtle Beach both held their own Needs Assessment Public Meetings and presented their recommendations to their Council prior to submitting an application to the County.

A total of three technical assistance workshops were held in December, 2011 and January, 2012. The purpose of the workshops was to offer assistance with the CDBG applications. Applications were due on February 1, 2012. A total of 27 applications were completed and turned into the CDBG Office totaling financial assistance requests of \$2,661,998.00. The applications review committee met on February 9th, 2012 to review and discuss each application. Out of that meeting, a proposed annual action plan was presented to the Council of the Whole on March 20, 2012 for review and approval. On April 3, 2012 at the regular Council meeting, the proposed Annual Action Plan was approved. A Public Notice of Availability for Review and Comments was put in the Sun Newspaper regarding a meeting held on April 26, 2012 at 5:30 p.m. to receive comments on the proposed Annual Action Plan. No comments were received. After the 15-day comment period, the final annual action plan was put on the Council meeting agenda for May 1, 2012. Council approved the final Plan. A final Action Plan submitted to HUD for their review and approval will be mailed on or before May 15, 2012.

General Information

Horry County qualified as an urban entitlement in July 2008. The County has consistently used its federal resources to address the needs of its most vulnerable residents, including those who are chronically homeless,

seniors, the disabled, and those in poverty and/or at risk of homelessness, by spending the maximum of 15% of its CDBG funds on human services for those in need. In summary, the County has a history of successful implementation of a variety of CDBG activities. In the fall of 2012, the County will release a draft 2012-13 Consolidated Annual Performance Evaluation Report (CAPER) describing its accomplishments in Program Year 2011-12.

The 2012-2013 CDBG-funded locations were selected based upon the largest potential impact areas for low to moderately-low income residents. Although portions of some census tracts are larger or have more residents exceeding the low to moderate-low income (LMI) thresholds, CDBG funding focuses on areas in which the greatest number of LMI residents will benefit when also considering the overall community welfare related to improved living environments.

Project recommendations were guided by the jurisdiction's priority rankings for housing and community development needs that are eligible for assistance as listed by CDBG eligibility category and specified in the Horry County Consolidated Plan's Community Development Needs table for priority housing needs. (See Consolidated plan approved for Horry County's Community Development (91.215 (b)). In addition, the non-housing community development needs eligible for assistance listed by CDBG eligibility category (specified in the Horry County Consolidated Plan's Community Development Needs table for public facilities, public improvements, public services and economic development) was used in guiding non-housing related project recommendations (See Consolidated plan approved for Horry County's Community Development (91.215 (e)). The County continues to focus CDBG funds for improvements and programs based on the 5-year Consolidated Plan for 2008-2013. Also, citizen participation, area organizations' input, the County's Capital Improvements Plan, the citizen's survey, and capacity of the CDBG office, were considered in the fifth-year action plan for Horry County as the urban entitlement entity.

Citizen Participation (91.200 and 91.220(b))

Citizens were engaged through public meetings on January 12 and January 24, 2012. Staff was present and conducted both meetings with over 20 participants present. Minutes were taken at each meeting and are on file at the CDBG Office. Also, a needs assessment survey was put on the County's website www.horrycounty.org so that any citizen could participate. A total of 61 participants answered the survey questions, which are on file at the Community Development Office. In addition, the Cities of Conway and Myrtle Beach both held their own Needs Assessment Public Meetings and presented their recommendations to their Council prior to submitting an application to the County.

The Final Action Plan draft was open for public comment for a 15 day period prior to the adoption of a final plan. A summary of the Action Plan appeared in The Sun News, on the County Access channel, and was posted on the County's website prior to Council adopting the final plan. The summary describes the contents and purpose of the Action Plan, projects, and includes the locations where the Action Plan was available for review. The County encourages low-and moderate-income residents, minorities, those with disabilities and language barriers to attend community meetings and provide comments to the Plan. Copies of the summary are available upon request to the Horry County CDBG offices. If any significant changes to the plan occur, the County will follow the guidelines of the 5-year Consolidated Plan for approval.

All public comments were taken into consideration for the final version of the Action Plan. Summarization of any comments or views not accepted for funding in the Action Plan, and reasons, are on file at the CDBG Office.

Process Management

The Horry County CDBG office acts as the Lead Agency for the Community Development Block Grant project in coordination with local and state agencies, as well as private groups and organizations. Other governmental entities involved in the implementation of this plan included: the Horry County Planning, Zoning and Finance Department offices, Coastal Carolina University, City planning offices and City community development departments, Waccamaw Regional Council of Governments, the Housing Authorities of Myrtle Beach and Conway and the United States Department of Housing and Urban Development (HUD). In addition to the governmental offices, local agencies, public input and other existing resources contributed to this plan. This collaboration aided in avoiding duplication of efforts as well as improved the timing of projects. The successful implementation of the Action Plan will require continued coordination between the County and cities, unincorporated areas, neighborhood associations, and service providers (i.e., emergency shelters, transitional housing providers, permanent supportive housing providers, and other agencies providing supportive services to the unserved or underserved populations).

An Intergovernmental Agreement between Horry County, the city of Conway, and the city of Myrtle Beach was executed on October 1, 2007 in order to maximize the amount of countywide Community Development Block Grant funding and to proportionately allocate the benefits. Under this agreement, Horry County's percentage of allocation is 60%, Myrtle Beach's percentage of allocation is 25%, and the city of Conway's allocation is 15%. Both Myrtle Beach and Conway are considered Subrecipients of the Horry County Entitlement Grant. In all cases, 100% of the CDBG funds go toward low-to moderately-low income areas.

Statement of Objectives

In the five year strategy for housing and community development improvements, the County has committed to the projects that are in the most need and are in qualifying areas. The goal of the Consolidated Plan is to develop a strategy for addressing housing, suitable living environments, economic development, and critical infrastructure.

The major objective for Program Year 2012-2013 is to continue to revitalize the communities in Horry County through the promotion of the availability of decent housing by prioritizing funding for rehabilitation of housing occupied by LMI households. Adequate public facilities and improvements, including but not limited to infrastructure and neighborhood revitalization, will improve the living environments of residents through access to services, enhanced availability, and improved public services. The Public Services section will continue to assist county non-profits that aid all LMI residents (including women, children, fathers, elderly and disabled residents) in increasing their quality of life.

Resources (91.220 ©(1) and © (2))

CDBG is the only formula entitlement grant funds that Horry County has received directly from HUD. No program income is anticipated for CDBG. Projects identified in this Action Plan will be funded from the County's 2012-2013 CDBG allocation of \$1,856,553.

A total of \$17,544,489 of leveraged funds is attached to the 2012-2013 annual action plan projects. The leveraged funds are as follows: SOS Health Care Inc. (\$17,620 in private funds); The Salvation Army Boys and Girls Club of Conway (\$164,639 in local funds and \$5,000 in state funds); Sea Haven Inc. (\$28,450 in local funds and \$105,100 in federal funds); Little River Medical Center, Inc. (\$23,987 in Private funds); A Father's Place (\$274,101 in federal funds and \$42,000 in local funds); Children's Recovery Center (\$18,750 in private funds, \$31,825 in state funds and \$175,584 in federal funds); Housing Authority of Myrtle Beach (\$345,600 in

federal funds); His Hands of Horry County (\$5,000 in federal funds); Grand Strand Housing (\$8,413,543 in local/private funds, \$620,000 in federal funds and \$40,000 in state Funds); Habitat for Humanity (\$1,933 in private funds); Horry County Sheriff Department (\$52,600 in local funds and \$496,833 in in-kind funds); Waccamaw EOC (\$6,496,924, in federal funds); Horry County Fire Rescue (\$100,000 in local funds); Street Reach Ministries of Myrtle Beach (\$20,000 in local funds); and Housing Rehabilitation Myrtle Beach (\$60,000 local match);

Annual Objectives (91.220 © (3))

Activities	Total Funds Allocated	2012-2013 Funding
Public Services:		
	\$40,000	\$40,000
Myrtle Beach Housing Authority		
Children's Recovery Center	\$15,000	\$15,000
A Father's Place (employ/Training)	\$40,000	\$40,000
Horry County Sheriff	\$50,000	\$50,000
Salvation Army (Boys & Girls Club)	\$10,000	\$10,000
Sea Haven	\$13,400	\$13,400
Little River Medical Center	\$21,600	\$21,600
SOS Health Care	\$10,858	\$10,858
Helping Hands of Myrtle Beach – Myrtle Beach	\$15,000	\$15,000
Horry County Sheriff – Myrtle Beach	\$17,000	\$17,000
Street Reach Ministries – Myrtle Beach	\$30,000	\$30,000
Horry County Sheriff – Conway	\$13,000	\$13,000
Public Facilities:		
Horry County Fire Rescue	\$133,665	\$133,665
Street Reach	\$20,517	\$20,517
Community Assistance Center – Myrtle Beach	\$6,000	\$6,000
Housing Programs:		
Waccamaw EOC	\$30,000	\$30,000
Grand Strand Housing (Oakview Senior)	\$50,000	\$50,000
Grand Strand Housing (Repairs)	\$100,000	\$100,000
His Hands of Horry County	\$15,000	\$15,000
City of Myrtle Beach Housing Rehab Program	\$150,000	\$150,000
City of Conway Housing Rehab Program	\$100,000	\$100,000
Infrastructure Projects:		
Habitat for Humanity	\$227,480	\$227,480
Infrastructure Project-City of Conway	\$165,018	\$165,018
Neighborhood Revitalization:		
Grey Street Infrastructure & Land Acquisition-City of Myrtle Beach	\$229,000	\$229,000
Planning:		

Worldview Ministry International, Inc – North Strand Housing Shelter	\$35,000	\$35,000
Administration:		
CDBG Administration	\$307,958	\$307,958
Myrtle Beach Administration	\$9,188	\$9,188
City of Conway Administration	\$1,869	\$1,869
Total:	\$1,856,553	\$1,856,553

Annual Housing Objectives (91.220 © (3)) Chart

X	Objective Category: Decent Housing Which includes:	X	Objective Category: Suitable Living Environment Which includes:	X	Objective Category: Expanded Economic Opportunities Which includes:
X	Assisting homeless persons obtain affordable housing	X	Improving the safety and livability of neighborhoods	X	Job creation and retention
X	Assisting persons at risk of becoming homeless		Eliminating blighting influences and the deterioration of property and facilities		Establishment, stabilization and expansion of small business (including micro-businesses)
X	Retaining the affordable housing stock	X	Increasing the access to quality public and private facilities	X	The provision of public services concerned with employment
X	Increasing the availability of affordable permanent housing in standard conditions to LMI families, particularly to members of disadvantaged minorities without discrimination on the basis of race, color, religion, sex, national origin, familial status, or disability	X	Reducing the isolation of income groups within areas through spatial de-concentration of housing opportunities for low income persons and the revitalization of deteriorating neighborhoods.		The provision of jobs to low-income persons living in areas affected by those programs and activities under programs covered by the plan
X	Increasing the supply of supportive housing which includes structural features and services to enable persons with special needs, including HIV/AIDS to live in dignity and independence		Restoring and preserving properties of special historic, architectural, or aesthetic value		Availability of mortgage financing for low-income persons at reasonable rates using non-discriminatory lending practices
	Providing affordable housing that is accessible to job opportunities		Conserving energy resources and use of renewable energy sources		Access to capital and credit for development activities that promote the long-term economic social viability of the community

Description of Activities (91.220 (d) and (e))

The County CDBG office continues to fund public services for training of Section 3 residents in Workforce Development, employment training, economic development and improved access to programs, fair housing and housing (affordable and rehabilitation) activities, services for senior citizens, and services for homeless persons.

The County will promote the sustainability of economic opportunity by prioritizing the funding for economic development through employment training, and/or access to facilities and programs. The County will also promote the availability of a suitable living environment by prioritizing services related to housing (affordable and rehab), the homeless, the elderly, crime prevention and public safety. Through its Jail Diversion program, previously funded in Year 1, 3 and 4, and additional funding in Year 5, the County works to assist individuals trapped in a cyclical system of homelessness and incarceration to learn new life skills through peer mentoring and training in order to break this cycle and become productive and contributing citizens. Additionally, non-profit funding assists with the provision of employment skills trainings and basic education needed in order for individuals to become both employable and self-sustaining. Public services funding for Year 5 also proposes to support programs that provide assistance to: child and adult victims of abuse, children and adults with disabilities, children in need of dental care, and supplement cost for after school programs for children. These services will help ensure that LMI individuals will have access to suitable living environments.

In addition, the County CDBG office works closely with other governmental offices including the areas of planning, engineering, construction services, procurement, legal, finance, public works and public information to coordinate and use existing resources. This helps to avoid duplication of efforts and prevents any potential supplanting of funds.

Public Service Component

Myrtle Beach Housing Authority will expand services to provide security and utility deposits for up to 60 homeless veterans and their families. The veterans would be receiving rental assistance through the Myrtle Beach Housing Authority provided by HUD and VA. The HUD-Veterans Affairs Supportive Housing (HUD-VASH) program combines HUD VASH rental assistance for homeless veterans with case management and clinical services provided by the Veterans Affairs at its medical centers and in the community (\$40,000).

Children's Recovery Center will expand their services which include forensic interviews, medical examinations and advocacy for children suspected of having suffered sexual abuse in a manner that minimizes re-victimization throughout the process. Many of the children are homeless, are in low-income families, and/or are referred by Social Services and law enforcement agencies (\$15, 000).

A Father's Place will expand services to assist 108 participants in the development of life and job skills, creating partnerships with employers for future job opportunities, provide assistance with the job application process, provide post-hire support, case management and link participants to education/training programs related to employability. The participants are an at-risk population who are low income or no income, low educational levels, limited life and job skills. Participants in the fatherhood program and other low-income men often have trouble with transportation; therefore the program will assist in providing transportation for participants (\$40,000).

Horry County Sheriff's Office will assist in expanding the Jail Diversion Program dealing with revolving door offenders. CDBG funds will be used to provide professional services for up to 64 clients. The professional services rendered include a behavioral modification program using community group therapeutic techniques, peer support specialists and other interventions. The continued development and expansion of the program

focuses the necessary resources on providing a jail diversion and full reentry program for male and female offenders diverted from jail and returning from state prison, thus enabling the paradigm shift in reintegration of offenders into the community (\$50,000 from Horry County, \$13,000 from the City of Conway and \$17,000 from Myrtle Beach, total \$80,000).

The Salvation Army Boys & Girls Club of Conway will expand the community outreach initiative by supplementing member's tuition to anyone in the community that is in need of an after school program. A weekly rate of \$10 will fill the gap in services that are often left when families are not eligible for further assistance. With the addition of this community outreach program, more youth in need will be reached and accommodated. The program also offers homework assistance, life skills and character development. (\$10,000).

Sea Haven, Inc. will expand services and program access to youth in outlying areas of Horry County by: using Street Outreach van (they already own/use) to offer 'walk up' contact/services for youth 'on the street' in four different outlying areas in the county, increase the number of Safe Place sites in outlying areas of the county where children/youth can walk in and get help, dispense survival food and help for homeless youth, offer youth and family counseling, involve local youth participation in community arts and activity programs, and facilitate access to the services of Sea Haven programs. (\$13,400).

Little River Medical Center, Inc. (LRMC) will provide services targeting children without a local dentist and in need of dental care with income at or below 200% of federal poverty level, 85% having incomes below 100% poverty. LRMC received a donated 29' RV to provide mobile dental services. CDBG funds will be used for needed interior repairs to the RV to accommodate a dental chair and equipment to make the environment comfortable for children. The new unit will enable the program to service an additional 260 children in the 2012-2013 school year. LRMC has a schedule of elementary schools whereas they will reach the LMI children through the free lunch program (\$21,600).

SOS Health Care Inc. will expand the Open Door program to include life and job skills training for youth and adults with Autism Spectrum Disorders. Open Doors "Employment Skills and Opportunities" project will provide hands-on training to disabled individuals by teaching them skills that consist of: sorting, washing, folding and packaging donated clothing for distribution to the hundreds of homeless and low income families across Horry County. The training for the individuals will be conducted by the behavioral therapists and volunteers. In return the disabled will develop much needed daily living skills, as well as skills that can be used in the workplace. Those skills would include, but are not limited to: communication, teamwork, customer service and social skills. SOS Health Care will also employ a project coordinator and homeless mother recommended by the Center for Women and Children, to assist with the program. The goal of the program is for the disabled youths to become trained and ultimately employed in the community. The coordinator will pick up and deliver clothing at various sites, act as a liaison to the county schools homeless liaison office, and recruit volunteers (\$10,858).

Helping Hand of Myrtle Beach will provide ID assistance to homeless persons for employment opportunities, supplies, and transportation expenses (\$15,000).

Street Reach Ministries of Myrtle Beach will provide training in the area of outdoor landscaping and maintenance to homeless individuals. They will work with the City of Myrtle Beach's Public Works Department in a training program to pick litter up on the thoroughfares. The goal is to receive funds from the Workforce Investment Board so that the homeless will become gainfully employed. CDBG funds will also be used to purchase equipment for the program (\$30,000).

All of the qualifying non-profit organizations above have demonstrated at least one of the following for eligibility:

1. Funds will be used towards services for low to moderate-low income populations. Records must be kept verifying that at least 51% of clientele are Low-Moderate-low Income (LMI) persons, as defined by the County's Consolidated Plan, the U.S. Census Bureau, and the U.S. Department of Housing and Urban Development. LMI persons must maintain a family income of no more than eighty percent (80%) of the Median Family Income for the respective area. LMI persons, therefore, must have a qualifying family income. Adjustments for family size can be made in conjunction with the County and the U.S. Department of Housing and Urban Development guidelines.
2. CDBG funds will only be used for Horry County residents. The County requires that non-profit agencies certify all program beneficiaries with approved documentation (such as a water bill, voter registration card, driver's license, power bill, telephone bill, a tax notice, or other appropriate documentation). This procedure does not apply to the homeless population, which are helped through homeless assistance.
3. All accounting procedures are consistent with federal guidelines established by the Internal Revenue Service, the U.S. Department of Housing and Urban Development, and other applicable agencies, varying with the type of public service being provided. The County Finance Department verifies accounting procedures prior to final payments. This includes nonprofits complying with OMB Circular A-122 requirements, or OMB Circular A-121 for educational institutions. Horry County requires external auditors to examine its transactions each year and publishes a CAFR and Single Audit publications. The audit can be accessed at www.horrycounty.org.
4. The service is either a new service to the County and its communities or is a quantifiable increase in the level of an existing service which has been provided by the grantee or another entity on its behalf through State or local government funds in the 12 months preceding the submission of the Annual Action Plan to HUD. Avoiding duplication of programs, sustainability versus risk factor, and capacity are some of the rating criteria used in service program selection for funding.

Public Facilities Improvements

Horry County Fire Rescue has identified a need for a Ferrara/International Commercial 1000 Gallon Pumper to serve the Green Sea Floyd Community, which is a LMI area. The pumper will be permanently assigned to the area and will become the first due response apparatus to all structure fires and medical assist calls in the area. This will allow for medically trained personnel to arrive on scene quickly with the proper equipment needed to treat and stabilize the patient until the medic unit can arrive on scene to transport the patient to the closest medical facility (\$133,665).

Street Reach Ministries will expand the services to include a Daily Drop Inn Center. These services will benefit homeless men and women, homeless elderly individuals, veterans, the disabled, those at risk of homelessness and individuals recently released from imprisonment. The funding will be used to convert the current men's dormitory section in to a Drop Inn Center and sleeping quarters for physically handicapped men and to also purchase equipment for the center so that they will be able to shower, do their laundry and look for employment on the public computer (\$20,517).

Community Assistance Center is a project within the City of Myrtle Beach and they will use the funds for improvements to upgrade two HVAC units within the facility (\$6,000).

Housing Project Component

Grand Strand Housing has a waiting list of low-income families in the unincorporated areas of Horry County needing emergency repairs such as roofs, windows, plumbing, heating, electrical, and other appropriate emergency repairs. Any pre-1978 unit will have a lead inspection/risk assessment before work begins. They anticipate providing emergency repairs to 10-15 homes within Horry County (\$100,000).

Grand Strand Housing is in the planning stage of a project for new construction of 56 units of housing for seniors. The development will be 100% affordable through the Low Income Housing Tax Credit Program. CDBG funds will be used for the acquisition of vacant land (\$50,000).

His Hands of Horry County will assist low-income families with repairs. Work will consist of new roofs, a better water supply system, better sewer systems, warmer living quarters, and a safer living environment. Any pre-1978 unit will have a lead inspection/risk assessment before work begins (\$15,000).

City of Myrtle Beach Rehab Program will rehabilitate owner-occupied homes of qualified low-income homeowners who are unable to afford rehab work. Rehabs can be emergency repairs or full-code compliance projects, depending upon the circumstances of the property and/or homeowner. A total of \$146,000 is for housing rehab and \$4,000 is for housing rehab administration (\$150,000).

City of Conway Rehab Program will provide rehabilitation to owner-occupied homes that qualify as low-income homeowners that are unable to afford rehab work (\$100,000).

Infrastructure Projects

One of the most critical infrastructure improvements, which continue to be a need throughout the County, deals with the transportation/access to services, drainage, and road improvements throughout the County. Final projects reflect these priorities.

The County will promote the sustainability of a suitable living environment by prioritizing the funding of:

- Public improvements, including but not limited to, roads/streets, sidewalks, water and sewer lines.

Miscellaneous Infrastructure projects will consist of sidewalk and drainage projects from the City of Conway CDBG fund allocation (\$165,018). The projects are a continuation of their CDBG Year 3 and Year 4 sites.

Habitat for Humanity will begin Phase 3 of an infrastructure project to construct 23 affordable housing units for families qualified by Habitat for Humanity of Horry County. CDBG funds will support engineering and surveying services as well as completing the infrastructure for the 10.54-acre parcel with the installation of water, sewer, and road way. Housing construction, using HOME funds, will begin once the infrastructure is completed (\$227,480).

Neighborhood Revitalization

The City of Myrtle Beach will complete the purchase of 1.5 acres of land for a final 4-lot subdivision on Grey Street to Canal Street. This area is in the City's revitalization area and will provide a location for additional affordable housing construction (\$229,000).

The County will promote the sustainability of a suitable living environment by prioritizing the funding of:

- Neighborhood facilities, such as parks, playgrounds, other recreational facilities, and access for persons with special needs such as the elderly, disabled and homeless.
- The County will also promote the City Rehab Program for owner-occupied houses and the revitalization of selected neighborhoods by prioritizing the funding of public facilities and improvements in selected LMI areas.

Planning

Worldview Ministry International, Inc (North Strand Housing Shelter) is beginning a two-phase project to expand the homeless shelter. CDBG funds will be used for preliminary planning, civil site engineering, environmental review, surveying, soil boring and architectural construction plans. (\$35,000)

Geographic Distribution (91.220 (d) and (f))

An Intergovernmental Agreement between Horry County, the city of Conway, and the city of Myrtle Beach was executed on October 1, 2007 in order to maximize the amount of countywide Community Development Block Grant funding and to proportionately allocate the benefits. Under this agreement, Horry County’s percentage of allocation is 60%, Myrtle Beach’s percentage of allocation is 25%, and the city of Conway’s allocation is 15%. Both Myrtle Beach and Conway are considered Subrecipients of the Horry County Entitlement Grant. In all cases, 100% of the CDBG funds go toward low-to moderately-low income clients or areas. Maps are attached at the end of this document for the projects that are site-specific.

Annual Affordable Housing Goals (91.220(g))

See Annual Housing Objectives listed in the Housing Objective Chart above and also in the Housing Component above.

Needs of Public Housing (91.220(h))

There are unmet needs for public housing in the community. Although financial resources are not available through the County to subsidize public housing projects, the County acknowledges the need for public housing and the large number of people awaiting placement due to its short supply. The County is working with the Housing Authorities and other entities, where possible, to develop its plans for future housing units and encourage other public and private entities to invest in housing opportunities for the most financially needy residents of Horry County. Affordable housing and improved living environments, through the new Neighborhood Stabilization Program (NSP), the Homeless Prevention and Rapid Re-Housing Program (HPRP) stimulus programs, will also continue to assist in serving individuals and families residing in Horry County who are homeless or in danger of becoming homeless.

Homeless Activities and Other Services for Special Needs Populations (91.220(i))

In Year 5, Horry County has allocated \$244,775 towards homeless issues. Due to the economic downturn, the homelessness issue is one of the biggest issues that the County deals with on a daily basis. Worldview Ministry International will be receiving CDBG funds to begin the planning process towards a two-phase project to expand the North Strand Housing Shelter. The shelter is a 16-bed emergency facility offering beds to homeless individuals. During Phase II, the construction of the proposed new building will take place and will be located adjacent to the existing building. Once the new facility is added, it will more than double the capacity to offer emergency shelter for homeless persons in the northern portion of Horry County.

There is also a great need within the community among disabled veterans in Horry County. Funding in Year 3, and also allocated for Year 5, provide sub-recipient funding for the stop-gap measure of security deposit assistance for use whereas other funding provides vouchers for rental assistance to aid in the prevention of

homelessness among these veterans. In Year 4, Horry County allocated \$10,000 toward the expansion of Veterans Administration services. The expansion of services allowed the Veteran's Administration to process hundreds of veterans, many who were homeless, by providing them with a retirement/disability income so that they can be housed.

Horry County participates in the Continuum of Care, ECHO, and is active as a member attending monthly meetings and also serves on ECHO's grant committee. In Year 2 of CDBG funding, Horry County partially funded the 10-year Homelessness Plan so that homelessness can be eradicated by 2020. The purpose of the Plan is so that all of the non-profits and local governments can work together on the homeless population. Horry County is working with ECHO, the City of Myrtle Beach, the City of Conway, Home Alliance Inc. and other non-profit organizations in order to implement the Plan. The County's Community Development Director is the Chairperson of the Horry County Homelessness Collaborative (HCHC), which is a committee through ECHO. In addition, the Community Development Director has worked closely with the City of Myrtle Beach, the City of Conway, the County Foundations, and is a consultant to implement an umbrella agency so that all of the needs of the homeless population are met. One agency will be the umbrella and send the recipient to the non-profit who can help them with their unique situation.

Horry County has a Homeless Prevention and Rapid Re-Housing Program (HPRP) Grant in the amount of \$622,075.00. Over 750 persons have been helped as of September 30, 2011 under the HPRP grant. A waiver was granted by HUD so that Horry County could contract with Myrtle Beach Housing Authority and Conway Housing Authority. The HPRP grant fund expenditures are 99% complete. All applicants are entered into the HMIS system. HMIS information is then extracted from the system and the information is completed in the HUD e-snaps database.

The County acknowledges that the amount of services currently being offered for special needs populations could benefit from improvements. These include the outreach and education services for children, women, the homeless population, elderly, persons with disabilities (mental, physical, and developmental), persons with addictions requiring supportive services, and persons with HIV/AIDS and their families. These populations are underserved, particularly in the areas of mental health, alcoholism, and substance abuse. When additional funds become available, the County will apply for competitive grant funds to service the special needs of its residents.

Barriers to Affordable Housing (91.220(j))

The Analysis of Impediments to Fair Housing identifies six areas of concern. The barriers to addressing housing needs, such as demand for both renter and owner-occupied housing units (based on the current inventory of rental units), fair market rent for these units, the current waiting lists for public housing, and the income levels of those experiencing housing problems clearly show a need for affordable rental units. Additionally, the disproportionate level of low wages as compared to high cost of available rental units is another barrier for LMI individuals. The County CDBG office has addressed some of the issues by affordability (Year 3) through the Halyard Bend project. This project consists of 48 affordable housing units undergoing substantial rehabilitation. In addition, the CDBG office is working with Habitat for Humanity on an infrastructure project that will eventually support 23 affordable housing units. There is a waiting list for the units and they will be immediately occupied upon completion. Furthermore, the Community Development office is working with the County's Planning Department to identify any local regulations that impair the ability to create affordable housing. The City of Myrtle Beach is planning to establish a future land trust and is identifying strategies for collaborative funding opportunity through the use of CDBG, HOME, tax credits, etc.

The County has collaborated with the Waccamaw Regional Council of Governments to perform comprehensive outreach and education activities throughout Horry County. The CDBG office is working with the Affordable

Housing Committee. Together they will host a yearly Affordable Housing Conference. The plans are underway and the first conference will be hosted late 2012 or early 2013.

During the course of the year, the County is examining ways to encourage the development of strategies for affordable housing in Horry County. The complete Analysis of Impediments to Fair Housing can be found at www.horrycounty.org.

Other Actions (91.220 (k))

Fair Housing

The County continues to support local groups, such as Habitat for Humanity, that work to provide affordable homes and seek viable financing options for potential low to moderate-low income home buyers. Horry County has the Analysis of Impediments to Fair Housing study completed and is looking at ways to update the study with more analysis of the data and additional strategies. In 2013, the Consolidated Plan is due and the County will update the AI at that time.

The County continues to encourage local support service providers to expand existing Consumer Credit Counseling and First Time Home-Buyer programs with funding assistance where possible. The County has recently shared information regarding potential additional federal funding opportunities for Homebuyer Assistance Programs with local Housing Authorities and Community Development Corporations for possible cooperation in programming. In the third year, the County has funded the Waccamaw COG to further fair housing by performing regular monthly outreach and education activities throughout Horry County. The CDBG office has hired a Grants Coordinator, who is charged with the responsibility of fair housing outreach, education, and training. She is teaching monthly fair housing classes at the Realtor's Association meetings. This course has become a great success, inviting other speakers on like issues. She is reaching approximately 20 realtors each month.

Additionally, in CDBG Year 5, the CDBG office will continue working with community groups to seek additional resources to build consumer credit education counseling and awareness among low income and minority residents to include local faith-based organizations, higher education institutions, Head Start programs and other forums for fair housing. Coastal Carolina University has a full-time staff person to provide consumer credit counseling services. The Horry County Community Development office will be working further with the university staff to identify future collaborations that may be possible. In addition, Horry County applied for a Fair Housing Outreach and Education Initiative Grant in December, 2011 for \$125,000 but was not funded. Financial literacy, fair housing activities, foreclosure workshops, and first time homebuyer courses will be offered using these funds. Community Development is also working with local lenders to identify changes or patterns in lending practices, especially those that impact low-income, minorities, Section 3 residents, and other special populations.

Although many of the above strategies consist of ongoing efforts that will take time to fully implement, the County CDBG office is involved in activities that will result in a more immediate impact, particularly relating to the under-served need for public facilities, access, economic development and housing. In CDBG Year 3, the County partnered with WRCOG in the amount of \$22,500 to provide a monthly outreach and education service. County Council passed a resolution recognizing April as Fair Housing Month and the County is actively involved with other municipalities as well as the Waccamaw Regional Council of Governments in Fair Housing Activities. The County continues to advertise the Fair Housing Law on the City and County Access Channels with contact information including a toll-free number for Fair Housing resources and/or Fair Housing Complaints. This program of advertising on the access channel continues to be an effective tool in reaching out to low-income residents, since many LMI residents do not have the resources to purchase a newspaper.

Additionally, information is received from low-income residents of each Housing Authority and at neighborhood community meetings. The County has provided information via brochures distributed at libraries, recreation and community centers (including North Strand, Little River, Bucksport and Conway centers).

Efforts to Address Impediments to Fair Housing Choice in Horry County

Horry County has worked to expand its Fair Housing efforts and address impediments identified in the Horry County Analysis of Impediments to Fair Housing (AI) which was completed in December of 2009. In doing so, the Horry County Community Development office opted to focus on Issue #1 for Year 4 of CDBG funding, which is the 2011-2012 program year.

Issue #1: There are indications that discrimination on the basis of conditions such as disability, economic status, national origin, and language barriers is a factor in obtaining affordable rental housing.

Horry County has contracted with the Waccamaw Council of Governments to provide Fair Housing activities to help raise awareness and prevention of practices of housing discrimination against members of protected classes. In addition, the County hired a Grants Coordinator, who is acting as the County Fair Housing Administrator. Activities undertaken within the past year include:

- The Community Development office and the Affordable Workforce Housing Commission is planning an Affordable Housing Conference to include fair housing issues, budget counseling, first time homebuyers information, and foreclosure counseling information. The conference is expected to be held in late 2012 or early 2013.
- The Grants Coordinator teaches Fair Housing Courses each month to the Realtors Association. The course is geared to new members of the Realtors Association. To date, the courses were given on January 25, February 29, March 28, April 25, and will be on May 30, 2012. This has become a great success and realtors are asking for the information.
- On April 3, 2012, the Community Development Office, Coastal Carolinas Association of Realtors, and the Affordable Housing Committee held the first 2012 Fair and Affordable Housing Expo. Over 50 participants attending, including realtors and residents of Horry County. Staff was present as well as the County's Planning Staff, who are charged with writing the housing element of the Comprehensive Plan.
- In March, 2012, the Community Development Office partnered with Myrtle Beach Housing Authority and sponsored 2 low-income landlords to complete a Nan McKay fair housing course.
- The County contracted the Waccamaw COG to engage in the dissemination of Fair Housing educational materials, as well as information related to first-time homebuyers, credit management and foreclosure prevention, as this type of information aides the low-income and minority population in obtaining safe, decent and sanitary housing. This was provided to the general public at community events in targeted areas throughout the county, such as the Conway Live Oak Arts and Music festival, the Loris Bog Off and the North Myrtle Beach St. Patrick's Day festival. Over 4,000 literature packets were distributed.
- The County contracted with the Waccamaw COG to provide outreach directly to minorities by identifying minority-owned businesses such as barber shops, beauty salons and restaurants located in areas highly concentrated with African-American residents and providing these businesses with educational information packets to distribute to their clientele. Six partnerships were established and 150 information packets were provided to each of those.
- Both the County and the Waccamaw COG provide assistance with filing fair housing complaints to callers who believe they have experienced discrimination. The County has contracted with the COG to provide services for both English and Spanish speaking individuals.
- The County has partnered with the Veterans Affairs office to offer Fair Housing materials to disabled veterans who come to their office for other services.
- The County has partnered with the school district to distribute fair housing literature to low-income children and their families. They are encouraged to talk with staff regarding fair housing issues.

For Year 5, 2012-2013, the Community Development Office will continue to implement the kinds of activities that it undertook in Year 4. Additionally, the Fair Housing Program focus will expand to include Issue #5 as identified in the AI.

Issue #5: The prevalence of tourism and service sector jobs in Horry County reduces unemployment, but masks the precarious economic standing, lack of job security, and low wages of many of the County's residents.

In the 2011-2012 program years, Horry County funded \$58,000 for an employment development program at A Father's Place, a local non-profit entity whose primary clientele is African-American men. The program has assisted Section 3 eligible individuals with developing the skills they need to obtain employment as well as furthering their skill in a trade through technical education that will be provided through a partnership with Horry-Georgetown Technical College. In Year 5, A Father's Place is receiving funding again so as to continue the momentum that has begun to grow in the County.

In CDBG Year 5, Street Reach Ministries of Myrtle Beach will provide training in the area of outdoor landscaping and maintenance to homeless individuals. They will work with the City of Myrtle Beach's Public Works Department in a training program to pick litter up on the thoroughfares. The goal is to receive funds from the Workforce Investment Board so that the homeless will become gainfully employed. In addition, CDBG funds will be used at Street Reach Ministries for public facilities improvements so that the homeless can take a shower, launder their clothes, and have access to computers so that they can look for employment. Counselors will be available to help them with training and employment opportunities.

The County received an Economic Development Grant in 2011, which will ultimately provide 150 jobs to Horry County residents. The Community Development office, along with other county departments, regularly looks for grant opportunities that will bring jobs to the county residents.

Additionally, the Horry County Community Development Director is serving as the Horry County Homelessness Collaborative Chairperson and is working together with area municipal and philanthropic leaders to address the community's affordable and fair housing needs on a widespread and collaborative basis. Further, she has worked closely with the Workforce Investment Board to bring grants and funding to Horry County so that homeless and other residents can be trained for new jobs and be hired once trained.

Lead-Based Paint Hazards

The South Carolina Department of Health and Environmental Control (DHEC) investigates' childhood lead poisoning in the County, however this is limited to childhood lead poisoning prevention and detection activities. Private sector providers are also available for inspections of pre-1978 homes that are being remodeled and are suspected to contain lead-based paint. These providers can be accessed through the local telephone directory or by calling 1-800-424-LEAD. The County's Building Department also assists DHEC during its construction inspection process.

All housing units undergoing emergency repairs or rehabilitation that were built prior to 1978 will have a lead inspection/risk assessment before any physical work begins on the unit. If lead is present, the owner/tenant will be relocated. Also, information will be distributed regarding lead-based paint to all residents that participate in any housing program.

The County, therefore, will continue to support programs available through DHEC and will develop a lead hazard control program to eliminate lead hazards in housing when a unit undergoes rehabilitation through the CDBG Program. For additional information about Lead-Based Paint, residents may call the Horry County

Health Department's Environmental Quality Control Office at (843) 488-1902. Pamphlets and disclosures are available through the Health Department and additional information may also be obtained via HUD's internet website at www.hud.gov/lea/leadhelp.html.

Monitoring

In order to ensure that programs are being carried out in accordance with the Consolidated Plan and in a timely manner, the County implements an annual and ongoing process of monitoring and evaluation. The process allows the CDBG office to review all CDBG funded program accomplishments in light of the goals and objectives established. The Community Development Specialist monitors the projects and monitors the Davis-Bacon wage rate requirements. Information gained throughout the monitoring processes gives the County an opportunity to determine what programs and/or strategies are working, what benefits are being achieved, what needs are being met, as well as what objectives are being accomplished.

The County implements its monitoring plan in accordance with the requirements set forth by this subsection and will adapt this to be consistent with future Annual Action Plans. The implementation of the monitoring plan may require periodic telephone contacts, written communications, data collection, submission of reports, and periodic meetings and workshops. HUD requirements, such as the Consolidated Annual Performance and Evaluation Report (CAPER) and use of the Integrated and Disbursement Information System (IDIS), will also assist in the monitoring of goals and objectives.

Program Specific Requirements 91.220 (l) (1)

Horry County certifies that:

A. Citizen Participation

It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

B. Community Development Plan

Its consolidated housing and community development plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that provide decent housing and expand economic opportunities primarily for persons of low and moderate income.

C. Following a Plan

It is following a current consolidated plan that has been approved by HUD. The new consolidated plan for 2013 will be developed late in 2012.

D. Use of Funds

It has complied with the following criteria:

1. **Maximum Feasible Priority.** With respect to activities expected to be assisted with CDBG funds, it certifies that it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low and moderate income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include activities which the grantee certifies are designed to meet other community development needs having a particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available;
2. **Overall Benefit.** The aggregate use of CDBG funds including section 108 guaranteed loans during the program year, if applicable, shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period;

3. Horry County will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108, unless CDBG funds are used to pay the proportion of fee or assessment attributable to the capital costs of public improvements financed from other revenue sources. In this case, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds;
4. 100% of CDBG funds will be used for activities that benefit persons of low to moderate income; and
5. No program income funds are expected to be generated.

SUMMMARY

Description

The County's CDBG funds of \$1,856,553 for fiscal year 2012-2013, (Program Year 5), are earmarked for:

1. City of Myrtle Beach programs in accordance with an intergovernmental agreement;
2. City of Conway projects in accordance with an intergovernmental agreement;
3. Planning and Administration;
4. Horry County projects outside these cities and in unincorporated areas;
5. Public Service funding to Non-Profit organizations;
6. Public Facilities and programs - all of these projects are directly tied to LMI areas or beneficiaries. Priority Needs and strategic objectives are linked to projects.
7. Infrastructure projects are directly tied to the LMI areas or beneficiaries. Priority Needs and strategic objectives are linked to projects.
8. Revitalization projects are directly tied to the LMI areas or beneficiaries. Priority Needs and strategic objectives are linked to projects.

Community Development Projects 2012 – 2013

PROJECTS				
ENTITY	Detailed Project Description	AMOUNT	PRIORIT Y NEED	Strategic Objective
HORRY COUNTY:				
Public Services:				
A Father's Place	Workforce Development Training	\$ 40,000	PN7	EO1.1
Children's Recovery Center	Expansion of Program Outreach Services	\$ 15,000	PN7	SL 3.1
MBHA	Vouchers for homeless veterans	\$ 40,000	PN7	SL 3.1
Salvation Army	After School Program for low-income families	\$ 10,000	PN7	SL 3.1
Horry County Sheriff	Jail Diversion Program	\$ 50,000	PN7	SL 3.1
Sea Haven	Outreach to homeless youths	\$ 13,400	PN7	SL 3.1
Little River Medical Center	Oral Health Care to low-income youths	\$ 21,600	PN7	SL 3.1
SOS Health Care	Open Door Program/training for homeless disabled youths	\$ 10,858	PN7	EO1.1
	Subtotal	\$ 200,858		
Housing Programs:				
Grand Strand Housing	Owner Occupied Emergency Repairs	\$ 100,000	PN1,PN5	DH1.1
Grand Strand Housing	Acquisition for Oakview senior (56 units)	\$ 50,000	PN1,PN5	DH1.1
Waccamaw EOC	weatherization/housing repair program	\$ 30,000	PN1,PN5	DH1.1
His Hands of Horry County	Owner Occupied Rehab	\$ 15,000	PN1,PN5	DH1.1
	Subtotal	\$ 195,000		
Infrastructure:				
Habitat for Humanity	Hope's Crossings	\$ 227,480	PN6	SL3.3
	Subtotal	\$ 227,480		
Public Facilities:				
Horry County Fire Rescue	Fire station equipment for low-income area	\$ 133,665	PN6	SL3.2
Street Reach	Dew Drop Inn Program	\$ 20,517		
	Subtotal	\$ 154,182		
Administration:				
Planning	North Strand Shelter	\$ 35,000	N/A	SL3.2
Administration Expenses		\$ 307,958	N/A	N/A
	Subtotal	\$ 342,958		
Horry County Program Total		\$ 1,120,478		
MYRTLE BEACH:				
Housing Rehab Projects:				
	City Housing Rehab Program	\$ 96,000	PN1,PN5	DH1.1
	Housing Rehab Administration	\$ 4,000	PN1	DH1.1
	Materials Only Project	\$ 50,000	PN1	DH1.1
	Subtotal	\$ 150,000		
Grey Street Subdivision Project in the Canal Nance Neighborhood:				
	Grey Street Land Acquisition	\$ 82,000	PN2	NR1.1
	Construction of Grey St Extension Phase I	\$ 147,000	PN2,PN6	NR1.1
	Subtotal	\$ 229,000		
Outside Org. Homelessness Public Service Projects:				
	Jail Diversion Program	\$ 17,000	PN7	SL3.1
	Helping Hands of Myrtle Beach	\$ 15,000	PN7	SL3.1
	Street Reach	\$ 30,000	PN7	SL3.1
	Subtotal	\$ 62,000		
Public Facilities Improvement:				
	Community Assistance Facilities Improv.	\$ 6,000	PN6	SL3.2
	Subtotal	\$ 6,000		
Administration/Planning:				
	Administration & contingency	\$ 9,188	N/A	N/A
Myrtle Beach Program Total		\$ 456,188		
CONWAY:				
Infrastructure Projects:				
	Sugar Hill, Oak Street, Grainger Rd	\$ 165,018	PN6	SL3.3
	Subtotal	\$ 165,018		
Housing Programs:				
	Emergency Repair Program	\$ 100,000	PN1,PN5	DH1.1
	Subtotal	\$ 100,000		
Public Services:				
	Jail Diversion Program	\$ 13,000	PN7	SL3.1
	Subtotal	\$ 13,000		

Administration:				
	Administration Expenses	\$ 1,869	N/A	N/A
	Subtotal	\$ 1,869		
Conway Program Total		\$ 279,887		
TOTAL - ALL PROJECTS		\$ 1,856,553		