



Loudoun County

VIRGINIA

WHERE TRADITION MEETS INNOVATION

Unmet Housing Needs Strategic Plan FY 2022 Annual & 3rd and 4th Quarter FY 2022 Update

Transportation and Land Use Committee

July 18, 2022

UHNSP Implementation Timeframe

- Five-year time frame for implementation
 - Short (1-2 years)
 - Intermediate (2-4 years)
 - Long (4-5 years)

Board adopted UHNSP on September 8, 2021

1st Quarterly Report on February 16, 2022

Request to Provide Fiscal Year Activities (21 & 22)

Implementation Matrix Update

- Implementation Plan Strategies and Key Actions
 - Timeframe
 - Lead Department
 - Progress Report
 - Links to Websites/Maps/Documents

Annual Attainable Housing Goal

Definition from UHNSP:

“Any housing for sale or rent entering the marketplace each year affordable to families with incomes at or below 100% AMI. Such housing can be directly provided through ADU/AMPU/AHU new development or indirectly provided through policy changes enabling more accessory dwelling units, commercial innovation leading to initiatives such as rental/down payment/monthly payment assistance programs, etc. with the goal that 20% (8,190) of forecasted new homes (40,950) as projected based on the land use policies included in the 2019 Comprehensive Plan will be attainable housing.” (UHNSP, pp. 18 to 19)

Annual Attainable Housing Goals

2021 Goal = 50 (access) + 200 (new)

2022 Goal = 150 (access) + 350 (new)

Total = 200 (access) + 550 (new)

7/1/2020 to 6/30/2021 - 292 attainable units
= 138(access) + 154(new)

7/1/2021 to 6/30/2022 - 181 attainable units
= 126(access) + 55(new)

FY 2021 Access & New	AMI
17	<30%
66	30% to <50%
187	50% to <70%
22	70% to <100%
292	Total

FY 2022 Access & New	AMI
14	<30%
87	30% to <50%
66	50% to <70%
14	70% to <100%
181	Total

Annual Attainable Housing Goals

3rd and 4th Quarter of FY 2022:

1/1/2022 to 6/30/2022 - 91 attainable units
 = 58(access) + 33(new)

FY 2022:

7/1/2021 to 6/30/2022 - 181 attainable units
 = 126(access) + 55(new)

FY 2022 Q3 & Q4 Access & New	AMI
6	<30%
37	30% to <50%
41	50% to <70%
7	70% to <100%
91	Total

FY 2022 Access & New	AMI
14	<30%
87	30% to <50%
66	50% to <70%
14	70% to <100%
181	Total

FY2022 3rd and 4th Quarter Highlights

- Since the February 16, 2022, Update to TLUC:
 - Board-Approved Conveyance of Arcola School Site.
 - Board-Adopted Approval of Rental Housing Acquisition and Preservation (RHAP) Loan Program.
 - Board-Approved Loan of up to \$4.75 Million for the Purchase of Sommerset Senior Apartments.
 - Establishment of the Department of Housing and Community Development.
 - Board-Adopted Allocation of the Equivalent of ½ Cent of the Tax Rate toward Housing Programs.

FY2022 3rd and 4th Quarter Highlights

- Since the February 16, 2022, Update to TLUC:
 - Board-Approved Allocation of \$12 Million in ARPA Funds.
 - Board-Approval of Revisions to Affordable Multi-Family Housing Loan Program Guidelines.
 - Board-Endorsed Revisions to Suburban Compact Neighborhood Place Type.
 - Board-Approved Termination of Belmont Ridge Trust.