

Mayor's St. Paul's Advisory Committee

Meeting Minutes

Date of Meeting: May 19, 2020

Minutes Prepared By: Katie White, Management Analyst III, City of Norfolk

1. Purpose of Meeting: To update the committee on People First and redevelopment progress and COVID-19 response efforts.

2. Attendance at Meeting

Councilwoman Williams-Graves – present	Mr. Alphonso Albert – not present	Ms. Kimberly Bray – not present	Dr. Sharon Byrdsong – not present
Ms. Michelle Cook – not present	Rev. James P. Curran – present	Mr. Joe Dillard – not present	Ms. Caz Ferguson – present
Mr. Earl P. Fraley, Jr. – not present	Mr. Larry Hall – not present	Mr. William Harrell –not present	Rev. Dr. Kirk T. Houston, Sr. – present
Ms. Shamika Kirby – not present	Ms. Deirdre Love – present	Dr. Robert G. Murray – not present	Mr. Don Musacchio – present
Dr. Ruth Jones Nichols – present	Mr. Brodie Parker – not present	Mr. Lavonne Pledger – present	Dr. Glenn Porter – present
Ms. Tara Saunders – present	Ms. Marquitta White – not present		

3. Agenda

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|---|--------------|
| I. Welcome/ Pandemic Notification | 12:00 |
| • <i>Chair Angelia Williams Graves</i> | |
| II. People First Pandemic Outreach/Rent Payments/Evictions | 12:15 |
| • <i>Nicole Todd, People First Empowered by USI</i> | |
| • <i>Kim Thomas, NRHA</i> | |
| III. Project Update | 12:45 |
| • <i>Steve Morales, NRHA</i> | |
| • <i>Marcia McGill, City of Norfolk</i> | |
| • <i>John Majors, Brinshore</i> | |
| IV. Next Steps/Announcements/Closing Remarks | 1:15 |
| V. Meeting Adjourned | 1:30 |

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4. Meeting Notes, Decisions, Issues

I. Welcome/ Pandemic Notification

12:00

- *Chair Angelia Williams Graves*
- Ms. Hamm Lee welcomed the committee to the virtual meeting, read the electronic meeting statement, and took attendance.
- Councilwoman Graves thanked Ms. Hamm Lee for her efforts organizing the virtual meeting and acknowledged that the pandemic will prevent people from coming together for longer than originally anticipated, so she wanted to bring everyone back together in a virtual setting to provide the committee with an update on what is happening with the St. Paul's project, NRHA, residents, and how we're moving forward. She thanked everyone for attending, wished everyone well, and hoped that everyone was staying in touch with friends and family.
- Councilwoman Graves referenced an important update provided to the committee about the passing of committee member Ms. Michelle Cook. She offered condolences on behalf of the committee and stated that Ms. Cook was a wonderful person. She was thoughtful and full of life experiences and had a perspective on life that she shared with so many of us. She had a heart of gold and her passing has hit a lot of us very hard. She was such a valued member not only of the committee, but of the community, and a valued member of the City of Norfolk and her presence will be missed not only by the committee but will be missed in the City of Norfolk. Councilwoman Graves led the committee in a moment of silence to honor Ms. Cook and acknowledge her life and presence.
- Councilwoman Graves referenced a newspaper article regarding the lawsuit. It is a legal matter, so there are things that can and cannot be discussed as we move through the legal motions, and we must allow the attorneys to do their jobs and allow the court process to do what it is designed to do. Once they are adjudicated we can have conversation about it. The lawsuit is not going to slow down the St. Paul's redevelopment. The court is being asked to expedite the hearing which should conclude within 6 months. Those who are ready to relocate will continue to be supported in doing so. Relocation at this point is voluntary, so we are encouraging individuals who are looking to move to utilize the services that People First is providing. The redevelopment remains on schedule, so we will let the attorneys do what they do best. We will do what we do best which is to ensure we have a project that we can be proud of not only as a committee, but as a city, and a project that individuals who are involved now and who will ultimately reside within in the new housing and new development will also be proud of.

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- Councilwoman Graves asked the committee to let the presenter finish their point or slide before jumping in with questions to be respectful of the presenter but also get all questions answered.

II. People First Pandemic Outreach/Rent Payments/Evictions

12:15

- *Nicole Todd, People First Empowered by USI*
- *Kim Thomas, NRHA*
- Nicole Todd introduced herself and walked the committee through her presentation.
- In reference to slide 4, Ms. Todd stated that USI national implemented an action plan specifically developed to guide staff through supporting families during COVID-19. This was done through a COVID-19 survey check-in with residents and led by coaches who are reaching out to residents in Tidewater Gardens and families who have relocated. The survey is meant to identify needs of residents and how to connect to resources. The survey covers three areas of basic needs: health, education, and housing stability.
- Ms. Todd noted that 89% of residents surveyed said they have enough food for at least 7 days and thanked community partners and thanked Dr. Jones Nichols with the Foodbank of Southeastern Virginia who helped get food into the community.
- Ms. Todd noted that for families who are required to do remote learning, they focused on ensuring those families had access to the technology needed to do so.
- Ms. Todd referenced the 92% of families who responded that they do not need tutoring or homework assistance and stated that the team did a lot of thinking around why the percentage is so high. She stated that the percentage was consistent across other USI sites and it could be that parents might not feel comfortable disclosing that they need assistance for their children. For families that indicated they did need assistance, USI developed a homework help assistance form to connect students to support.
- In reference to slide 5, Ms. Todd stated that of the 97% of residents who reported paying their rent, 6% actually did not for various reasons. The coaches conducted very targeted outreach with individuals who did not pay rent to connect them to community resources or Family Barrier Removal funds to help with that and have an open discussion to put a plan in motion. A lot of residents were able to take those steps and get their rent paid. People First-USI will continue to work with residents experiencing difficulty with that.
- Councilwoman Graves asked Ms. Todd if People First followed up with residents after doing their research to find out who needed help with rent.
- Ms. Todd confirmed that they conducted targeted outreach with the residents to work on a plan and stated that some residents had already paid their rent by that time.
- Councilwoman Graves referenced the Norfolk Public Schools (NPS) and homework situation and asked about the Education Specialist at People First Empowered by USI.

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- Ms. Todd replied that the Education Specialist hired is no longer in the role as of last week, so they are actively searching for someone to fill that position.
- Councilwoman Graves asked what the communication has been like with NPS and if there are any challenges the committee can help with.
- Ms. Todd replied that Vickie Madison, Assistant Project Manager, is serving as the point of contact and that she has not lifted up any issues at this time. If she does identify a challenge, they will be sure to ask for assistance if needed. They are trying to make sure the flow of communication and information about resources continues with a focus on targeted outreach to families about information and how to access resources.
- Councilwoman Graves noted that NPS was providing technology and asked if we know that kids have what they need in terms of hardware and internet access.
- Ms. Todd said internet access has been an issue and there have been conversations about it and there are infrastructure issues in the area that make it difficult. The team has been following up with families to ensure they were getting the technology being distributed by the schools and using the survey to connect with families who need help accessing those resources. Internet connectivity has been challenging because there are a lot of resources out there, but there are also requirements that make it hard for people to get connected.
- Councilwoman Graves asked Susan Perry to make sure the city follows up to explore options for connectivity and hot spots and identify what that looks like at the city level. She noted that if children go back to school in September she is not sure what the capacity will look like, so let's take this opportunity to get better prepared in the event we see another outbreak in the fall that puts children and parents back in a situation at home. We want to be able to utilize the resources with as little disruption as possible.
- Ms. Todd said that People First Empowered by USI has standing calls with NPS led by Ms. Madison and Tyronda Minter, Vice President of Education at USI.
- Kristie Stutler, Regional Vice President with USI, stated that the team is thinking about what this will look like in the fall and about resources needed to eliminate barriers. They made a revision to the first year budget to add more money to the barrier elimination line item to utilize that funding to eliminate some of those barriers related to technology. The team is trying to be proactive in figuring out what that looks like now and Tyronda Minter has been working with education specialists and site staff to develop a long-range plan.
- James Rogers shared that the City has received money for COVID-19 related items and will discuss this issue more in depth moving forward. Megan Erwin with the budget office is leading the committee looking at this topic and they will come back to share what can be done with the federal funding.

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- Councilwoman Graves referenced a comment she made at the City Council budget meeting last week that the whole thing is COVID-19 related, but there are stipulations about what the funding can be used for.
- Mr. Rogers stated that the committee will be working with Nicole, Susan, and Kristie.
- Dr. Perry stated she has been in contact with the Regional Vice President at Cox Communications about neighborhood-wide hot spots, but the issue is that if the infrastructure isn't already in place, given that they have to go into homes to install it makes it difficult at this time. If we have funding to purchase small hotspots that is something we can think about.
- Councilwoman Graves said she knows an installer at COX who said a lot of their work has been suspended because of safety concerns about going into people's houses.
- Ms. Todd stated that anyone who reported difficulty with paying utilities were connected to resources like the barrier removal fund. She also stated that 36% of residents responded that they were not working due to COVID-19. Some are furloughed and will return to work, while some are unsure if they will return. A lot of residents impacted are in the service industry. The team is working with residents to ensure they report change in income in a timely manner and they now have a Workforce Specialist on board who is assisting residents with job searches and resources available on virtual job opportunities.
- Councilwoman Graves asked if people are having difficulty accessing unemployment benefits.
- Ms. Todd replied that people have been able to access it, it's just cumbersome. Coaches have said that people who have received it are benefitting from \$500-600 through it. Some people who know they will be returning to work don't want to go through the effort to apply. The team is making sure residents know it is available to them.
- In reference to slide 6, Ms. Todd stated that Dr. Perry helped the team acquire masks for residents and a distillery provided hand sanitizer. The team is focused on continuing wraparound services and ensuring people with high stress levels are connecting to counseling if interested.
- Councilwoman Graves referenced a discussion during her meeting with staff around ensuring the individuals who are now homeowners fully understand their options with their lenders. She offered to help residents contact and work with their lenders to ensure people aren't in a situation where they are deferred and then owe a double mortgage payment later. She emphasized the team is ensuring individuals outside of public housing who have relocated are aware of the resources available to help them and ensuring we don't lose people by checking off a box and going to the next person. The team is always reaching out to ensure self-sufficiency is permanent not just temporary.

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- Ms. Todd replied that in follow up to the meeting, she called the homeowners and one homeowner did not need anything at this time and she left messages with the other homeowner.
- In reference to slide 8, Ms. Stutler stated that one challenge related to the RFP is identifying the necessary modifications that need to be made to service delivery in light of the pandemic. They have already discussed virtual services with Deirdre Love for example. They are trying to be aware of that during the administration of these contracts. If the Boys and Girls club is connected to schools, and if schools aren't opened how do we modify services to ensure they are reaching children?
- Jamie Malinak, Director of Early Learning and Title 1 with Norfolk Public Schools, stated that she has been working with People First and Urban Strategies and attending the partner meetings. In reference to the virtual learning and technology discussion, Ms. Malinak shared that 2-3 weeks ago NPS made sure devices were provided for all children from PreK - 12th grade. There was a strategic plan in place at each school that got Chromebooks in the students' hands if they needed one. The principals worked with teachers to identify which students they weren't able to get in contact with and reached them by phone to see if they needed a device. Now they are winding down from distribution and are starting to go back through to identify students who still need one. The IT department placed an order for WiFi so families who need connection can get it, but they are competing with everyone else for mobile WiFi hotspots, so they haven't been able to get them yet and are hoping to receive them in June. With Cares Act funding, they are doing a needs assessment to determine what other technology resources are needed.
- Councilwoman Graves noted she'd like to ensure that the city side follows up for not only St. Paul's residents, but citywide, to find more information on what utility service providers are planning to do to assist residents with ongoing charges and no collection or disconnection activity once the moratorium is lifted so we can get in front of it as much as possible and provide information to residents and Norfolk citizenry on options and how to resolve the bill. HRUBS, Dominion, VNG, Cox.
- Dr. Perry replied that the team has been thinking about that particularly as it relates to rent and mortgage payments as a citywide issue and will provide follow-up information. She said several local community organizations are applying to the city for some of the CDBG funding that came through the Cares Act. We will reach out to the utility providers to find out what their plan is.

NRHA Relocation Dashboard

- Kim Thomas reviewed the NRHA Relocation Dashboard with the committee.

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- Ms. Thomas stated that on the new dashboard that will be produced in the next few days, one additional resident has become a homeowner, totaling 3 homeowners which is a great sign of upward mobility.
- In reference to slide 11, Ms. Thomas stated the 8% eviction rate is lower than the average rate and most are due to criminal activity.
- Councilwoman Graves asked if the evictions took place prior to COVID-19.
- Ms. Thomas confirmed that they were before COVID-19.
- Councilwoman Graves reiterated that nobody has been evicted during the pandemic.
- Ms. Thomas emphasized that NRHA is complying with the moratorium on evictions and is handling safety issues as necessary.
- Ms. Thomas clarified that the 10 dispositions referenced on the slide account for residents who left without notice, evictions, or could not be located.
- Ms. Thomas stated that relocations are occurring voluntarily only, but before COVID-19 they were processing about 20 relocation packets a month which slowed down to 5-10 packets due to COVID-19. This week she has seen more movement with people relocating to their communities of choice and NRHA is ensuring the benefit packages are being coordinated with USI to ensure residents receive the benefits they are entitled to.
- Councilwoman Graves emphasized that for people who want to voluntarily work with People First and move, nothing is preventing them from doing that to do what is best for themselves and their family. She encourages everyone who is considering relocation and would like assistance to take advantage of the opportunities available through People First and NRHA to have a successful move. At the end of the day it is about what is best for you and your family, circumstances and situation. She thanked Ms. Thomas for the information and the work being done. She asked that the team work to identify individuals who may be eligible or close to eligible to purchase a home using their voucher. The program is readily available and there are requirements related to credit, but let's help identify people who have a desire to participate in this program and use it to its fullest capacity.
- Ms. Hamm Lee asked if there were any questions.
- Deirdre Love stated that there is a high incidence of COVID-19 in the community and a high level of testing in the community, everything discussed is related to COVID-19, but this is a health crisis and she would like to see the committee address that element, and she was hoping to hear something around people being tested and questions about health. Ms. Love also asked about the status of the supermarket in the community after hearing about food distribution. Additionally, she wondered if the surveys would ever be re-done and the

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wording changed because a lot of the questions could be taken as judgmental by asking if people are doing something that they should be doing as responsible adults anyway. The way the question is posed may get an answer closer to the truth about the situation.

- Councilwoman Graves thanked Deirdre for her comments. She asked Ms. Love to work with Ms. Todd to work through her thoughts on the survey because it absolutely matters how something is said and asked. She reiterated that the goal of the survey is to get to the truth so it would be great if they can coordinate. Regarding the supermarket, the only notification they have provided has been unofficial. They were working on a solution prior to COVID-19 with community partners that may not have been perfect but would at least provide some access to food in presence of a closed store. Regarding testing, testing is administered by Department of Health, and they were concerned by the uptick in cases in public housing communities at one point but as of Monday, the Health Department remains confident that testing within the public housing community is not a necessity at this point. We are not able to administer tests independently; it has to come through the Department of Health. The City Manager is meeting with them twice a week on Mondays and Fridays which provides the opportunity to make adjustments as necessary. We continue to ask people to adhere to social distancing, use their masks, and distribute PPE to as many people as possible.
- Ms. Stutler stated that they share what Ms. Love lifted up as concerns and that there are several questions about chronic health conditions and access to prescriptions and healthcare on the survey to ensure people have access to the resources necessary to manage the conditions as best as possible so they aren't as vulnerable to COVID-19.
- Mr. Rogers stated that every Wednesday the City meets with 6-7 pastors and the NAACP to discuss COVID-19 outreach strategies in communities with individuals who are most vulnerable.

III. Project Update

12:45

- *Steve Morales, NRHA*
- *Marcia McGill, City of Norfolk*
- *John Majors, Brinshore*
- Ms. Hamm Lee introduced Steve Morales, Marcia McGill, and John Majors to provide an update on the physical redevelopment.
- In reference to slide 13, Mr. Morales reiterated that 120-day notices are not being issued and will not be issued until it's okay to do so and that we will move forward with families moving voluntarily. Building 61, at the corner of Wood and Fenchurch Street, will be demolished by November to support the new pump station that is critical

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because it will support blocks 17, 18, 19, 20 and the rest of the Tidewater Gardens site. There are two families in the building and USI has already been working with them, so once they have relocated the team will move forward towards demolition. The demolition of the rest of the community is going to be very extensive and complex. Two firms, VHB Engineering and Livas Group, are working together to develop the demolition specs. The demolition package is working its way through site plan review with the next part of demolition expected to start in the spring. He stated that COVID-19 hasn't impacted the schedule too much which is a testament to the work being done by USI, the city, NRHA, Brinshore etc. that everyone is working together to stay on target. We would welcome it if HUD offered an additional year with the grant, which might be a possibility, because it would provide some more flexibility regarding budgets and phasing. Everything is continuing to move forward, and everyone is still working in the same manner as pre-COVID-19 to ensure things get done.

- Marcia McGill, Senior Project Manager with the city's St. Paul's Transformation Office, walked the committee through slides 14-17.
- In reference to slide 14, Ms. McGill stated that the blue arrow is pointing to the Shell Station on St. Paul's Boulevard and that their lease expired the first week of May. The city now has possession, it is currently boarded up, and Police Chief Boone has been informed of the vacancy. There is a plan to bring Freemason Street across St. Paul's Boulevard at the current location of McDonald's. In the near future she will have an update regarding future plans to demolish the McDonald's site, the lease is due to expire in November, it is a minority owned business, and we are working with them to include them in the future project at Block 18. There is no activity planned for the Popeye's site with the CNI grant, so they will not experience any demolition at this time.
- In reference to slide 15, Ms. McGill pointed out that the sections of the street network highlighted in red will be closed in the future to complete infrastructure work, right now they are working through the administrative work.
- In reference to slide 16, Ms. McGill noted that phase 1 infrastructure improvements are highlighted in red. Phase II infrastructure work is all very preliminary right now and is highlighted in blue on the slide.
- John Majors, Vice President with Brinshore, walked the committee through slides 18-20.
- In reference to slide 18, Mr. Majors stated that the team has made significant progress on the designs of Blocks 17 and 18, and some design on the Tidewater Gardens site. He emphasized that the design on slide 18 is very preliminary and that more detailed renderings will be developed in the coming weeks to be shared with the committee in alignment with the schedule on the slide. The 9% LIHTC application for Block 18 will be submitted in March 2021 and a 4% LIHTC application will be submitted for Block 17 afterwards.

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- Mr. Majors noted that a modification has been made to the western edge of Festival Street to include amenity space that will activate the street edge. Along the Western Edge of St. Paul's Boulevard, the team is planning to include McDonald's there as a commercial tenant. Moody Nolan is the architect firm designing the site and has done a lot of work with McDonald's historically. One thing they are working through is the drive-thru format.
- Dr. Ruth Jones Nichols stated she appreciates the efforts to keep access to McDonald's in the area but wanted to piggyback on what Ms. Love stated earlier about healthy food access for the community. She asked if there was a vision for a small plat supermarket for any of the commercial space in Blocks 17 and 18, which is a model that is becoming more popular.
- Mr. Majors replied that it is still too early in the process to identify retailers for the space but will certainly have those conversations moving forward, and asked that if anyone knows of retailers they should be looking into to please let him know. He also noted that there will be requirements including necessary square footage.
- Councilwoman Graves stated that providing healthy food access has been on the radar and one reason why we've been able to work with McDonald's is because they are already existing and doing business there, so moving them and allowing them to benefit from the redevelopment project is paramount in addition to adding a healthy food option. She asked that someone on the development team look into that and into the changes the food and grocery industry are making so that we build something that is sustainable and versatile enough that a food provider could work with, making sure we're being innovative.
- Mr. Majors mentioned the need to coordinate finding the appropriate location for a grocery retailer.
- Councilwoman Graves agreed that we need one solid plan in coordination with Economic Development.
- Dr. Perry stated that the team has been discussing everything from community gardens, farmers' markets, and urban farms. Brinshore has kept this on their radar and has done these projects in other communities they have worked in. If we cannot make the commercial aspect work here, we will certainly make sure the community has access in other ways.
- Mr. Majors expanded on that point and noted Teens with a Purpose's community garden program and the potential of expanding that.
- In reference to slide 19, Mr. Majors said the units in Tidewater Gardens are slated for construction in 2023 but they are working on the designs now in response to feedback that has been received about the desire to see more family-friendly developments with a larger number of bedrooms. The designs are very preliminary and will be further developed moving forward.

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- Councilwoman Graves stated that community engagement is going to look different, we won't be able to do the same things we were doing before like large community meetings and large community charettes. We are working to put together a multiple outlet of community outreach from virtual meetings, to 30-40 people in a place practicing social distancing, and marathon meetings where we let 10 people in and 10 people out. It will look very different from the past and we will have to adapt to that. Outreach from the community and People First is going to be paramount to making sure that we get into the hands of every single resident at least the option to participate in the meetings and get their feedback as we move forward in the redevelopment process. It will be different, not right or wrong, just different.
- Mr. Majors stated that from the design perspective that it's critically important to have the feedback from residents to consistently come back to.

IV. Next Steps/Announcements/Closing Remarks

1:15

- *Chair Angelia Williams Graves*
- Councilwoman Graves asked the committee if there were any questions.
- LaVonne Pledger referenced the COVID-19 survey, Ms. Love's comments about the way questions were asked, and Ms. Todd's comments about the consistency of results across other USI sites, and asked if the information was delivered in the same modality because not everyone has had the same crash course in digital communication and he's had several parents ask him how to get in contact with teachers because they can't just call the school now, so he has walked them through the process. Some households don't know how to navigate that so when the child says that they've done their work, how is it being checked on and confirmed. Mr. Pledger emphasized the importance of one-on-one sessions to help navigate the situation, especially education. He stated that it is unfortunate that the education specialist position is now vacant, but is hoping there is a contingency plan until the position is filled, and hopefully once it is filled that person will remain in the position because things tend to get lost when there is turnover. He stated that he noticed on his daily run that the Hunton YMCA is still open and asked if they are still offering daycare and taking special precautions. Regarding illnesses, he asked if there were other avenues and innovative programs in place to close gaps in access to medications because the gap is so big in low-income and black communities because so many people suffer from chronic illnesses.
- Regarding education, Mr. Pledger asked if we could connect with the school administration because if parents are having trouble navigating the digital situation, the teachers know who is doing work and submitting things and could help identify what areas and subjects students are struggling with and certain age groups, to analyze the data to identify what needs to be worked on to fill the gaps. Middle and high schoolers

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are on Google Classrooms, who is clicking submit, what areas are they doing well in, what areas are they struggling with to identify where the services need to be. Mr. Pledger stated childcare and food is an issue, as people start returning to work and phasing back into life kids will still be out of school.

- Councilwoman Graves stated that she would respond to a few of those points and the team could follow up on the rest after the meeting. She stated that childcare is an issue across the state as people go back to work. The Mayor has a work group on Open Norfolk that is addressing this issue and how to do it safely in Tidewater Gardens and the City of Norfolk. One childcare provider said, 'good luck trying to get a room full of 2 year old children not to touch each other.' That is something that in accordance to CDC guidelines and the Governor's recommendations the Mayor and work group, which has a childcare provider serving on it, is working on so we can provide information on that as it becomes available. She stated that she would also like to know what's going on with the YMCA. Her understanding is that some YMCAs are open to provide childcare for first responders and essential personnel that don't have the option to stay home, but she is not sure what the Hunton's situation is, so she asked Dr. Perry to follow up on that and email the committee. Regarding the school situation, Councilwoman Graves said a lot of the data and information sharing may be confidential even in this situation, so we need to find out where we are with that, and what information can be provided and who it can be provided to. While the intention is good, we have to maintain privacy which can make it difficult. She suggested that we find out what we can get access to, and what we can do to make sure learning is taking place and that our kids are not falling behind.
- Councilwoman Graves stated that chronic illness was included in People First's resident needs assessment and maybe we can revisit that and wrap it around COVID-19 and tie it all together. Regarding the language piece, it might be what USI is doing across the country, but if we find it isn't working, we can improve it and make it better.
- Ms. Todd stated that the survey is not being conducted in a technical way, the focus is a conversation with residents to do a deep dive on what is going on in the household through conversation.
- Mr. Pledger stated the city is conducting surveys to determine where the needs are for the federal funding and since we recognize technology access is a challenge in certain communities, is there a way to rework that so when the city needs input we ensure that residents can reach the information. For the census you go door to door, which isn't possible now, but try to find another way to ensure the information reaches the communities.
- Councilwoman Graves said that information can be shared with People First so it can be added into their work and what they are doing to get the information out.

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- There were no other questions, so Councilwoman Graves thanked everyone for their time and thanked everyone for their work. She asked everyone to respond to Ms. Hamm Lee's emails when she asks for feedback.
- Ms. Hamm Lee stated she will send the PowerPoint to the committee and if there are questions to email them to her so she can have them answered by the appropriate staff.

V. Meeting Adjourned

1:30



St. Paul's Advisory Committee Virtual Meeting

May 19, 2020

Agenda – Project Update

- **Welcome/Pandemic Notification**
 - *Chair Angelia Williams Graves*
- **People First Pandemic Outreach/Rent Payments/Evictions**
 - *Nicole Todd, People First Empowered by USI*
 - *Kim Thomas, NRHA*
- **Project Update**
 - *Steve Morales, NRHA*
 - *Marcia McGill, City of Norfolk*
 - *John Majors, Brinshore*
- **Next Steps/Announcements/Closing Remarks**
- **Meeting Adjourned**

PEOPLE  FIRST



EMPOWERED BY

URBAN STRATEGIES, INC.

Tidewater Gardens Relocation
and People First Update

People First COVID-19 Survey and Services Update

COVID-19 ASSESSMENT RESULTS | March 18th-May 8, 2020

YES

NO



In the case of a quarantine, do you have enough food to last for 7 days?

11%

89%

Do you have your household essentials for the next 7 days (toothpaste, toilet paper, soap, feminine products, etc.)?

11%

89%



Do you have antibacterial soap or other disinfectant cleaners such as bleach, Clorox, Lysol?

12%

88%

If you have young children do you have a 7-day supply of baby essentials (formula, baby food, diapers etc.)?

19%

81%



Outreach Attempts:
543



Are you or your school aged children required to do remote learning?

37%

63%



Assessments completed:
359/66%

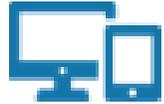


If so, do your children need tutoring or homework assistance?

92%

8%

COVID-19 Survey and Services Update



Do you have access to a computer or tablet with internet connectivity?



Do you have a chronic health condition?



Do you have a 2-week supply of prescriptions?



Do you have the medicine you need for your family for the next 7 days?



Do you have a plan to get to where you need in case of an emergency?



Did you pay your rent this month?



Did you pay your utilities this month?



Are you still working?



COVID-19 ASSESSMENT RESULTS | March 18th-May 8, 2020



COVID-19 Survey and Services Update

Ongoing Service Activities:

Food:

- **Over 125 families** received a food box of shelf stable items.
- Families also received a total of **over 800 frozen meals**

Other Services:

- Residents received cloth masks
- Families received various items such as toilet tissue, soap, and sanitary pads.
- Continued wrap around service delivery prompted by COVID-19 survey activities.
- Distributed Educational Resources bags to families that included:
 - Workbooks
 - Hand sanitizer
 - Crayons
 - Reading materials

Challenges

- Addressing COVID-19 issues while keeping an eye long-term goals and supports and assist with voluntary relocations
- Continuing outreach to 80+ families who relocated prior to August 2019 – phone outreach ongoing
- Increased barriers and needs related to COVID – a budget revision for year 1 allocated more money to barrier elimination to support families
- Larger families – limited housing options for families who need 5 bedrooms or more

Service Partners RFP Process Updates

Recommended for Funding in FY20

1. Boys and Girls Club (Education-Core Academics and Graduation)
2. CHIP of South Hampton Roads (Education-Early Learning).
3. ODU – (Economic Mobility-Entrepreneurship)
4. The Up Center – (Economic Mobility-Financial Literacy)
5. Children’s Hospital of King’s Daughters – (Health- Trauma Mitigation)
6. Teens with Purpose – (Health: Culturally Competent Youth Services)

For the FY21 budget, additional programs selected but will need to have some modifications before funding received

People First Partners Engagement

Covid-19 challenges and opportunities

- 19 organizations participated
 - Covid-19 impact on organization's service delivery
 - Report out to Partners around People First COVID-19 Survey
 - Covid-19 Impact on Families and Children Served by USI
 - COVID-19 CARES Act and other Resources Discussion
 - RFP Update and Discussion of COVID-19 Impact on Request for Proposals

PEOPLE  **FIRST**

 | **EMPOWERED BY**
URBAN STRATEGIES, INC.

With the spread of COVID-19, People First Empowered by USI wants to ensure that all families have the support they need during this difficult time.

We encourage you to reach out to the People First-USI team by calling our office at:

(757) 390-4365

NRHA Updates – Relocation Dashboard

Vacancies as of April 30: 184

- 53% (97) moved to private rental through the HCV program
 - 20% into defined Area of Opportunities (This number is significantly higher when we account only for rates of poverty)
- 13% (24) transferred to other NRHA communities
- 15%(27) rented elsewhere without a housing subsidy (from NRHA)
- 8% (14) evicted

100%* of Phase 1 residents have made relocation choices (*177 plus 10 other dispositions)

Vacancies by Phase

Phase	Vacant	Occupied	Total
1	99	88	187
2	51	211	262
3	22	94	116
4	12	41	53

CNI Update: Tidewater Gardens Physical Plan



NRHA Updates

Relocation

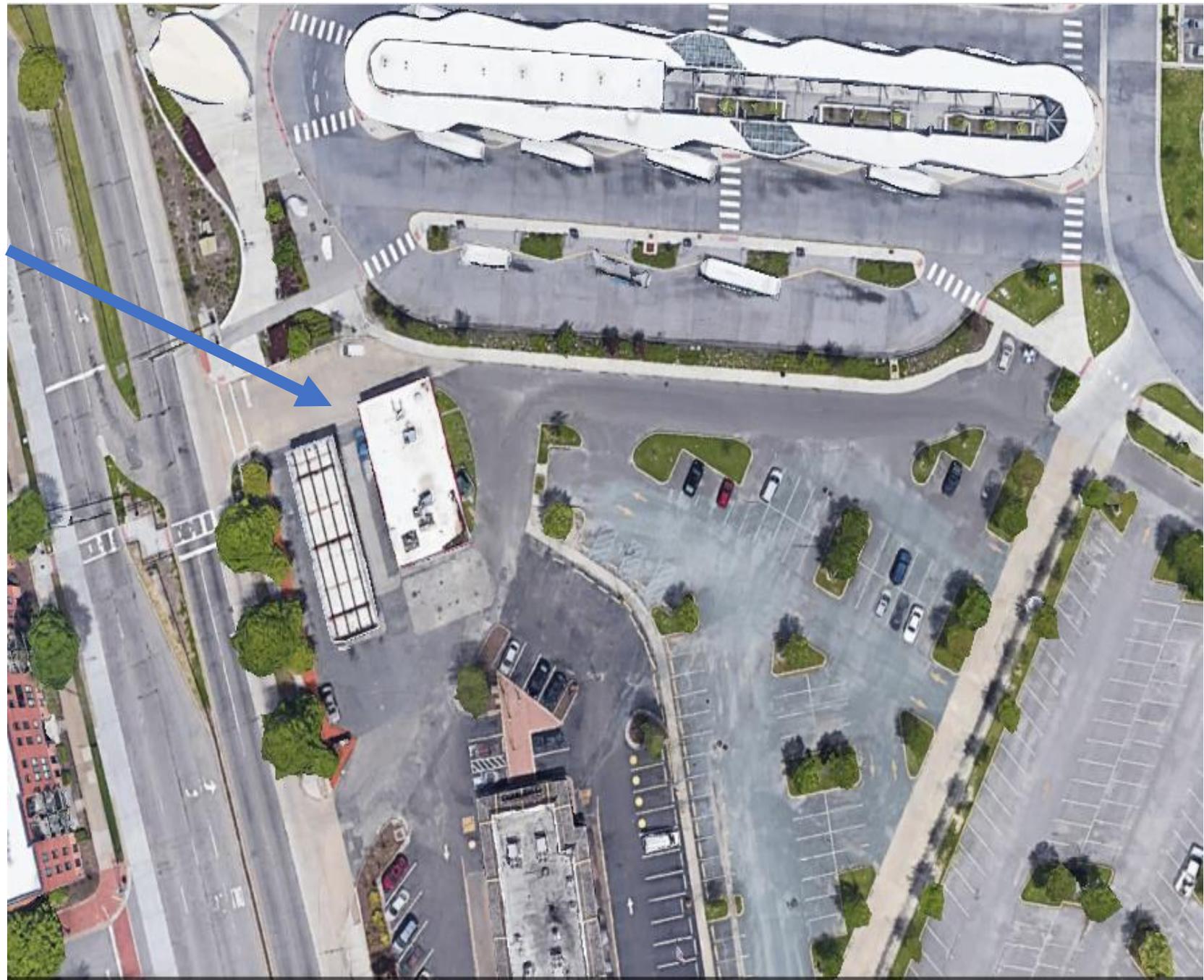
- 184 moves to date; mandatory relocations halted until October 2020

Demolition

- Preparing demolition specs; currently in site plan review
- Plan on demolishing One building by November needed for new pump station

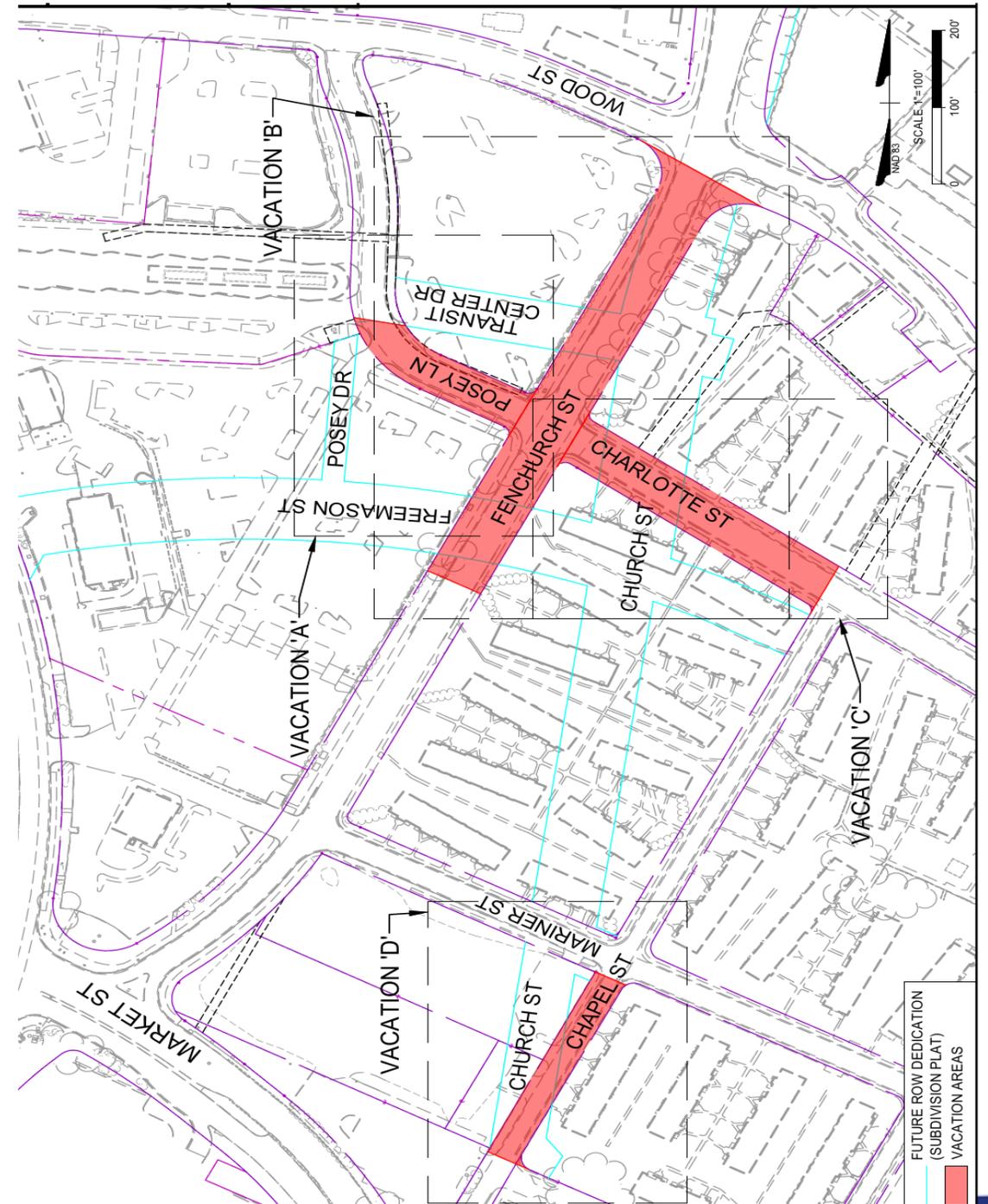
City Demolition

- Shell Station at 418 St. Paul's Boulevard
- Currently located at the future site of Block 18
- Demolition Scheduled to begin July 2020 (90 days)



Vacating the Right of Way (Street Closures)

- Title Work completed and being reviewed by Legal Department
- Planning preparing to present road closures associated with the Phase I Infrastructure Work to the Planning Commission on May 28th



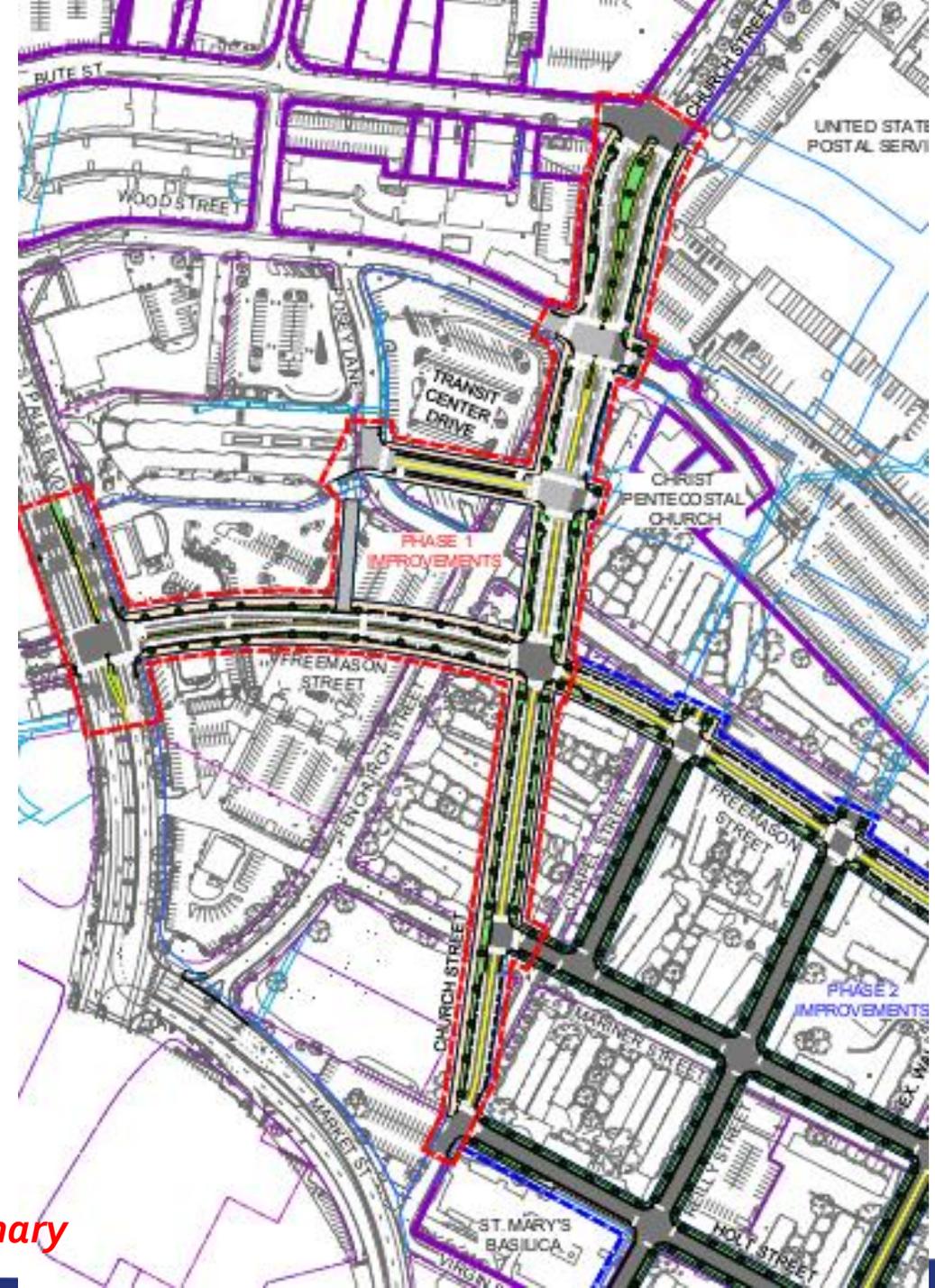
City Infrastructure

Pump Station

- Engineering Design work for the Pump Station progressing; City preparing to receive the site in October from NRHA to begin work

City Infrastructure

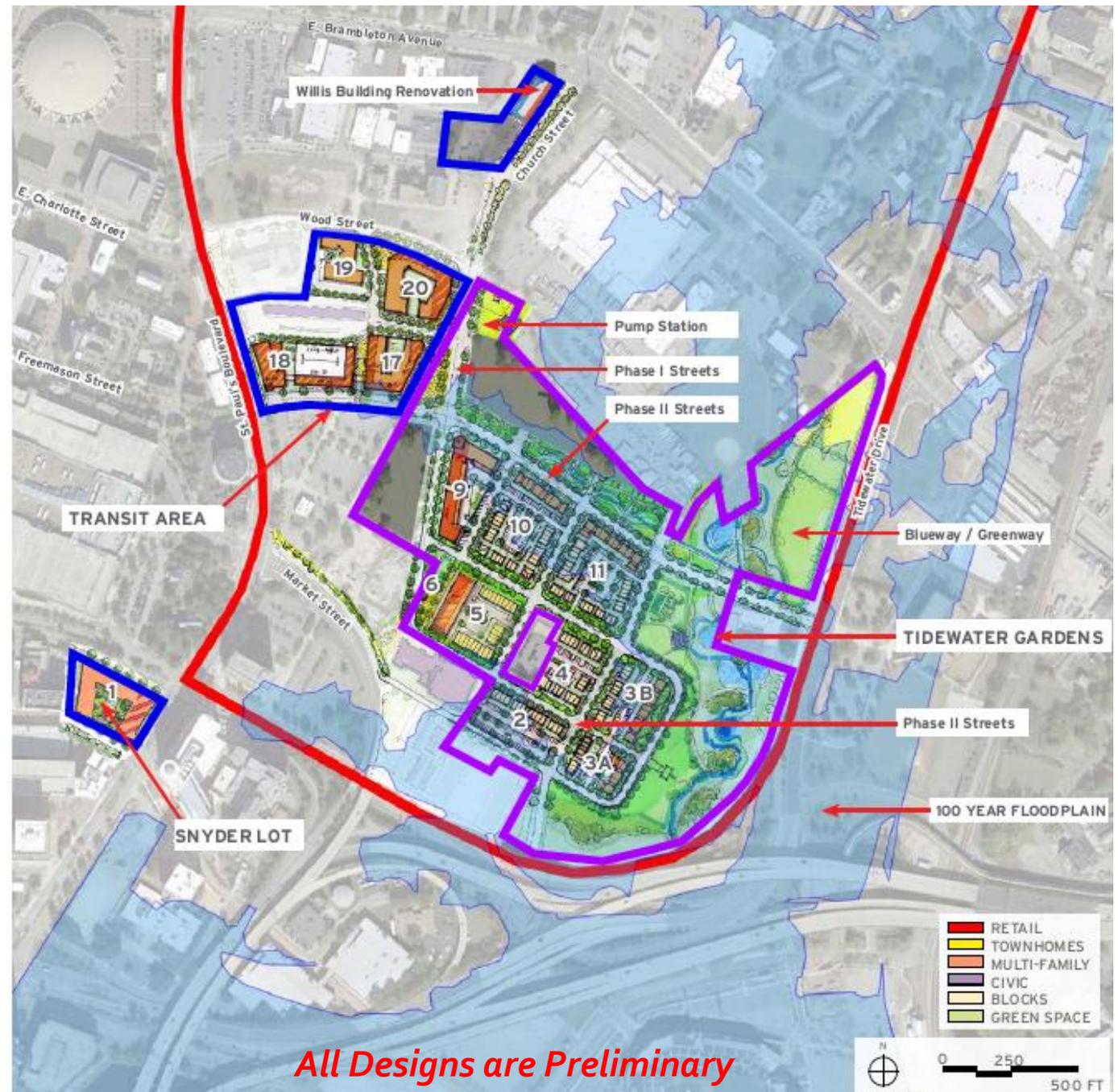
- 90% Design Plans for Phase I Infrastructure is projected to be complete by June 2020
- Phase I Infrastructure Construction projected to start August 2021 with Advertisement for Bid projected to start May 2021
- Design Plans for Phase II Infrastructure will begin in July (CDBG funding awarded)
- BUILD Grant – Submission on May 18
 - Phase 2 Project Cost = \$20.6M
 - BUILD Request is \$14.4M; City match of \$6.2M

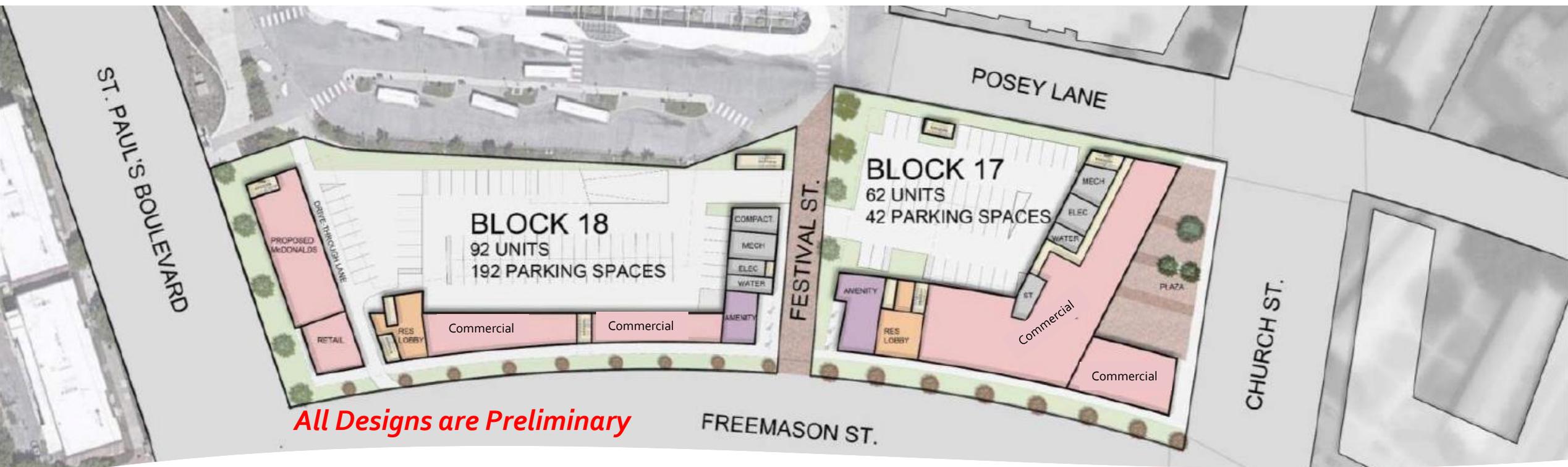


All Designs are Preliminary

Blue/Greenway Design

- Interviews for potential consultant/engineering teams took place in April with Public Works, Stormwater, Office of Resilience, and St. Paul's Transformation Office
- Public Works preparing to award and aiming to have consultant on-board within the next 2 weeks
- Next steps include public engagement and continued enhancement of the concept plan to include park amenities, landscaping, and maintenance consideration





Projected Schedule

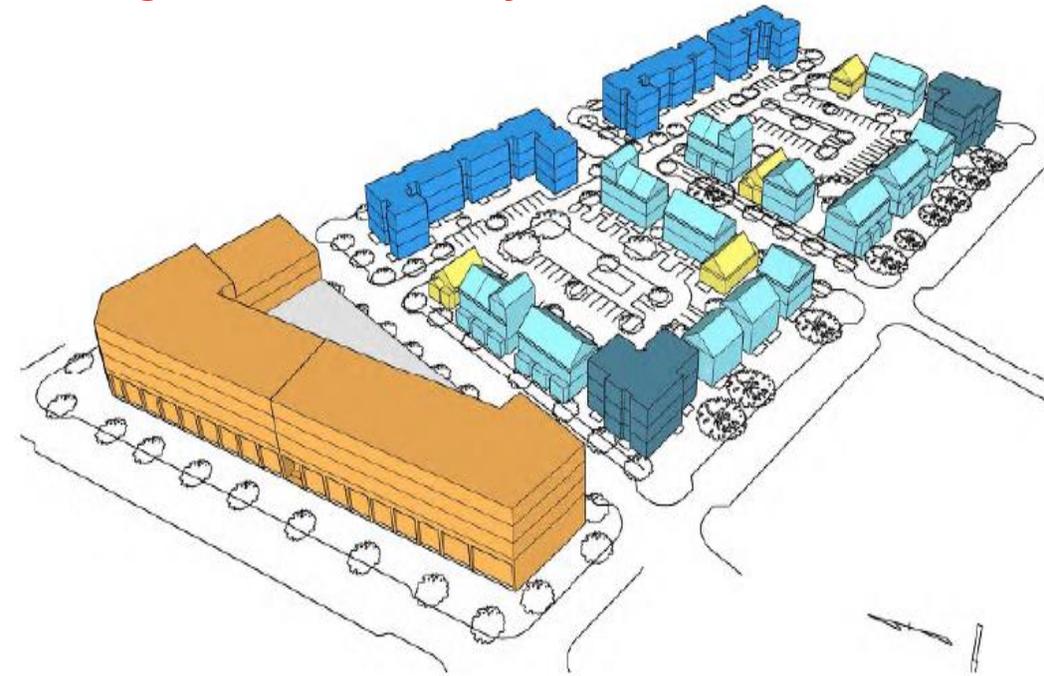
Block 17 & 18

- June: SPAC and Community Engagement
- July: Starting Review Process with ARB; City Planning Commission to follow
- October: City Council Presentation

TWG Blocks: Diversity in Building Types

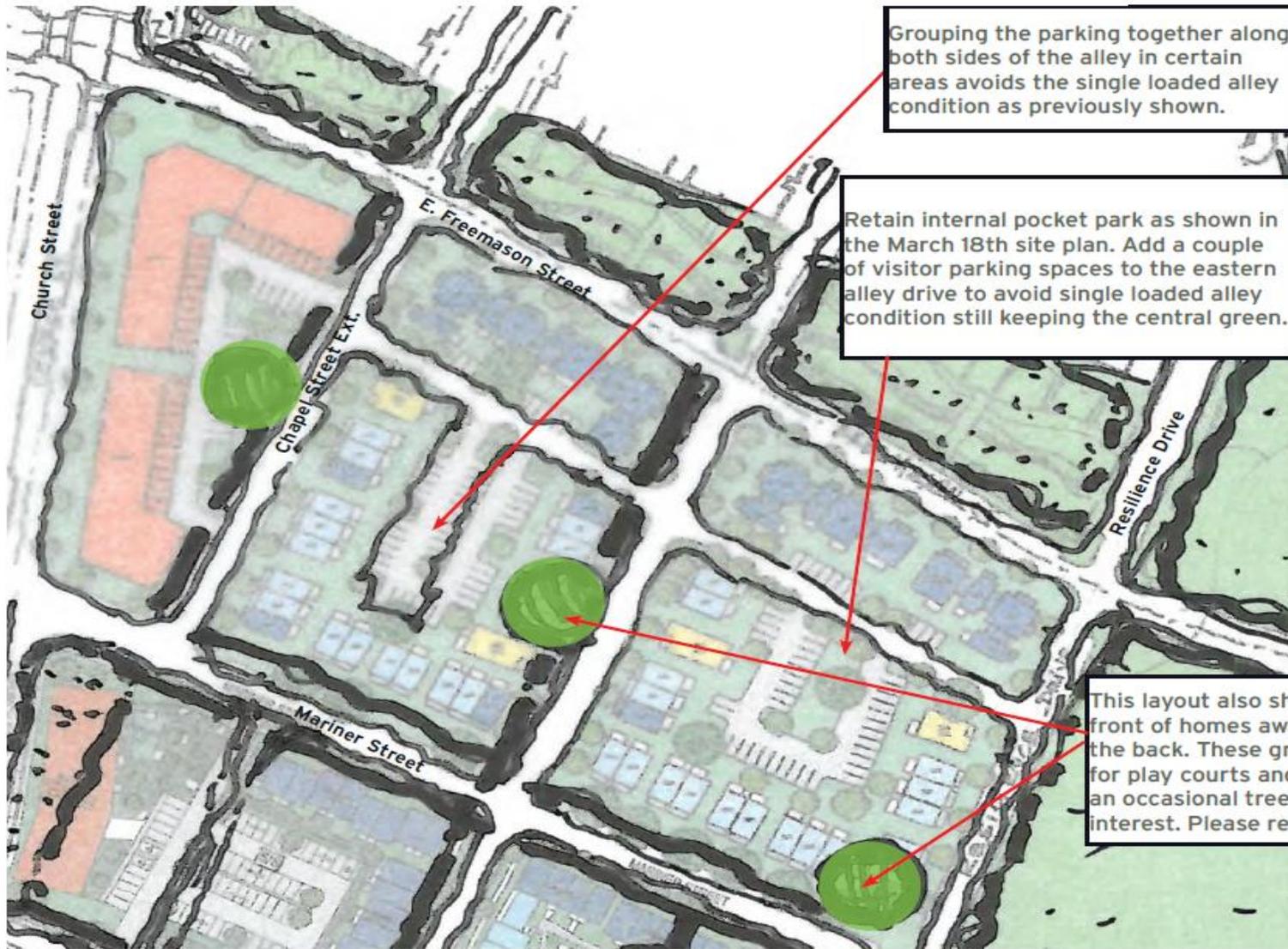
All Designs are Preliminary

- Variety of different housing types – Bungalows, Townhomes, Walk-Up Apartments, and Elevator Buildings
- Consideration given to front and back yards
- On-site and Street Parking
- Pocket Parks for small children strategically located for high visibility at various Blocks
- Multiple access routes to accommodate emergency vehicles



-  4 STORY ELEVATOR BUILDING WITH PARTIAL 3RD FLOOR
-  3 STORY WALK- UP APARTMENTS
-  3 STORY MANOR HOME APARTMENTS
-  2 TO 3 STORY TOWNHOMES
-  1 STORY ACCESSIBLE BUNGALOWS

POCKET PARK EXAMPLES: PROCESS SKETCHES



Grouping the parking together along both sides of the alley in certain areas avoids the single loaded alley condition as previously shown.

Retain internal pocket park as shown in the March 18th site plan. Add a couple of visitor parking spaces to the eastern alley drive to avoid single loaded alley condition still keeping the central green.

This layout also shows a few pedestrian green courts in front of homes away from the cars and service areas in the back. These green courts can provide opportunities for play courts and tot lots and also accommodate an occasional tree save that will add shade and visual interest. Please review and provide your thoughts.

 Potential Open Space



All Designs are Preliminary



Tidewater Gardens Relocation Dashboard - 5/15/2020

Resident Relocation Choices by Phase

Phases	Total Units	TPV Choice	LIPH/PBV Choice	Total Current Relocation Choices	Change from Prior Report
Phase 1	187	132	46	178	+1
Phase 2	262	80	36	116	+6
Phase 3	116	24	2	26	+2
Phase 4	53	8	4	12	0
Grand Total	618	244	88	332	+9

* Phase 1 = 178 + 5 prior move-outs + 2 deceased + 2 evictions = 187 total units

Residents Desire to Return to St. Paul's Area

Phases	Total Units	Total Choices	Total Residents Desire to Return	Percentage Residents Desire to Return	Change from Prior Report
Phase 1	187	178	76	42.70%	0
Phase 2	262	116	72	62.07%	+2
Phase 3	116	26	13	50.00%	+1
Phase 4	53	12	7	58.33%	0
Grand Total	618	332	168	50.60%	+3

Vacancy Statistics by Phase

Phases	Total Units	Total Vacant Units	Total Occupied Units	Percentage Vacant Units	Change from Prior Report
Phase 1	187	102	85	54.55%	+3
Phase 2	262	53	209	20.23%	+2
Phase 3	116	22	94	18.97%	0
Phase 4	53	13	40	24.53%	+1
Grand Total	618	190	428	30.74%	+6

People First Empowered by Urban Strategies, Inc. Case Management

Household Served by Phase	Change Prior Report	Service and Assessments	Total	Change from Prior Report	
Phase 1	176	0	Service linkages since August 1, 2019	365	+6
Phase 2	183	0	Total number of household assessments	361	0
Phase 3	59	0	Collaborative housing stability interven	48	+4
Phase 4	35	0			
Grand Total	453	0			

Reason for Vacancy

Reason for Vacancy	Total Count Vacancy Reason	Percentage by Move Out Reason
Unit Transfer	27	14%
Moved to HCV	100	53%
Moved to Project Based Housing	15	8%
Purchased Home	2	1%
Deceased	2	1%
Rented Elsewhere	27	14%
Moved Without Notice	2	1%
Moved Prior To Eviction/Termination	1	1%
Eviction	14	7%
Grand Total	190	100%

Changes from prior report +6

TPV - Tenant Protection Voucher
LIPH - Low Income Public Housing
PBV - Project Based Voucher

Relocation -Subsidy Type

Subsidy Type	Count by Relocation Subsidy Type	Percentage by Relocation Subsidy	Change from Prior Report
Moved Prior To Eviction/Termination	1	1%	0
Public Housing	27	14%	0
HCV-Regular Voucher	45	24%	0
HCV- NED Voucher	1	1%	0
HCV- Chesapeake	5	3%	0
HCV/PBV - St. Paul's	3	2%	0
HCV- Virginia Beach	4	2%	0
HCV- Newport News	1	1%	0
HCV-TPV Tidewater Phase 1	39	21%	0
HCV-Portsmouth	2	1%	+1
PBV-Grandy Revt	8	4%	0
PBV- Grandy Village VI	5	3%	0
RADPBV-Franklin	2	1%	0
Purchased Home	2	1%	0
Deceased	2	1%	0
Unknown -Rented Elsewhere	27	14%	0
Moved without Notice	2	1%	0
Eviction/Termination	14	7%	0
Grand Total	190	100%	+1

Relocation by Census Tract

HCV/Other

Census Tract	Count of Census Tract	Percentage by Census Tract
8 Merrimac Park, Commodore Park	1	1%
11 Glenwood Park	2	2%
12 Lochaven, Meadowbrook	2	2%
14 Wards Corner	1	1%
2.01 Ocean View	1	1%
20 Roland Park	1	1%
27 Park Place (West)	3	3%
29 Park Place (East)	2	2%
31 Fairmount Park	1	1%
32 Shoop Park	3	3%
33 Ballentine Place	1	1%
34 Lindenwood, Villa Heights	1	1%
35.01 Huntersville (East)	3	3%
42 Calvert Square, Church Street	3	3%
43 Brambleton (North)	5	5%
44 Broad Creek	1	1%
45 Middletown Arch	2	2%
46 Chesterfield Heights	1	1%
49 CBD, Freemason Harbor	2	2%
50 Berkley	4	4%
51 Campostella Heights	5	5%
56.02 Bayview (South), Forest Park	1	1%
57.01 Southern Shopping Center	4	4%
58 Rosemont, Oakwood	6	6%
59.01 Wellington Oaks, Norview	8	8%
59.02 Norvella Heights	1	1%
59.03 Fox Hall, Commerce Park	1	1%
61 Estabrook, Coleman Place	9	9%
64 Ingleside, Norfolk Square	3	3%
66.07 Bromley, Azalea Acres	2	2%
68 Lake Terrace	1	1%
69.01 Janaf, Military Circle	1	1%
70.01 Crown Point, Raby Road	2	2%
HCV- Chesapeake	5	5%
HCV- Newport News	1	1%
HCV- Portsmouth	2	2%
HCV- Virginia Beach	5	5%
Unknown	3	3%
Grand Total	100	100%
Change from prior report	+3	

Areas of Opportunity

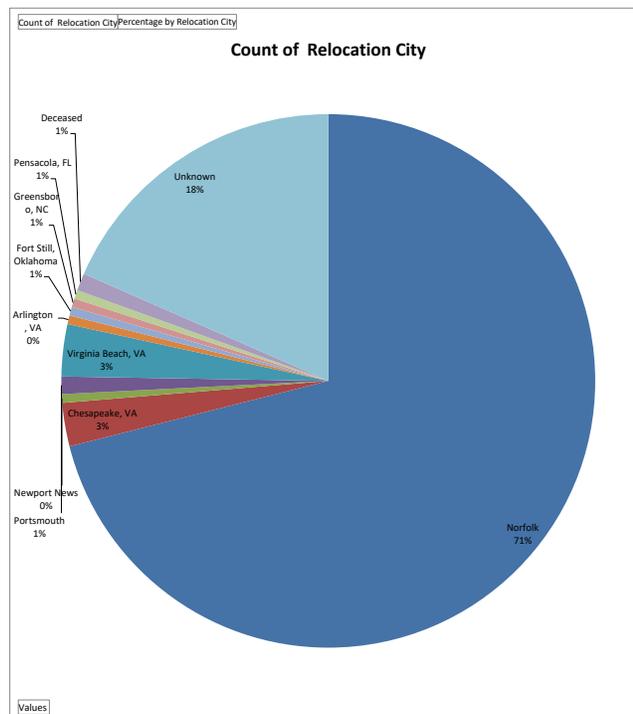
	Count	Rate
* < 62% mi concentration and <40% poverty	22	22.00%
<40% poverty	68	68%
<20% poverty	35	35%

Relocation City	Count of Relocation City	Percentage by Relocation City
Norfolk	135	71%
Chesapeake, VA	5	3%
Newport News	1	1%
Portsmouth	2	1%
Virginia Beach, VA	6	3%
Arlington, VA	1	1%
Fort Still, Oklahoma	1	1%
Greensboro, NC	1	1%
Pensacola, FL	1	1%
Deceased	2	1%
Unknown	35	18%
Grand Total	190	100%

Change from prior report +6
 Highlighted area denotes relocation cities outside of Hampton Roads Area

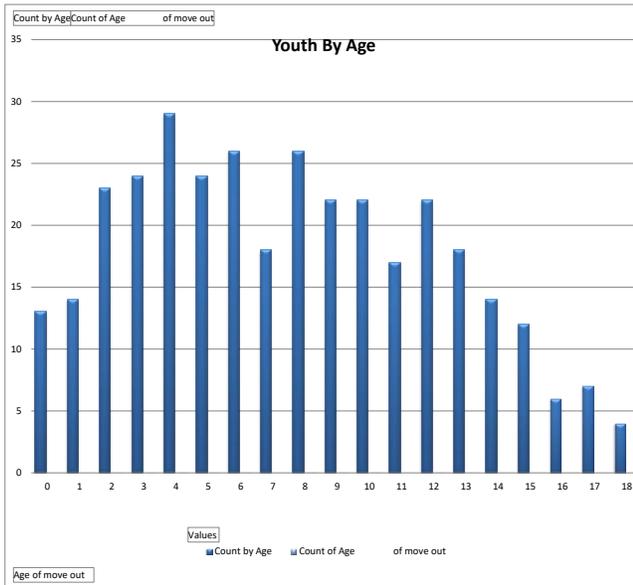
LIPH/PBV

Census Tract	Count of Census Tract	Percentage by Census Tract	Change from Prior Report
41 Young Terrace, Church Street- Youn	6	7%	3
42 Calvert Square, Church Street - Calv	12	13%	0
43 Brambleton (North) Moton- Franklin	2	2%	0
46 Chesterfield Heights- PBV- Grandy '	5	6%	0
46 Chesterfield Heights- RADPBV Gra	8	9%	0
48 Tidewater Gardens- Tidewater	1	1%	0
50 Berkley - Sykes	1	1%	0
51 Campostella Heights- Oakleaf	6	7%	0
69.01 Janaf, Military Circle- Bobbit	1	1%	0
Deceased	2	2%	0
Eviction/Termination	15	17%	0
Moved without Notice	2	2%	0
Purchased Home	2	2%	0
Unknown -Rented Elsewhere	27	30%	0
Grand Total	90	100%	0
			+3



Tidewater Youth Demographic Relocation

Age of Youth	Count by Age	Count of Age of move out
0	13	4%
1	14	4%
2	23	7%
3	24	7%
4	29	9%
5	24	7%
6	26	8%
7	18	5%
8	26	8%
9	22	6%
10	22	6%
11	17	5%
12	22	6%
13	18	5%
14	14	4%
15	12	4%
16	6	2%
17	7	2%
18	4	1%
Grand Total	341	100%



Changes from prior report +7

Relocation of Youth Census Tract - HCV/Other

Census Tract	Number of Children Relocated to area	Percentage of Children Relocated
8 Merrimac Park, Commodore Park	5	3%
11 Glenwood Park	4	2%
12 Lochaven, Meadowbrook	2	1%
14 Wards Corner	3	2%
2.01 Ocean View	1	1%
20 Roland Park	3	2%
27 Park Place (West)	4	2%
29 Park Place (East)	5	3%
31 Fairmount Park	2	1%
32 Shoop Park	8	4%
33 Ballentine Place	2	1%
34 Lindenwood, Villa Heights	2	1%
35.01 Huntersville (East)	3	2%
42 Calvert Square, Church Street	3	2%
43 Brambleton (North)	13	7%
44 Broad Creek	2	1%
45 Middletown Arch	6	3%
46 Chesterfield Heights	3	2%
49 CBD, Freemason Harbor	3	2%
50 Berkley	7	4%
51 Campostella Heights	8	4%
56.02 Bayview (South), Forest Park	1	1%
57.01 Southern Shopping Center	4	2%
58 Rosemont, Oakwood	12	6%
59.01 Wellington Oaks, Norview	22	11%
59.02 Norvella Heights	1	1%
59.03 Fox Hall, Commerce Park	1	1%
61 Estabrook, Coleman Place	11	6%
64 Ingleside, Norfolk Square	3	2%
66.07 Bromley, Azalea Acres	10	5%
68 Lake Terrace	1	1%
69.01 Janaf, Military Circle	4	2%
70.01 Crown Point, Raby Road	2	1%
HCV- Chesapeake	10	5%
HCV- Virginia Beach	9	5%
HCV- Newport News	0	0%
HCV- Portsmouth	5	3%
Unknown	13	7%
Grand Total	198	100%

Changes from prior report +4

Relocation of Youth by Census Tract - LIPH/PBV

Census Tract	Number of Children Relocated to Area	Percentage of Children Relocated
41 Young Terrace, Church Street- Youn	6	4%
42 Calvert Square, Church Street - Calv	6	4%
43 Brambleton (North) Moton- Franklin	0	0%
46 Chesterfield Heights- PBV- Grandy '	15	11%
46 Chesterfield Heights- RADPBV Gra	20	14%
48 Tidewater Gardens- Tidewater	0	0%
50 Berkley - Sykes	0	0%
51 Campostella Heights- Oakleaf	12	9%
69.01 Janaf, Military Circle- Bobbit	0	0%
Deceased	0	0%
Eviction/Termination	27	19%
Moved without Notice	4	3%
Purchased Home	2	1%
Unknown -Rented Elsewhere	48	34%
Grand Total	140	100%

Changes from prior report +3