FY2025 ACTION PLAN QUICK GLANCE

AVAILABLE RESOURCES

COMMUNITY DEVELOPMENT BLOCK GRANT:	**$542,295.00**
HOME INVESTMENT PARTNERSHIP:	**$529,632.00**

ANNUAL GOALS AND OBJECTIVES

PROVIDE SAFE, DECENT, AND AFFORDABLE HOUSING

HOMEOWNER HOUSING UNITS ADDED (NEW CONSTRUCTION)	**4+ UNITS**
HOMEOWNER HOUSING REHABILITATED	**5-8 UNITS**

IMPROVE INFRASTRUCTURE AND ENCOURAGE ECONOMIC DEVELOPMENT

INFRASTRUCTURE IMPROVEMENTS IN THE EASTOWN AREA ($331,529 IN INFRASTRUCTURE IMPROVEMENTS)

ECONOMIC DEVELOPMENT INCENTIVE PROJECT

IMPROVE LIVELIHOOD THROUGH PUBLIC SERVICE GRANTS

HOMELESSNESS REPORTING AND PREVENTION	**200 PEOPLE**

PROJECTS

CDBG PROGRAM	**$542,295.00**
INFRASTRUCTURE IMPROVEMENTS IN NID IV	**$365,836.00**

Funding to improve infrastructure conditions in the Eastown Neighborhood. The primary focus of this year's funding will be on sidewalk projects to improve connectivity to neighborhood

amenities, however stormwater and sanitary sewer improvements may also be identified by Public Works.

COORDINADED ENTRY PROGRAM	**$ 50,000.00**

Coordinated Entry is a point of contact assessment of the homeless or those in danger of becoming homeless. Clients are referred to the appropriate services through the Homeless Coalition.

HOMELESS COALITION HMIS FUNDING	**$ 17,000.00**

Funding provided to the Homeless Coalition for use of HMIS, a homelessness database required by the Department of Housing and Urban Development

ADMINISTRATION AND PLANNING	**$ 108,459.00**

Pro-rata share of salary and benefits of Planning/ Community Development staff plus overhead including supplies, rent, etc. Also includes $2,500 of funding for the Community Housing Resource Board.

HOME INVESTMENT PARTNERSHIPS PROGRAM $529,632.39

CHDO ACTIVITIES	**$476,669.15**

A Community Housing Development Organization will act as the owner and developer of properties to be newly constructed or rehabilitated for homebuyers.

PROGRAM ADMINISTRATION ACTIVITIES	**$ 52,963.20**

Pro-rata share of Planning/ Community Development staff and overhead.



City of Joplin, Missouri
Community Development Block Grant
And HOME Partnership
Investment Program

2025 – 2029 Consolidated Plan

&

FY2025 ACTION PLAN

OMB Control No: 2506-0117 (exp. 09/30/2021)

Executive Summary

ES-05 Executive Summary – 24 CFR 91.200(c), 91.220(b)

1. Introduction

The 2025-2029 Consolidated Plan for the City of Joplin, Missouri develops the goals and needs that will guide the City over the course of the next five years. Through needs and market analyses and strategic and action planning, the City developed these needs and goals and also created the FY2025 Action Plan.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

The Consolidated Plan templates the City of Joplin vision and sets the goals for the next five years. Through analysis of data provided by the Department of Housing and Urban Development three major needs were identified. These are as follows:

- Provide safe, decent affordable housing
- Improve Infrastructure and Encourage Economic Development
- Improve Livelihood through Public Service Activities

All of the programs we fund or activities we develop with CDBG and HOME assistance relate to these three goals. The activities to achieve the goals are explained in further detail below, which is the one year Action Plan. The primary objective of the 2025-2029 Consolidated Plan are consistent with the previous Consolidated Plan as needs relating to these objective are still significant since the formulation and adoption of the 2020 – 2024 Consolidated Plan.

3. Evaluation of past performance

All programs funded with CDBG and HOME are monitored by City staff and by HUD to ensure compliance. Since the last Consolidated Plan the Entitlement Program has been monitored twice by HUD and reviewed by the City Audit three out of five years with no findings. Problems identified in the Consolidated Annual Performance Evaluation Report have been addressed, and the Entitlement Program of Community Development Division is working to incorporate improvements identified by FHEO with respect to limited English proficiency speakers. The city's past programs have focused on community needs that continue to exist including aging housing and infrastructure, neighborhood and public improvements. Since the period of the last Consolidated Plan the City has made significant progress to expand Community Housing Development Organization (CHDO) capacity, improved public service grant delivery, and continues to formulate a long-term neighborhood plan approach for target areas, particularly multi-year planning for infrastructure projects in target neighborhood.

4. Summary of citizen participation process and consultation process

- Two public meetings (December 19, 2024 at The Minnie Hackney Community Center, February 10th at the virtual meeting of the Homeless Coalition (CoC) with in person attendance option provided at City Hall.
- Two 30 day public comment periods December 20th, 2014 – January 19th, 2025 and February 11th – March 13th, 2025.
- Community Housing Resource Board, September 10th, 2024;
- Homeless Coalition (CoC) – February 10, 2025
- Joplin HOME Consortium Meeting – May 21st, 2024
- City Council – April 21, 2025 – Approval Resolution

5. Summary of public comments

Public comments received expressed the need for more affordable housing and a concurrence with the planned allocation of funds.

6. Summary of comments or views not accepted and the reasons for not accepting them

None

7. Summary

The Process

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	JOPLIN	Planning, Development and Neighborhood Services
HOME Administrator	JOPLIN	Planning, Development and Neighborhood Services

Table 1 – Responsible Agencies

Narrative

The City of Joplin's Planning Development and Neighborhood Services Department is responsible for preparing the Consolidated Plan. The City of Joplin's entitlement funding consists of the Community Development Block Grant (CDBG), which is administered by the Planning Development and Neighborhood Services Department. All CDBG programs are administered by the department director and managed by the Community Development Planner. The Joplin HOME Consortium consists of 10 members and the City of Joplin is the Participating Jurisdiction.

Consolidated Plan Public Contact Information

Mr. Troy Bolander
Director of Planning Development and Neighborhood Services
602 S Main Street
Joplin, MO 64804
(417) 624-0820
tbolande@joplinmo.org

PR-10 Consultation - 91.100, 91.110, 91.200(b), 91.300(b), 91.215(l) and 91.315(l)

1. Introduction

Consultation on the development of the plan began in May of 2024 with the Consortium members as part of the Consortium renewal. Online consultation is needed component that the program has been working on implementing and Spanish language translation is being implemented to reach the largest group of limited English proficiency. Tradition consultation was achieved through a variety of strategies, including public hearings, direct correspondence and meetings with stakeholders, including special needs providers through the Homeless Coalition and One Joplin. Efforts were made to contact appropriate parties and obtain thorough input. These consultations, anticipated funding and in conjunction with participation from citizens, provided the plan direction and scope**.**

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

As part of a recently completed Homelessness Strategic Plan, The City has identified the need, and funded an outside position for a Homelessness Program Director. The intent of this position is specifically to enhance coordination between providers and enhance delivery of the system of care. A system of care team of the plan working group identified specific targets the program director may help facilitate, and be most impactful. Some of these goals are a maintain inventory of available housing, either developed locally or through online resources such as padmission.com, a landlord incentive program, better information share and service coordination through centralized information systems, exploring new program implementation such as coordinated discharge form health providers, a special needs court and a community dashboard to better inform the community on ongoing program implementation. Further the City does coordinate with the Joplin's Public Housing Authority is a separate entity who develops their own plans and receives their own funding. However, the City does utilize the Housing Authority as a valuable resource in developing plans and identifying at-need populations. Targeted coordination is implemented through means of enhancing institutional structure though coalitions and systems of referral.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

As part of a recently completed Homelessness Strategic Plan, the City is exploring expanding HMIS implementation among more agencies and other information platforms. The City of Joplin already assists the area's Homeless Coalition with the administration of their HMIS system through

reimbursement through an annual public service grant. There is currently an insufficiently resourced strategy for unaccompanied youth, and it is a goal to develop a strategy during the period of this plan. In the development of the Consolidated Plan, we met with Homeless Coalition members to discuss the homeless needs of the area. The Homeless Coalition provides regular reports to the City of Joplin. The by-name list for veterans is handled through Housing Connect (Coordinated Entry).

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

The City of Joplin serves as an environmental oversight body for all of the Continuum of Care Organizations Operating in our area; the City does not have any control over the allocation of ESG funds but does participate in the formulation of policy and procedure for ESG. The City does provide CDBG funds towards the reimbursement of the Homeless Coalition's HMIS usage. The system allows the Coalition to identify the shortfalls in our service of homeless populations. The homeless coalition did recently update the MOA with the HMIS lead to better define roles and responsibilities with respect to HMIS, and set targets for additional HMIS support if funding can be secured.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

1	**Agency/Group/Organization**	ECONOMIC SECURITY CORPORATION OF THE SOUTHWEST AREA
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Employment Service-Fair Housing Publicly Funded Institution/System of Care Regional organization Planning organization

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Economic Security Corporation of the Southwest Area provides a number of services to the Joplin Consortium Area. They preside over the area's Homeless Coalition, are a CHDO, and they provide a number of other services to low-income individuals. ESC was consulted throughout the process in order to develop a better plan in regards to housing and homelessness strategies.
2	**Agency/Group/Organization**	JOPLIN AREA HABITAT FOR HUMANITY
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Joplin Area Habitat for Humanity is a valuable housing resource for the City of Joplin; the City has partnered with them numerous times in the past to provide housing opportunities for low-moderate income families. With their housing expertise, JAHFH was consulted in regards to housing needs of the area specifically. They provided guidance on housing and market needs.
3	**Agency/Group/Organization**	One Joplin
	Agency/Group/Organization Type	Regional organization Planning organization Coalition

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	One Joplin is a coalition, collaborative effort to bring together service agencies from across the Joplin Area. The effort currently has three work groups, which focus on health, human services, and poverty. The City has representatives on all three teams, but the Community Development Division works primarily with the Poverty work team. The Poverty team has afforded the opportunity to discuss and design methods to "move the needle" on poverty. The group has provided input on the proposed Action Plan, and will continue to help guide program resources where they are needed.
4	**Agency/Group/Organization**	Community Housing Resource Board
	Agency/Group/Organization Type	Housing PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Community Housing Resource Board serves as a Fair Housing outreach and advocacy group within the City of Joplin. Their input is valuable in identifying housing need areas and needed policy changes. The group will be especially important as the City begins the Assessment of Fair Housing Process in the 2017 Program Year.

5	**Agency/Group/Organization**	Legal Aid of Western Missouri - Joplin Office
	Agency/Group/Organization Type	Services-Persons with Disabilities Services-homeless Service-Fair Housing Regional organization LMI Legal Services
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Legal Aid of Western Missouri has entered into agreement to provide legal services to non-profit housing organizations to further affordable housing. Legal Aid also is working with One Joplin and the City on Landlord/Tenant education.
6	**Agency/Group/Organization**	US Ignite, INC
	Agency/Group/Organization Type	Services - Broadband Internet Service Providers
	What section of the Plan was addressed by Consultation?	Market Analysis Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City of Joplin is a member of US Ignite as part of the Smart Cities resiliency program. Currently the City is conducting a broadband gap analysis as part of this partnership. Link to surveys are on the Joplin Website https://www.joplinmo.org/1124/Smarter-Joplin. Smarter Joplin is also part of the resiliency component of the Disaster Recovery Program.
7	**Agency/Group/Organization**	Joplin Economic Housing Development Initiative
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Service-Fair Housing Regional organization Community Housing Development Organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Lead-based Paint Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Currently the most active CHDO in the Consortium and was key to planning to meet expenditure needs for the Consortium.
8	**Agency/Group/Organization**	Missouri State Public Defender's Office
	Agency/Group/Organization Type	Regional organization LMI Legal Services
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The agency attended the CoC meeting to coordinate services with the CoC and provide a presentation
9	**Agency/Group/Organization**	Missouri Department of Mental Health
	Agency/Group/Organization Type	Housing Services - Housing Services-Behavioral Heath Services-Elderly Persons Service-Veterans Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Member of the Homeless Coalition and primary provider of shelter care+

10	**Agency/Group/Organization**	Veterans Administration
	Agency/Group/Organization Type	Housing Services - Housing Services-Veterans Services-Elderly Persons Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis Lead-based Paint Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended the CoC meeting
11	**Agency/Group/Organization**	Ozark Center
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Ozark Center provides a key role in the CoC providing healthcare including behavioral health.

12	**Agency/Group/Organization**	Catholic Charities
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Service-Fair Housing Services- Homelessness
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended the CoC meeting
13	**Agency/Group/Organization**	Souls Harbor
	Agency/Group/Organization Type	Homeless Shelter
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended the CoC meeting
14	**Agency/Group/Organization**	Children's Haven
	Agency/Group/Organization Type	Housing PHA
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Homelessness Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended the CoC meeting
15	**Agency/Group/Organization**	Joplin Schools
	Agency/Group/Organization Type	Educational institution
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended CoC meeting and participated in system of care sub-team of Homelessness Strategic Plan
16	**Agency/Group/Organization**	Jasper County PHA
	Agency/Group/Organization Type	Housing Services - Housing Services-Elderly Persons Services-homeless Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Jasper county PHA regularly attends CoC meetings, is a member of CHRB (Fair Housing Organization)
	Agency/Group/Organization	Salvation Army

17	**Agency/Group/Organization Type**	Services - Housing Services-Children Services-homelessness
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Salvation Army attends the CoC meetings
18	**Agency/Group/Organization**	Institute for Community Alliances
	Agency/Group/Organization Type	Services-homelessness
	What section of the Plan was addressed by Consultation?	Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The agency is the HMIS Lead for the CoC and attended the meeting, as well as provided data for the consolidated plan
19	**Agency/Group/Organization**	Vita Nova Village
	Agency/Group/Organization Type	Services - Housing Services-Job Training Service-Homelessness
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homelessness Needs - Veterans
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended the CoC meeting
	Agency/Group/Organization	Access Family Care

20	**Agency/Group/Organization Type**	Services - Healthcare Services-Veterans Services-Elderly Persons Service-Fair Housing Regional organization
	What section of the Plan was addressed by Consultation?	Homelessness Plan Anti-Poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attended the CoC meeting
21	**Agency/Group/Organization**	Joplin Job Center
	Agency/Group/Organization Type	Services – Job Training Services-Youth
	What section of the Plan was addressed by Consultation?	Market Analysis
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The principle provider of LMI job training in the area, hope to coordinate in the future
22	**Agency/Group/Organization**	Mercy Hospital
	Agency/Group/Organization Type	Services – Healthcare
	What section of the Plan was addressed by Consultation?	Market Analysis Anti-Poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	One of two primary healthcare provider networks, and attended the CoC meeting

Table 2 – Agencies, groups, organizations who participated

Identify any Agency Types not consulted and provide rationale for not consulting

Agencies such as Jasper County are not explicitly listed but are still represented and consulted through participation in the HOME Consortium and meeting.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Jasper/Newton County Continuum of Care	Economic Security Corporation of SW Area – Collaborative Applicant	Consistent
Joplin 2012 Comprehensive Plan	The City of Joplin	Consistent
Joplin Preservation Plan	The City of Joplin	Consistent
2024 Homelessness Strategic Plan	The City of Joplin	Consistent

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))

Coordination and cooperation with local jurisdictions are primarily through the Joplin HOME Consortium. Recently Consortium members have assisted in site selection for HOME funded housing within their jurisdictions. The Consortium met in the formulation of this plan to recertify the Consortium for the next three years and review progress.

Narrative

The City of Joplin Engineering department is responsible for floodplain management with the Director of Engineering being the designated floodplain manager. Currently the department has completed a multi-year flood plain FIRM update in coordination with MO DNR and has identified eight flood control projects to be completed in the next 10 years.

Further the Emergency Management Department of the City of Joplin is responsible for response and resiliency to disasters. Feedback and regional consultation is regularly conducted through partnerships and committees such and the Local Emergency Planning Committee, the

Jasper/Newton County Emergency Healthcare Coalition, the Community Organizations Active in Disaster Coalition, and the Four Corners Emergency management group form all four states in this region. Public education and training are provided by the department to improve local resiliency to disasters and are regularly located in LMI areas. https://www.joplinmo.org/221/Plan-Prepare

PR-15 Citizen Participation - 91.105, 91.115, 91.200(c) and 91.300(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation
Summarize citizen participation process and how it impacted goal-setting

Currently the City of Joplin solicits feedback from the public in accordance with the Citizen Participation plan including two public meetings, two comment periods, Council meetings, newspaper adds and internet outreach. Further stakeholder engagement is held with discussion with current participant and subrecipients in the program reviewing program performance. Community Development activities funded by Housing and Urban Development are also included in the framework for discussion for any activities taking place in target areas identified in current action plans. For example, Historic Preservation efforts such as nomination of National Register Districts in LMI neighborhoods involve public engagement with respect to ongoing Community Development efforts and not solely those related to Historic Preservation.

In the intent that public meetings might have a more targeted minority outreach, the Minnie Hackney Community Service Center was selected as a location for the first public meeting. This meeting was held prior to Executive Order 141773.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Newspaper	Non-targeted	Advertisement to encourage public attendance at public meetings. Resulted in no attendance other than participating non-profits	none		http://www.joplinglobe.com/
2	Internet Outreach	Non-Targeted				https://www.joplinmo.org/992/HUD-Documents-and-Program-Applications
2	Public meeting	Targeted/Homelessness Providers/Minority Populations		Concurrence with allocations and need for housing		

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The Needs Assessment section of the City of Joplin Consolidated Plan provides information on the housing needs and problems of residents of various income levels in the consortium area. This section also addresses the needs of those who are homeless; residents with special needs and non-housing community development needs. What activities are to be funded will be determined through needs identified and eligibility of activities.

The Needs Assessment used data that was prepopulated in IDIS by HUD; however due to missing data substantial updates were completed by Community Development using census data. The Community Housing Assessment Survey is a required dataset for baseline comparisons as part of the Consolidated Plan process.

Rental Tenure - Supply/Rent Asked Dynamic Chart					
Rent Asked	2010 Percent of units	Rent Asked Percent Change 2010 - 2020	2020 Percent of units	Rent Asked Percent Change 2020 - 2023	2023 Percent of Units
Less than $100	1%	-100%	0%	0%	0%
$100 to $149	2%	-100%	0%	0%	5%
$150 to $199	2%	-100%	0%	0%	0%
$200 to $249	1%	133%	2%	-67%	1%
$250 to $299	22%	-97%	1%	358%	6%
$300 to $349	17%	-95%	2%	331%	8%
$350 to $399	9%	6%	16%	-23%	14%
$400 to $449	12%	-70%	6%	75%	12%
$450 to $499	16%	-68%	8%	-56%	4%
$500 to $549	7%	-43%	7%	-49%	4%
$550 to $599	5%	107%	18%	-60%	8%
$600 to $649	0%	0%	8%	-51%	5%
$650 to $699	0%	0%	0%	0%	13%
$700 to $749	0%	0%	0%	820%	5%
$750 to $799	2%	550%	20%	-69%	7%
$800 to $899	1%	-100%	0%	0%	3%
$900 to $999	1%	-100%	0%	0%	3%
$1,000 to $1,249	0%	0%	3%	-100%	0%
$1,250 to $1,499	2%	-100%	0%	0%	3%
$1,500 to $1,999	0%	0%	3%	-100%	0%
$2,000 to $2,499	none	0%	5%	-100%	0%
$2,500 to $2,999	none	0%	0%	0%	0%
$3,000 to $3,499	none	0%	0%	0%	0%
$3,500 or more	none	0%	none	0%	0%

NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

The 2021 Comprehensive Housing Study accurately projected population and housing needs based on 2023 data. Current housing analysis was conducted using the most recently available data. *CHAS Data is a multi-source sample used to calculate certain metrics such as housing conditions. It should not be confused as a census of housing condition, and instead a trend indicator when compared to base year.

Joplin, MO MSA	2010	2020	2023	% Change 2010 - 2020	% Change 2020 - 2023
Population	175518	181409	204787	3%	13%
Households	66336	68584	83470	3%	22%
Median income	$ 30,613.00	$ 50,244.00	$ 57,887.00	64%	15%
Median income/inflation adjusted	$ 42,265.99	$ 58,268.17	$ 57,887.00	38%	-1%
Mean income	$ 51,813.00	$ 67,373.00	$ 84,081.00	30%	25%
Mean income/inflation adjusted	$ 71,535.88	$ 78,132.74	$ 84,081.00	9%	8%

Joplin Only	2010	2020	2023	% Change 2010 - 2020	% Change 2020 - 2023
Population	50150	51762	52218	3%	1%
Households	20339	21012	22153	3%	5%
Median income	$ 36,884.00	$ 45,091.00	$ 51,154.00	22%	13%
Median income/inflation adjusted	$ 50,924.08	$ 52,292.21	$ 51,154.00	3%	-2%
Mean income	$ 51,417.00	$ 63,460.00	$ 70,545.00	23%	11%
Mean income/inflation adjusted	$ 70,989.14	$ 73,594.82	$ 70,545.00	4%	-4%

Table 5 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2016-2020 ACS, (Most Recent base Year) 2023 ACS, BLS CPI-U adjusted

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	5,326	5,350	7,986	5,109	23,765
Small Family Households	1,443	1,327	2,889	2,155	12,308
Large Family Households	313	569	541	501	1,972
Household contains at least one person 62-74 years of age	1,164	1,012	1,763	1,270	4,878
Household contains at least one person age 75 or older	593	1,462	1,388	471	2,314
Households with one or more children 6 years old or younger	772	1,083	1,567	688	3,272

Table 6 - Total Households Table. Data Source 2016-2020 CHAS

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	10	139	99	29	277	39	49	150	0	238
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	25	30	0	45	100	0	0	0	4	4
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	44	410	35	79	568	15	24	35	88	162
Housing cost burden greater than 50% of income (and none of the above problems)	2,036	752	170	4	2,962	862	265	122	65	1,314

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	410	1,138	1,431	198	3,177	299	524	807	267	1,897
Zero/negative Income (and none of the above problems)	309	0	0	0	309	275	0	0	0	275

Table 7 – Housing Problems Table

Data Source: 2016-2020 CHAS

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	2,111	1,338	304	159	3,912	917	339	307	157	1,720
Having none of four housing problems	1,518	1,652	3,385	1,565	8,120	767	2,024	4,007	3,230	10,028
Household has negative income, but none of the other housing problems	0	0	0	0	0	0	0	0	0	0

Table 8 – Housing Problems 2

Data Source: 2016-2020 CHAS

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	881	880	527	2,288	303	264	379	946
Large Related	210	385	169	764	63	30	38	131
Elderly	451	543	528	1,522	561	420	377	1,358
Other	970	586	493	2,049	258	112	226	596
Total need by income	2,512	2,394	1,717	6,623	1,185	826	1,020	3,031

Table 9 – Cost Burden > 30%

Data Source: 2016-2020 CHAS

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	0	0	328	328	198	49	0	247
Large Related	0	0	85	85	59	15	0	74
Elderly	277	270	80	627	433	179	64	676
Other	0	881	278	1,159	199	0	0	199
Total need by income	277	1,151	771	2,199	889	243	64	1,196

Table 10 – Cost Burden > 50%

Data Source: 2016-2020 CHAS

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	54	405	35	114	608	15	24	35	77	151
Multiple, unrelated family households	0	35	0	10	45	0	0	0	15	15
Other, non-family households	15	0	0	0	15	0	0	0	0	0
Total need by income	69	440	35	124	668	15	24	35	92	166

Table 11 – Crowding Information

Data Source: 2016-2020 CHAS

Describe the number and type of single person households in need of housing assistance.

Need for affordable single room occupancy housing is high based on crowding data, cost burden, and input by the CoC in available units for placement. Further, single bedroom or studio apartments are identified as having the shortest supply based on the analysis of the existing housing stock, but has improved since the last consolidated plan. A large amount of multi-family units have been in production since the time of the most recent data. Improvement in crowding may be a result in future comparisons. Two thirds of housing in cost burden are renters and highest crowding is single person households with incomes under 50% AMI.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

Under the HUD Final Rule Implementing the VAWA Reauthorization Act of 2013, MO-602 CoC adopted policies to include provisions for protection of victims of domestic violence, dating violence, sexual assault, sexual battery or stalking, regardless of sex, gender identity, gender expression or actual or perceived sexual orientation.

These policies and procedures apply to CoC-funded Rapid Re-Housing (RRH) and Permanent Supportive Housing (PSH) programs. ESG-funded programs are subject to VAWA policies issued by the

administrator of ESG funds. As a part of these policies and procedures, the CoC has put in place a policy for emergency transfers.

In such cases, the following will occur:

- Immediate referral to DV-specific resources
- Participant information will not be automatically entered into HMIS
- Households may choose to complete an assessment and receive services via the CES
- Households will be added to the prioritization list using a unique unidentifiable code protecting safety and confidentiality Lafayette House is the only provider of domestic violence shelter and related services for the city of Joplin and the surrounding 7 counties in Southwest Missouri. They collect data using a comparable data base called Apricot. They share de-identified aggregate data from Apricot with The Homeless Coalition as well as other data from a variety of sources. The CoC uses a variety of data when assessing the scope of needs related to domestic violence, dating violence, sexual assault, and stalking.

Based on the sample of the PHA waitlist disabled persons are highest need for housing especially for single person households. The need is twice that of the elderly.

What are the most common housing problems?

The most common housing problems for households in the Joplin area continue to be housing cost burdens. Of the 47,500 families in the CHAS sample, 11,748 or 25% had housing conditions across all income levels including both owner and rental tenure. Of all households, 5070 or 11% are under housing cost burden indicating that 10% of households are in housing cost within their income at the tradeoff of substandard condition. Further, in the CHAS sample, 7% are in extreme cost burden or in other words, of all household in housing cost burden, 67% are in extreme housing cost burden. Issues with burden and condition are twice the occurrence in rental tenure, but housing conditions are higher than typically healthy in owner tenure. These conditions being incomplete kitchen/pluming, crowding and cost burden. *reminder- CHAS data set is 2016 – 2020. The 2021 Comprehensive Housing Study does not included datasets to asses housing condition, however is more accurate with resect to housing cost burden. It further validates that cost burden is the most sever housing problem with 47.5% of renter household are cost burdened at the time of the study.

Are any populations/household types more affected than others by these problems?

The greatest proportion of households affected are small household (single person households) and elderly populations. Substantial overrepresentations occur for elderly in cost burden indicators and overcrowding in single person households.

families affected by one or more of the four housing problems were those who had a household income between 0-50% AMI. According to the data retrieved from the 2011-2016 CHAS, of the 6345 families

who have one or more the HUD housing problems, 6,070 were at the 50% or below AMI level; this amounts to approximately 80%.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

The CoC employs several strategies to rapidly rehouse households that are homeless. All designated homeless housing providers and other social service organizations act as the front door of the coordinated entry process for our CoC. They provide diversion to prevent households from entering the homeless system and triage to assess basic eligibility for coordinated entry as well. Literally homeless families who want to access homeless housing resources are referred to Housing Connect, The Homeless Coalition's coordinated entry process. Families are assessed and prioritized for housing with the most vulnerable persons with the longest length of time being homeless being served first. All housing agencies receiving referrals from Housing Connect follow a housing first approach and begin working with families immediately to get them into housing within 30 days. All funded homeless housing programs do their own housing development which includes landlord recruitment and engagement strategies. These strategies include regularly communicating with local landlords, and maintaining rental lists and housing applications. All funded homeless housing programs provide some type of case management services to assist families in finding housing quickly. Services could include transportation assistance, application fees, and advocacy. Once housed families are provided service to help them stabilize in their housing and case management services is one strategy. Case Managers assist families in setting realistic goals and a plan to begin working towards achieving those goals. Typical goals include obtaining employment, finding a better job, increasing household income or increasing their education. Families are also given referrals that include but are not limited to: mainstream resources, food pantries and health care services. The Homeless Coalition is responsible for overseeing the CoC's strategy to rapidly rehouse individuals and families experiencing homelessness. The primary challenge since the last Consolidated Plan is the lack in number of vouchers. At the time of this report the waitlist is 18 months long.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The Jasper and Newton CoC Housing Connect is designed to not screen people out because of perceived or actual barriers related to housing or services. Instead follows a Low Barrier/Housing First Procedure. Such barriers include, but are not limited to:

- little or no income;

- active substance use or a history of substance use;
- domestic violence history;
- resistance to receiving services;
- the type or extent of disability-related services or supports that are needed;
- history of evictions or poor credit;
- lease violations or history of not being a leaseholder; or

Criminal record--with exceptions for state or local restrictions that prevent certain projects from serving people with certain convictions.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness

The characteristics are listed as the barriers in the above section.

Discussion

In the following sections, additional detail is given to housing problems at specific income levels. The data shows that there is a large number of housing problems at all income levels for residents in the City of Joplin. The most excessive and widespread of these tends to be cost burdensome housing. There are clearly a lack of supply for housing at 50% or below AMI. For populations at 30% AMI, it is difficult to construct units with low enough rents for those income and vouchers are needed. Constraints on the number of voucher further exacerbate the problem.

NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,511	575	461
White	2,841	570	461
Black / African American	95	4	0
Asian	119	0	0
American Indian, Alaska Native	65	0	0
Pacific Islander	0	0	0
Hispanic	309	0	0

Table 12 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2016-2020 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,506	1,651	0
White	2,742	1,492	0
Black / African American	45	40	0
Asian	30	0	0
American Indian, Alaska Native	77	14	0
Pacific Islander	0	0	0
Hispanic	473	50	0

Table 13 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2016-2020 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,123	4,364	0
White	2,757	3,924	0
Black / African American	149	40	0
Asian	0	45	0
American Indian, Alaska Native	80	119	0
Pacific Islander	0	0	0
Hispanic	65	158	0

Table 14 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2016-2020 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	861	4,334	0
White	751	3,629	0
Black / African American	8	125	0
Asian	0	18	0
American Indian, Alaska Native	19	108	0
Pacific Islander	0	0	0
Hispanic	65	275	0

Table 15 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2016-2020 CHAS

*The four housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4.Cost Burden greater than 30%

Discussion

This section describes the number of respondents of various ethnic and economic groups that are living in a home with one or more of four housing problems. The housing problems are as follows: home lacks complete kitchen facilities, the home lacks complete plumbing facilities, there is more than one person per room, or the cost burden is greater than 30%.

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

No racial category had a disproportionate representation is housing conditions indicating housing conditions more strongly correlate with income rather than race. However, the data above does not examine income with respect to race.

NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

In this section, disproportionately greater need exists when the percentage of persons in a category of need - who are members of a particular racial or ethnic group - is at least 10 percentage points higher than the percentage of persons in a category as a whole. A summary of these findings is at the end of this section.

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	2,991	1,097	461
White	2,410	1,002	461
Black / African American	80	19	0
Asian	119	0	0
American Indian, Alaska Native	55	10	0
Pacific Islander	0	0	0
Hispanic	264	45	0

Table 16 – Severe Housing Problems 0 - 30% AMI

Data Source: 2016-2020 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,742	3,411	0
White	1,351	2,861	0
Black / African American	10	75	0

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Asian	25	10	0
American Indian, Alaska Native	34	57	0
Pacific Islander	0	0	0
Hispanic	233	290	0

Table 17 – Severe Housing Problems 30 - 50% AMI

Data Source: 2016-2020 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	487	6,972	0
White	379	6,287	0
Black / African American	44	150	0
Asian	0	45	0
American Indian, Alaska Native	55	140	0
Pacific Islander	0	0	0
Hispanic	10	218	0

Table 18 – Severe Housing Problems 50 - 80% AMI

Data Source: 2016-2020 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	277	4,912	0
White	213	4,162	0
Black / African American	4	129	0
Asian	0	18	0
American Indian, Alaska Native	0	127	0
Pacific Islander	0	0	0
Hispanic	55	280	0

Table 19 – Severe Housing Problems 80 - 100% AMI

Data Source: 2016-2020 CHAS

*The four severe housing problems are:
1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4.Cost Burden over 50%

Discussion

This section describes the number of respondents of various ethnic and economic groups that are living in a home with one or more of four severe housing problems. The housing problems are as follows: home lacks complete kitchen facilities, the home lacks complete plumbing facilities, there is more than 1.5 persons per room, or the cost burden is greater than 50%.

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

At the 0-30% AMI level, Hispanic populations just barely had a disproportionate need meeting the 10% threshold compared to the total population demographics. This is the first time this racial demographic has met this threshold in any previous analysis, as previously Hispanic only met the threshold at 50% AMI. And finally, at the 80-100% AMI level, no racial category had a disproportionate need meeting the 10% threshold compared to the total population demographics. At each level, however, whites and Hispanics were the largest portion of the total population with housing problems, with the exception of Native Americans at the 50-80% level.

NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

In this section, disproportionately greater need exists when the percentage of people in an ethnic group with a housing cost burden is more than 10 percentage points greater than the percentage of people in the population as a whole with the same housing problem. A summary of these findings will follow this section.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	34,910	6,572	5,016	488
White	31,488	5,639	4,070	476
Black / African American	443	164	124	0
Asian	288	10	149	0
American Indian, Alaska Native	490	101	144	0
Pacific Islander	50	0	0	0
Hispanic	1,395	425	403	0

Table 20 – Greater Need: Housing Cost Burdens AMI

Data Source: 2016-2020 CHAS

Discussion

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

NA-30 Disproportionately Greater Need: Discussion - 91.205 (b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

If they have needs not identified above, what are those needs?

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

NA-35 Public Housing - 91.405, 91.205 (b)

Introduction

Totals in Use

Program Type									
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	168	453	0	435	14	0	0

Table 21 - Public Housing by Program Type

***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**

Data Source: PIC (PIH Information Center)

Characteristics of Residents

Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project - based	Tenant - based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	0	12,508	10,406	0	10,358	12,118	0
Average length of stay	0	0	3	4	0	4	0	0
Average Household size	0	0	1	1	0	1	2	0
# Homeless at admission	0	0	0	12	0	9	3	0

Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project - based	Tenant - based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
# of Elderly Program Participants (>62)	0	0	111	93	0	93	0	0
# of Disabled Families	0	0	30	231	0	219	9	0
# of Families requesting accessibility features	0	0	168	453	0	435	14	0
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 22 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	161	412	0	397	11	0	0
Black/African American	0	0	5	34	0	31	3	0	0
Asian	0	0	0	0	0	0	0	0	0

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
American Indian/Alaska Native	0	0	2	6	0	6	0	0	0
Pacific Islander	0	0	0	1	0	1	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 23 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	2	6	0	6	0	0	0
Not Hispanic	0	0	166	447	0	429	14	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 24 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

Waiting List Recap by Bedroom Size

Size	0BR	1BR	2BR	3BR	4BR	5BR	6+BR	No BR	TOTAL
Elderly	1	122	20	1	0	0	0	0	144
Near Elderly	0	125	18	7	0	1	1	0	152
Handi/Disabled	1	224	33	10	1	2	1	0	272
Single Fed Disp	0	0	0	0	0	0	0	0	0
Family	1	72	75	75	24	2	2	0	251
Hispanic	0	11	4	9	1	0	1	0	26
White	1	347	106	63	18	1	1	0	537
Black	1	26	13	12	4	1	0	0	57
Indian/Alaskan	0	7	3	1	0	1	0	0	12
Asian	0	0	0	0	0	0	1	0	1
Pacific Islander	0	0	1	4	2	0	0	0	7
Mixed	0	5	2	5	1	0	0	0	13
Other	0	1	1	3	0	1	1	0	7

Income Limit Breakdown

High:	0
Low:	52
Very Low:	120
ExtLow:	443

The PHA waitlist currently has in need for accessible units 272 households for all bedroom sizes, with the highest need for one bedroom.

What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?

The greatest need is for families and extremely low-income persons as well as notably disabled persons. The PHA has difficulty finding enough one-bedroom homes for seniors and disabled clients. This is a consistent finding in previous plans and studies, as there have never been any accessibility unit minimums until the adoption of the 2018 IBC, and even then only if a complex is providing over 20 units. While the City has seen a record number of multifamily starts in the last few years, they are nearly all market rate, and this recent production would be the first required “generation” of housing stock to be quired to have a mandatory accessibility percentage. The PHA is our primary disabled housing provider.

How do these needs compare to the housing needs of the population at large

This need is consistent with the housing analysis as part of this plan for the population at large.

Discussion

As part of the last Con Plan and will continue with this Con Plan, all housing will produced with funds governed by this plan will be required to have at grade entry on the ground floor and either be accessible, or in the instance of singe family homes, have no structural design that would prevent cost effective conversion to universal design.

NA-40 Homeless Needs Assessment - 91.405, 91.205 (c)

Introduction:

The 2025 PIT is not yet available, the most recent available is the 2024 PIT.

Homelessness data for the City of Joplin were primarily drawn from data collected by the Economic Security Corporation of the Southwest Area using HMIS and a 2023 Missouri Statewide Homelessness Study, published by the University of Missouri-St. Louis. The studies looked specifically at the homelessness rates for various demographic groups in the Joplin CoC. This data is summarized in the tables below and then subsequently explained and analyzed. It is important to note, the data may not be reflective of the total amount of assistance being delivered as some shelters in the area do not use the HMIS reporting system, however progress has been made in the previous years with one of the primary shelters being trained to use HMIS.

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Nature and Extent of Homelessness: (Optional)

2024 PIT Data

Adult & Child (at least one adult and one child) | Child Only | Adult Only (without children) | Totals

Total Households and Persons	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Total Number of HouseHolds	84	49	0	123	256
Total Number of Persons	98	65	0	129	292
Number of Persons (under age 18)	15	14	0	5	34
Number of Persons (18 - 24)	7	5	0	1	13
Number of Persons (25 - 34)	11	6	0	22	39
Number of Persons (35 - 44)	21	16	0	36	73
Number of Persons (45 - 54)	17	8	0	28	53
Number of Persons (55 - 64)	22	15	0	29	66
Number of Persons (65 and older)	5	1	0	8	14

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

Adult & Child (at least one adult and one child) | Child Only | Adult Only (without children) | Totals

Persons in households with at least one adult and one child	Sheltered		Unsheltered	Total
	Emergency	Transitional		
Total Number of Households	5	9	5	19
Total Number of Persons (Adults & Children)	19	25	11	55
Number of Persons (under age 18)	14	14	5	33
Number of Persons (18 - 24)	1	0	0	1
Number of Persons (25 - 34)	2	2	3	7
Number of Persons (35 - 44)	2	7	2	11
Number of Persons (45 - 54)	0	1	0	1
Number of Persons (55 - 64)	0	1	1	2
Number of Persons (65 and older)	0	0	0	0

Adult & Child Veteran Households (at least one adult and one child) | Adult Only Veteran Households (without children) | Veteran Totals

Total Households and Persons	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Total Number of Households	16	19	0	6	41
Total Number of Persons	16	21	0	6	43
Total Number of Veterans	16	20	0	6	42

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

Race	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
American Indian, Alaska Native, or Indigenous (only)	3	1	0	6	10
American Indian, Alaska Native, or Indigenous & Hispanic/Latina/e/o	0	1	0	0	1
Asian or Asian American (only)	0	0	0	1	1
Asian or Asian American & Hispanic/Latina/e/o	0	0	0	0	0
Black, African American, or African (only)	5	8	0	6	19
Black, African American, or African & Hispanic/Latina/e/o	0	0	0	0	0
Hispanic/Latina/e/o (only)	1	0	0	0	1
Middle Eastern or North African (only)	0	0	0	0	0
Middle Eastern or North African & Hispanic/Latina/e/o	0	0	0	0	0
Native Hawaiian or Pacific Islander (only)	2	0	0	1	3
Native Hawaiian or Pacific Islander & Hispanic/Latina/e/o	0	0	0	0	0
White (only)	78	48	0	112	238
White & Hispanic/Latina/e/o	0	3	0	3	6
Multi-Racial & Hispanic/Latina/e/o	0	0	0	0	0
Multi-Racial (all other)	9	4	0	0	13

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

According to the point in time count from January 2024, of the estimated total homeless population of 292 individuals in 256 households, 129 were unsheltered. It should be noted that this is the highest unsheltered count every recorded, but as part of the development of the Homelessness Strategic Plan, the PIT was conducted with the highest level of coordination, number of volunteers and new tools such as a webmap tool provided by the city to street outreach team that tracks the location of camps. The frequency and number of camps was higher than expected, and the count for unsheltered was high as a result. It is not believed a spike of homelessness occurred between 2023 and 2024 like what occurred in 2020 where 313 were reported, just better reporting. It is difficult to accurately examine the most recent years, when data collection has significantly improved, but there is certainly a downward trend since the high in 2020. Street outreach is now conducted weekly instead of monthly. They locate individuals who are experiencing homelessness who are living unsheltered with the goal of engaging them in services, providing resource information, assisting with verifying their living situation and referring them to Housing Connect, the CoC's coordinated entry. The Homeless Coalition also hosts two Project Homeless Connect events each year. (January and July) These one stop shop events draw together social services agencies and resources in one place thus making it easier for people experiencing homelessness to access services.

Discussion:

The 2024 Homelessness Strategic Plan identified the increase in homelessness nearly correlated perfectly with change in rents. This is consistent with the findings of this consolidated plans housing market analysis, where a large number of renters of low income are under high cost burden, or unstably housed any increase in rents would effectively price them out of the market.

NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d)

Introduction

Special Needs Housing is defined as developments that provide permanent supportive housing and integrated housing for persons with special needs. Persons with special needs are those that are physically, emotionally or mentally impaired or suffer from mental illness, developmentally disabled, a youth aging out of foster care, persons with addictions, HIV/AIDS and their families, and victims of domestic violence.

Special needs populations occur at high levels in homeless populations as their conditions hamper their earning power, and they are often the first to become homeless when markets fluctuate. There is inadequate services available for special needs populations, specifically metal illness.

Describe the characteristics of special needs populations in your community:

Additional Populations

Date of PIT Count: January 24, 2024

Type of Count Conducted This Year: Both sheltered and unsheltered

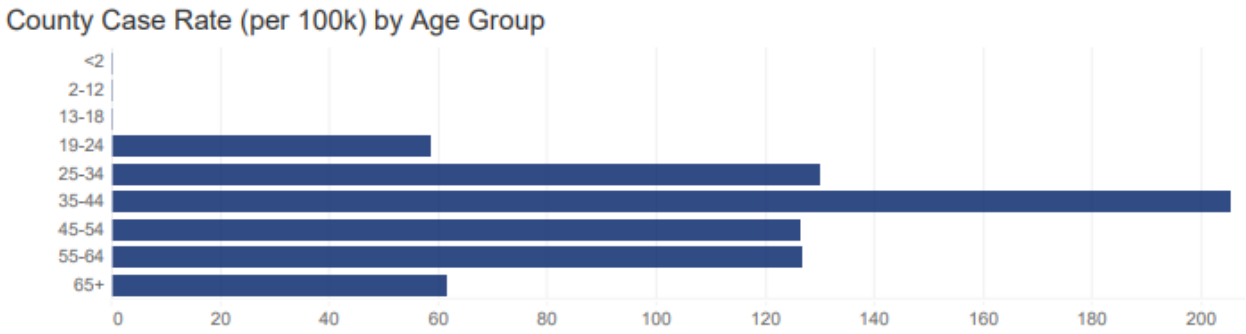
Additional Homeless Populations	Sheltered			Unsheltered	Total
	Emergency	Transitional	Safe Haven		
Adults with a Serious Mental Illness	27	7	0	56	90
Adults with a Substance Use Disorder	33	23	0	19	75
Adults with HIV/AIDS	0	0	0	0	0
Adult Survivors of Domestic Violence (optional)	7	6	0	6	19

What are the housing and supportive service needs of these populations and how are these needs determined?

Special needs populations typically work with a case manager or other staff with a service agency, who will help to coordinate housing and services. They will also help to coordinate services that they do not provide, such as mental health or substance abuse programs and services. The centralized assessment program, especially for housing is Coordinated Entry. The 2024 Homelessness Strategic Plan identified there were not adequate number of case managers, and no mental health facilities such a safe haven shelters with the ability to prescribe medication on a 24-hour basis.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

https://health.mo.gov/data/hivstdaids/dashboard-hiv-viral-hep.php



The population count for the entire region was 705. According to the Homeless Coalition last available point in time count, no one reported being diagnosed with HIV/AIDS among the assessed homeless population.

If the PJ will establish a preference for a HOME TBRA activity for persons with a specific category of disabilities (e.g., persons with HIV/AIDS or chronic mental illness), describe their unmet need for housing and services needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2) (ii))

The PJ Will not establish a preference

Discussion:

A coalition of organizations comprise the CoC and proved the capacity and experience to address the needs of the population. The City of Joplin can best assist through provision of resources for the coordination of those service providers through departmental cooperation, provision of information and financial support of informational software/databases and the Coordinated Entry Program.

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

Areas within the City of Joplin have identified public facility needs, and some of those are best met through a city capital improvement program, general funding or other public allocation. Some of the needs, however, are found in low to moderate income neighborhoods outside the scope of these other public facility planning efforts, and may include neighborhood centers, recreation facilities, or accessibility modifications in public facilities. Some of the major needs of the area are services for the elderly and to serve the homeless. Access can be improved through implementation of the active transportation plan, making it easier for pedestrians and bicyclists to reach public facilities, as transportation is often a reported problem.

How were these needs determined?

Public facility needs were determined through consultations with the City's Public Works Department, outside stakeholders, previous plans, and citizen input.

Describe the jurisdiction's need for Public Improvements:

Public improvement needs exist citywide. Like the public facilities, some improvements will be accomplished using other funding streams that are not part of this consolidated planning process. However, some of the included needs are infrastructure improvements such as sidewalks, curb & gutter, water/sewer and bridges, "way finding" signs, greenways, rehabilitation to existing neighborhood centers. CDBG funds will be specifically targeted towards low-moderate income census tracts.

How were these needs determined?

Public facility needs were determined through consultations with the City's Public Works Department, outside stakeholders, previous Comprehensive Plans, and citizen input. Public work has completed sidewalk assessments and infrastructure needs reports since the last consolidated plan.

Describe the jurisdiction's need for Public Services:

There are many public service needs, including transportation, programs for job searches and training, programs for seniors, food pantry services, and services for the homelessness. The recently completed Homelessness strategic plan identified a number of services that would be a benefit to the entire system of care but are yet unfunded such as:

- Maintained inventory of available housing https://www.padmission.com/
- CDFI formulation (underway)
- Dedicated CoC administration staff (underway)

- Evaluation of the possibility of a centralized special needs court that would serve people experiencing homelessness, domestic violence, and mental health.
- Land/lord tenant training (Rent Smart Curriculum has been written)

How were these needs determined?

Public services needs were determined through public input, agency and stakeholder consultation, and staff recommendation.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The following section provides data on the City of Joplin's housing inventory. Data in the next sections is based off a combination of the 2016-202 CHAS and data provided from the American Community Survey. Some of the key factors noted are the lack of affordable 1 and 2-bedroom units and the large percentage of homes that could pose lead-based paint risks.

MA-10 Housing Market Analysis: Number of Housing Units - 91.410, 91.210(a)&(b)(2)

Introduction

According to the CHAS data, a large portion of housing in the Joplin Area are 1-unit structures. Of the total 52,905 structures in the area, 75% were 1-unit detached structures, a two point improvement since the last Con Plan. Additionally, roughly 80% of owned units consisted of three bedrooms or more, while 79% of rented units consisted of two or more bedrooms.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	39,840	75%
1-unit, attached structure	1,298	2%
2-4 units	4,008	8%
5-19 units	2,677	5%
20 or more units	1,980	4%
Mobile Home, boat, RV, van, etc	3,102	6%
Total	***52,905***	***100%***

Table 25 – Residential Properties by Unit Number

Data Source: 2016-2020 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	0	**0**	**0**	**0**
1 bedroom	**33**	**.3**	**363**	**4**
2 bedrooms	**40**	**.3**	**399**	**5**
3 or more bedrooms	**12090**	**99.4**	**8087**	**91**

Table 26 – Unit Size by Tenure

Data Source: 2016-2020 ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The Joplin Public Housing Authority oversees 275 families in public housing in addition to an additional 582 families who utilize Section 8 vouchers. The families served are majority the bottom 30 percent of the area median income. The largest groups served are families with seniors and families with seniors. The target income for Consortium homeowner new construction is half 80% AMI and 50% AMI, and the target income for rental construction being implemented is 50% AMI and below.

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

According to the City of Joplin's independent Public Housing Authority, rarely are Section 8 contracts allowed to expire. Their wait list is so large and the demand for public housing are so high that loss of inventory is rarely an issue. One issue that the City has had in recent years, though, is an inability for developers to construct homes using LIHTC. A few of the LIHTC developments have reached the affordability period and are converted to market. The most new construction LIHTC received was Memorial Hills II a few years ago. However, Messenger Towers has received tax credits to be rehabilitated, which is needed to preserved senior housing and address a large number of housing conditions in the development.

Does the availability of housing units meet the needs of the population?

No. The PHA waitlist for person with disabilities is the same number of accessible units they supervise. The PHA total waitlist is larger than all the units and the vouchers the PHA manages. While waitlists for LIHTC units fluctuate, they tend to be a minimum of six months long. For home owners, the housing stock is not compatible for aging in place. The 2021 Housing Study identified production of senior friendly housing as a high priority.

Describe the need for specific types of housing:

The need for single bedroom units has been demonstrated to be high, especially among the lowest incomes. However, the 2021 Housing Study also demonstrated a lack of diversity of type of structures. 98.5% of housing in the area was single unit structures, including a majority of rentals being single unit homes. This is the least efficient price per square foot to produce rental production or often homeowner units. Lack of townhomes, rowhouses, multi-unit houses or small apartments provide opportunity to diversify hosing stock by type of construction and provide more affordable options.

Discussion

According to the data provided by the ACS, and the most recent analysis by the City of Joplin the City has made progress with a shortfall when it comes to single-family housing in supply but not housing type. This supply will likely improve even more once 2024 ACS data is available as the building department reported a high number of starts, and multi-family development has continued to be relatively strong compared to the development in previous decades.

MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a)

Introduction

HUD considers a housing unit affordable if the occupant household expends no more than 30% of its income on housing cost. In the situation where the household expends greater than 30% of its income on housing cost, the household is considered cost burdened. Cost burdened households have less financial resources to meet basic needs (food, clothing, transportation, medical, etc.), less resources to properly maintain the housing structure and are at greater risk for foreclosure or eviction.

*Note: the following data is questionable due to survey size in all years. For example, 41 rents are reported between $150 - $199, but the margin of error is 65. Industry information gathered by online listings list the median rent for Joplin between $950 to $1,100, but online listings tend to be higher than non-online listed rents.

Cost of Housing

	Base Year: 2012	Most Recent Year: 2023	% Change
Median Home Value	97,400	159,700	39%
Median Contract Rent	746	675	10%

Table 27 – Cost of Housing

Rent Paid	Number	%
Less than $500	**413**	**45**
$500-999	**445**	**49**
$1,000-1,499	**26**	**3**
$1,500-1,999	**23**	**3**
$2,000 or more	**0**	**0**

Table 28 - Rent Paid

Data Source: 2023 ACS

Housing Affordability

Number of Units affordable to Households earning	Renter	Owner
30% HAMFI	30	No Data
50% HAMFI	390	115
80% HAMFI	330	30
100% HAMFI	No Data	25

Table 29 – Housing Affordability

Data Source: 2016-2020 CHAS

Monthly Rent

Monthly Rent ($)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	722	741	923	1177	1268
High HOME Rent	722	741	923	1177	1268
Low HOME Rent	642	688	953	953	1063

Table 30 – Monthly Rent

Data Source: 2024 HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

According to the 2023 ACS the median gross rent in Joplin was $889 monthly. Similarly, the median monthly owner cost is $1,154. Based on the HUD standards that a household should not pay more than 30% of its gross income for a housing unit to be considered an affordable unit, a household would need to earn $35,560 per year to affordably rent in the City of Joplin. Similarly, a homeowner would need to make $63,880 annually for median home price to not be more than 2.5 times their annual income, which is higher than the median income of the community.

The 2023 ACS estimates that 16% of homeowners spend more than 30% of income on housing with 21% of those making less than $20,000 annually. Similarly 48% of renters spend more than 30% of income on housing with 81% of those in burden making less than $35,000, and 47% make less than $20,000. Given that the median income is $51,154 there is a sever mismatch between housing cost supply and income demand, and a clear kurtosis and acute income skew. Housing production price seems to be correlating with the mean and therefore creating an affordability “shelf” higher than it typical if the industry was building in line with income demand. In, short, housing developers are competing for a small but higher return market share, rather than supplying a lower return but much larger latent demand in the market.

How is affordability of housing likely to change considering changes to home values and/or rents?

Home values and rents are no correlating with change in income. For example, from 2020 - 2023, median income has decreased, but median housing costs have increased. Affordability is decreasing.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

The Area Median Rent in the City of Joplin of $889 is not as significantly high compared to high HOME Rents and Fair Market Rent as in the past. Due to how HOME rents are calculated, the fair market rents compared to median rents demonstrate the price shelf creating rent burden. HOME funds or deeper subsidy can address the gap, if sufficient funding were to be available.

Discussion

The City has recently funded a ARPA funded homebuyer assistance program at 300% of federal poverty income qualification, which is higher than 80% AMI. Demand for the program was high which further demonstrates the need for housing assistance.

MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a)

Introduction

The need for rehabilitation has already been discussed in previous sections. Many units in the Joplin area are older than 1999, thus needing repair to provide safe, decent, and affordable housing. Poor-conditioned units typically have one of the following problems: 1. lacks complete kitchen facilities 2. lacks complete plumbing facilities, 3. more than one person per room, 4. cost burden greater than 30%. According to the 2018 ACS, 16% of owner occupied and 48% of renter occupied housing structures in the Joplin area have one or more of the selected housing conditions.

For broad band needs please reference the MA-60.

For resiliency please reference the MA-65.

Describe the jurisdiction's definition of "standard condition" and "substandard condition but suitable for rehabilitation":

The City of Joplin has adopted the 2018 International Property Maintenance Code. This code is much more suited than the previous BOCA code for the maintenance and rehabilitation of homes. Housing condition surveys are currently being completed.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	1280	10.35	3420	37.73
With two selected Conditions	285	2.3	279	3.08
With three selected Conditions	120	.97	261	2.88
With four selected Conditions	55	.44	290	3.20
No selected Conditions	10630	85.9	4815	53.12
Total	12370	100	9065	100

Table 31 - Condition of Units

Data Source: 2017-2021 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	15811	37.4	7942	33.4
1980-1999	13112	31.0	4622	19.4
1950-1979	13193	31.2	4602	19.4
Before 1950	8021	18.9	4622	19.4
Total	42,247	100	23713	100

Table 32 – Year Unit Built

Data Source: 2016-2020 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980.	18,324	43.3	11,149	47.0
Housing units built before 1980 with children present	No data	No data	No data	No data

Table 33 – Risk of Lead-Based Paint

Data Source: 2016-2020 ACS (Total Units) 2016-2020 CHAS (Units with Children present)

Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.

According to the most recently available CHAS data, the number of owner and rental properties that have housing conditions have slightly decreased since the 2020 Consolidated Plan, but still occur in a high frequency.

Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405

Using percent of households by tenure living in home constructed prior to 1978, and percent of households under housing cost burden as an indicators as the number of low to moderate percentage of families by tenure living in lead based paint hazard, there are an estimated 4,360 owner occupied and 5,660 renter occupied housing units. Renter units are higher despite owner occupied housing stock being older in total units.

These estimates are for the Joplin Consortium area as required.

Discussion

The average age of existing housing stock has lowered since the last Con Plan. Previously over 55% of units were constructed before 1980 prior to the 2011 tornado and 53.6% as of the 2018 ACS, and approximately 45% as of the 2023 ACS. This represents a rather drastic change as a result of recent housing production and has likely gained a point or two more in the two most recent years not included in the survey. However, a significant portion of the housing is still constructed prior to 1980 and likely has lead hazards that need to be addressed. The soon to be implemented lead abatement program should address some, but is far from enough in scale to move the number of at risk untis by more than a few percentage points. Given that the rental condition data, this could be indicative that this might be a time to consider a rental inspection program to improve the condition of rental stock without creating high displacement, especially since a large proportion of the City of Joplin rental stock is converted single family housing in relatively poor condition.

MA-25 Public And Assisted Housing - 91.410, 91.210(b)

Introduction

The City of Joplin does not manage or oversee the Public Housing Authority. The Authority submits its own reports and requests for HUD funding.

The 504 Needs Assessment as part of the 5 Year PHA was recently updated and a RAD conversion has been underway to improve maintenance viability. Attached is a copy of the current PHA waitlist which demonstrates that over a third of those on the waitlist are in need of housing to accommodate a disability. This percentage has increased since the last plan as well as the total number of persons on the PHA waitlist.

Totals Number of Units

Program Type									
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available			275	532			147	0	0
# of accessible units			275	347			72	0	0
***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**									

Table 34 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Currently there is no planned PHA production. The City partnered with and unsuccessfully applied for a Choice Neighborhood Grant to replace the most aging of the PHA housing, but will need to reapply in the future.

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

The Public Housing Authority operates five complexes as well as a scattered site program. Murphy Manor is most in need of replacement but is still in fair condition. The complex is a tower construction of single bedroom units, requiring elevator maintenance.

Public Housing Condition

Public Housing Development	Average Inspection Score
BARTLETT HILL/GOLDEN OAKS/PARR HILL	96
MURPHY MANOR /LEONARD ESTATES	88

Table 35 - Public Housing Condition

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

While still serviceable for many years, Murphy Manor needs replacement eventually. In order to keep it up to HUD standards, there will be the need for millions in rehab costs, more than it received from HUD over the next 15 years.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

The Housing Authority has initiated a process to convert Public Housing homes to the Rental Assistance Demonstration and Section 18 programs, to take advantage of financial and regulatory opportunities that will benefit the agency and the community. The Housing Authority has already received two Commitments to enter into Housing Assistance Payments (CHAPs) approving their applications.

The goal of the Public Housing Authority is to provide improved living conditions for very low and low income families while maintaining their rent payments at an affordable level. To operate a socially and financially sound public housing agency that provides decent, safe and sanitary housing within a drug free, suitable living environment for tenants and their families. To avoid concentration of economically and socially deprived families in any one or all of the PHA's public housing developments.

The Authority continues to offer low income families affordable housing. It works closely with local police to keep the neighborhoods drug free and to avoid crime in the area. The Authority tries to attract a variety of families of various socio-economic backgrounds to each of its public housing developments. The Housing Authority's most recent strategic plan specified the elderly, the disabled, and racial or ethnic groups with disproportionate housing needs as their primary areas of need.

Discussion:

The City of Joplin does not manage or oversee funds of the Joplin Public Housing Authority. The questions in this section have been answered using information gained from the Housing Authority and verified by City of Joplin staff.

MA-30 Homeless Facilities and Services - 91.410, 91.210(c)

Introduction

The City of Joplin contains a Homeless Coalition that seeks to track and remedy needs and problems of the homeless in the Consortium area. There are over 30 members of the Coalition, and between them and all of their programs, they provide a total of 589 year round beds to serve the homeless population.

Facilities Targeted to Homeless Persons

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	51		12		
Households with Only Adults	202		32		
Chronically Homeless Households	151		12	93	12
Veterans	138		25	98	
Unaccompanied Youth	36		8		

Table 36 - Facilities Targeted to Homeless Persons

Describe mainstream services, such as health, mental health, and employment services to the extent those services are use to complement services targeted to homeless persons

The City of Joplin provides public service grants on an annual basis that are aimed towards improving the general livelihood of Joplin residents. The services provided help to supplement otherwise low incomes and prevent homelessness. In addition, the City reimburses the Homeless Coalition for the use of their HMIS system and partially funds the Coordinated Entry Program.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

The City of Joplin takes part in the area's Homeless Coalition, an organization aimed towards preventing and stopping homelessness. The Coalition is comprised of Carthage Crisis Center, Children's Haven of Southwest Missouri, Economic Security Corporation, Lafayette House, Missouri Department of Mental Health, Neosho Crosslines, Soul's Harbor, The H.O.U.S.E. Inc., VA, Catholic Charities, MO Department of Mental Health, Restoration Life Center, Salvation Army, and Watered Gardens. In combination, these organizations provide a total of 520 year round beds through their programming. They seek to assist homeless persons in the Joplin area. Each collaboratively specialize in emergency shelter, transitional housing and rapid rehousing for needed groups to be targeted through a referral system.

MA-35 Special Needs Facilities and Services - 91.410, 91.210(d)

Introduction

There are a variety of service providers in Joplin. These providers coordinate amongst themselves to ensure that they are meeting the needs of the community to the best of their abilities, but recently a regional approach to enhance the system of care has begun to be implemented to enhance delivery.

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs

According to the U.S. Census 2023 American Community Survey there are 15,549 people (15.6% of the total population) in the Joplin area with a disability (civilian, non-institutionalized). The 65 and over category has the largest percentage of disabled population, and the 18 to 64 category has the largest number of disabled persons. Data indicates the need for specialized housing for disabled persons, particularly given the high prevalence of disabilities in the older population groups. The need for specialized housing is dependent on the type of disability. Such housing may be specialized in terms of physical modifications, sleeping accommodations, organizational structure, security monitoring, and staffing with applicable supportive services.

Most home features needed to allow independent living by persons with physical mobility disabilities can be incorporated into new construction without substantially altering the standard unit floor plan. Retrofitting an existing unit is a more expensive, and therefore less cost-effective alternative, but necessary for those disabled households which would like to comfortably "age in place" and not have to move from their long-time homes due to developing physical mobility limitations.

This was a key finding of the 2021 Housing Study and an advantage Joplin has in the region as appropriate housing for seniors can be more easily located close to amenities in Joplin as compared to the surrounding communities.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

The state of Missouri Department of Mental Health offers on housing assistance options such as rental assistance, home purchasing program, home repair/weatherization assistance, home access modifications. The independent living resource center in Joplin offers programs that provide people with the tools to learn how to live independently including cooking, budgeting, reading and finding employment. They also offer disability assistance for improvements on homes for people with disabilities.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

Through public service grants, the City of Joplin plans to assist the needs of special needs populations by offering grants to the organizations that serve them. Next year, reimbursement to the Homeless Coalition and Community Housing Resource Board will attempt to serve that need.

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

Through public service grants, the City of Joplin plans to assist the needs of special needs populations by offering grants to the organizations that serve them. Next year, reimbursement to the Homeless Coalition and Community Housing Resource Board will attempt to serve that need. Partnership with local organizations and participation through Coalition collaboration will hopefully provide assistance to those who need it.

MA-40 Barriers to Affordable Housing - 91.410, 91.210(e)

Describe any negative effects of public policies on affordable housing and residential investment

The newly adopted 2022 development code allows for more options for higher density development, but does not offer any specific incentives with respect to zoning flexibilities if affordability is incorporated (reducing of minimums standards for example).

Currently the City does not operate a rental inspection program. Converted single family homes, especially in aging neighborhoods, are a significant contributor to the affordable rental housing supply. The supply is concentrated in low to moderate income neighborhoods and according to the most recent CHAS data, rentals with housing condition has persisted since the last Consolidated Plan.

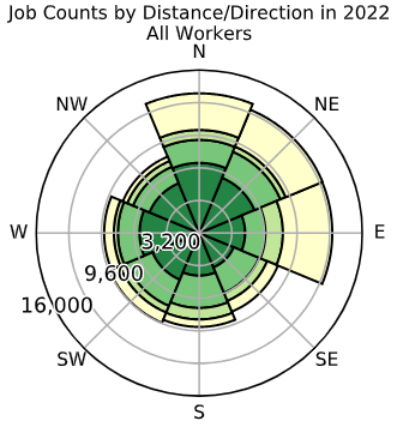
While measures need to be taken to maintain affordable units, measured enforcement through rental inspections would increase investment into maintaining the quality of housing stock, and encourage affordable rental development through reducing turn key supply of already deteriorated stock. In other words, multifamily development can take two years to create quality housing, while converting existing single family housing to rentals occurs on a much shorter timeframe without the incentive to maintain the property at the same standards as larger licensed developments without an inspection program. Inspections and enforcement will have to be measured to not create a sudden disruption in the affordable housing market.

More equitably enforcing the residential maintenance code through an inspection program should encourage quality and relatively affordable multi-family development by creating latent demand. Currently multi-family developments only consist of 6% of the rental stock and price per square foot is at or above the affordable range. The economy of scale of multi-family developments assists in affordability and the same price range in the housing stock is currently being supplied in single family conversion, many times multiple units added to a single unit structure.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

The City of Joplin and the Joplin Metro are demonstrating the traditional patterns of change when transitioning into a regional economy, including become a workforce provider over a jobs provider while traditional sectors remain strong such as manufacturing and healthcare/education.



Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	1303	819	1.5	1.0	-0.5
Arts, Entertainment, Accommodations	8364	7967	9.5	9.4	-0.1
Construction	5786	4136	6.6	4.9	-1.7
Education and Health Care Services	19739	19785	22.5	23.4	0.9
Finance, Insurance, and Real Estate	3795	2516	4.3	3.0	-1.3
Information	1333	748	1.5	0.9	-0.6
Manufacturing	14261	14807	16.2	17.5	1.3
Other Services	5156	2380	5.9	2.8	-3.1
Professional, Scientific, Management Services	6407	7300	7.3	7.1	-0.2
Public Administration	2712	1978	3.1	2.3	-.08
Retail Trade	10704	10499	12.2	12.4	0.2
Transportation & Warehousing	6011	7762	6.8	9.2	2.4
Wholesale Trade	2331	3729	2.7	4.4	1.7
Grand Total	87902	84426	100	100	

Table 37 - Business Activity

Data Source: 2016-2020 ACS (Workers), 2020 Longitudinal Employer-Household Dynamics (Jobs)

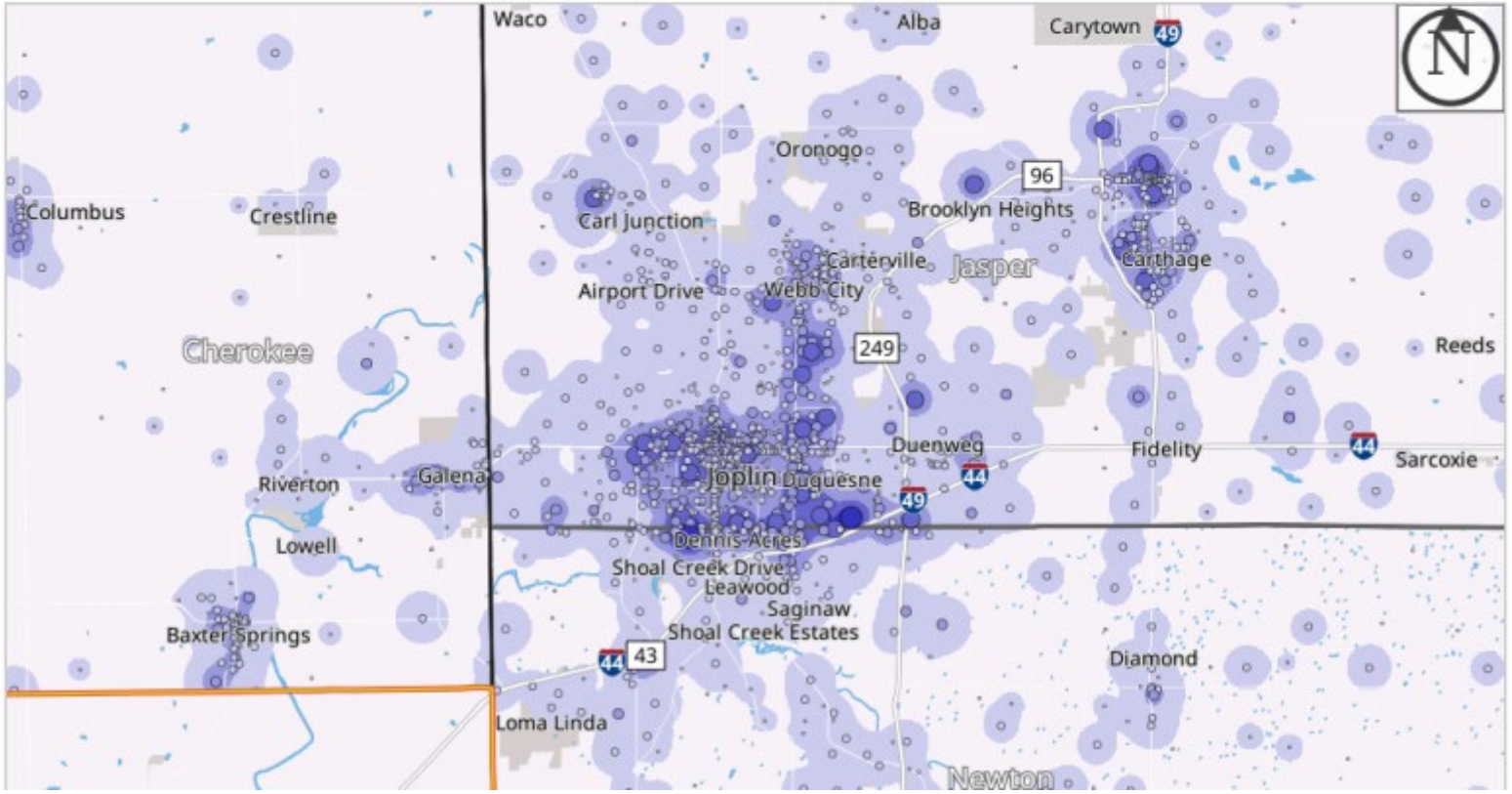
Work Area Profile Analysis

Workers: *Employed in Joplin, MO-KS*
Showing: *Employment locations*

Created by the U.S. Census Bureau's OnTheMap `https://onthemap.ces.census.gov` on 04/13/2025

Counts and Density of All Jobs in Work Selection Area in 2022

All Workers



Labor Force

Total Population in the Civilian Labor Force	91,604
Civilian Employed Population 16 years and over	87,902
Unemployment Rate	2.5
Unemployment Rate for Ages 16-24	9.8
Unemployment Rate for Ages 25-65	2.4

Table 38 - Labor Force

Data Source: 2022 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes		79.1
30-59 Minutes		17.2
60 or More Minutes		3.7
Total		100

Table 39 - Travel Time

Data Source: 2022 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		
	Civilian Employed	Unemployed	Not in Labor Force
Less than high school graduate	9011	4935	4503
High school graduate (includes equivalency)	32776	22785	8955
Some college or Associate's degree	20944	100	5066
Bachelor's degree or higher	19642	308	2362

Table 40 - Educational Attainment by Employment Status

Data Source: 2022 ACS

Educational Attainment by Age

AGE BY EDUCATIONAL ATTAINMENT			Joplin, MO Metro Area								
	Total		Total		Total		Total		Total		Total
Population 18 to 24 years	16,939	25 years and over	122,726	Population 25 to 34	23,790	Population 35 to 44 years	22,968	Population 45 to 64 years	44,385	Population 65 and over	31,583
Less than high school	14.40%	Less than high school	10%	Less than high school	10.40%	Less than high school	11.00%	Less than high school	11.00%	Less than high school	8.40%
High school graduate or equivalency	37.10%	High school graduate or equivalency	36.40%	High school graduate	89.60%	High school graduate or higher	89.00%	High school graduate or higher	89.00%	High school graduate or higher	91.60%
Some college	41.10%	Some college	21.10%	Bachelor's degree or higher	24.30%	Bachelor's degree or higher	30.80%	Bachelor's degree or higher	21.30%	Bachelor's degree or higher	25.80%
Bachelor's degree	7.40%	Bachelor's degree	16.70%								

Table 41 - Educational Attainment by Age

Data Source: 2016-2020 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	23,989
High school graduate (includes equivalency)	32,038
Some college or Associate's degree	41,925
Bachelor's degree	44,526
Graduate or professional degree	56,604

Table 42 – Median Earnings in the Past 12 Months

Data Source: 2016-2020 ACS

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

The three largest employment sectors in the Joplin Area are education and health care (22.5% share of employment), manufacturing (16.2% share of employment) and retail trade (12.2% share of employment). Qualitatively, this makes sense, as the jurisdiction contains two regional hospitals, a major school district, several large manufacturing plants, and the Joplin metro is a retail trade hub. Combined, these three sectors make up 52% of the area's employment. Also of note, are the arts, entertainment, and accommodation and transportation industries which made up 9.8% and 6.8% of the sector's employment profile, respectively. A few points decrease for the arts and half a point increase for the transportation sector since the last Con Plan.

Describe the workforce and infrastructure needs of the business community:

With large manufacturing and health care industries, it is important that the City of Joplin workforce is properly trained and businesses have their infrastructure needs met. Two main goals of the community

moving forward is to achieve both of these outcomes. Increased and improved infrastructure is one desire we have heard from our manufacturing sector, and infrastructure improvements for the industrial sectors are underway at the time of this plan formulation.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

The City of Joplin has a regional comparative advantage for warehousing and distribution. A focus of economic development plans are to support this sector. Downtown revitalization has been and will continue to be a focus for local business development, and the desire is to further expand a similar revitalization along the Broadway Ave corridor in Eastown.

Census tract 101, and LMI area, has been designated an Opportunity Zone and it is hoped that will spur investment in that area which includes a part of Downtown and Eastown, and new mechanism for job creation and retention are being explored such as the potential access to New Market Tax Credits.

Given the educational attainment and relatively low incomes in the area, one area that needs improvement is job training.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

One need identified is the lack of workforce development sites. For all of the area's manufacturing plants (and additional companies with expressed interest) it is important that the workforce attains the proper training to work in the capacity expected. A large percentage of those currently in the City's workforce have received at least a high school degree. This is promising as it shows that workers in the area are receiving the minimum educational requirement for many entry-level jobs in the area. It is important moving forward that the workforce has the necessary background or educational profile to attract potential business to the area. Any avenue to increase technical training should be pursued, and there is often a clear economic return from such investment as evidenced by the medical and dental school.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

There has been an expansion of two year degree education options with the addition of a crowder college campus in Joplin. The Joplin MO Jobs Center has been successful in receiving funding for additional training such as obtaining a CDL, but could benefit form more dedicated funding.

In addition, the new Medical School (University of Kansas City) has attracted highly educated individuals to the area to receive additional medical school training. With an aging population and two regional hospitals, there is a high likelihood for students of this medical school to elect to remain employed in the area. The school is bringing development to the area and provide training to future health care providers of the area, and in addition, a dental school has been added since the last Con Plan.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

No

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

No, the Comprehensive Economic Development Strategy is managed by Harry S. Truman Coordinating Council.

Discussion

The City of Joplin has a very large and diverse economy with a lot of opportunity. Through workforce development, infrastructure improvements and the development of comprehensive strategies, the City of Joplin area could easily become a much larger and highly developed economy. Especially as our economy matures, recognizing our changing regional comparative advantage can enhance the metro workforce as a whole, as Joplin can provide a more technical workforce, as the surrounding communities begin to scale workforce development in the more traditional sectors that have been the focus of Joplin. This capacity will be enhanced by the addition of fiber internet, which the infrastructure is being constructed at the time of the formulation of this plan.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

Census Blocks 101, 106.01, 108, and 110 (located in the center of the City) have a number of the housing problems notated in the needs section of this plan.

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

East Joplin traditionally had a larger concentration of minority populations. In addition, the low-moderate income census tracts listed above have higher concentrations than the rest of the City. The only census tract with any concentration of a racial minority greater than 10% is African Americans in Census Tract 110.

*Note: This section includes analysis of racial demographic conducted prior to Executive Order 141773. Racial demographic are not being used as a metric to allocate funding or prioritize projects and is in compliance with the EO.

What are the characteristics of the market in these areas/neighborhoods?

These are the traditional neighborhoods with the oldest housing stock, although there are many neighborhoods are of similar age, but are in census tracts that do not meet the LMI threshold. Desirability of the neighborhoods remain high due to affordability.

Are there any community assets in these areas/neighborhoods?

These areas include a number of resources that are used by a large share of the City's citizens. Examples include the Boys and Girls Club, Downtown Joplin, schools including North Middle School, the City of Joplin's Public Works and Recycling Centers, Landreth and Ewert Park. These areas are also focuses of many of the future plans process such as the active transportation plan, as the traditional design favors walkability.

Are there other strategic opportunities in any of these areas?

The Census Tracts identified above contain historic properties and historic value. The Murphysburg District, which was placed on the Historic Register is located in these areas. These are currently the location for many neighborhood revitalization activities. Through coordination with local non-profits and other groups, the City of Joplin Staff, and local businesses the hope is to improve the livability and stability of these neighborhoods.

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

As part of the 2020 Broadband Study, nearly 1/3 of the city did not have access to high speed internet or lack proper connectivity all together. This became apparent during the pandemic when the school district moved to online education for a time, and later hybrid at home/in school days. Students without proper internet access has limited access to a proper education as a result.

Since that time the City has begun an fiber internet infrastructure citywide deployment with Allo Fiber, and is a member of US Ignite as part of a smart cities initiative and for consultation regarding need of smart cities implementation.

Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.

The need is high for the City currently only has one residential broadband provider. While the service meets the definition for broadband provider the level of service is not comparable to other services available in other jurisdictions and would be enhanced with greater competition. Once the infrastructure is completed, last leg providers will have the ability to connect their respective customers on a competitive basis.

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

The principal increased natural hazards due to climate change are tornadoes and flooding. The likelihood of more frequent and intense storms generating tornadoes is higher under most climate change models. The City has adopted the most recent building codes for wind resistant construction. The City has also been experiencing more annual rain, but in fewer events, leading to flood risks and drought conditions almost annually. The City has begun reevaluating the flood insurance rate maps (FIRMs) in the areas of the City where the FIRMs indicate floodplains in neighborhoods and has eight significant stormwater upgrades underway.

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

The LMI neighborhoods are largely located outside of areas of potential flooding. They tend to be older neighborhoods built on high elevations compared to much of the City, however, their construction predates the adoption of the ICC to reduce their vulnerability from high winds.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

This section contains the Strategic Plan for Housing and Community Development that will guide the City of Joplin's allocation of HOME and Community Development Block Grant funding during the 2025-2029 planning period.

The City of Joplin's goals for the 2025-2029 period focus on a number of identified high priority needs and has targeted available resources toward several specific goals that are designed to address those needs. These needs include housing assistance for low income persons, the elderly, homeless, and special needs persons, public improvements and facilities for low and moderate income persons.

These goals primarily focus on helping residents maintain and improve their quality of life in the City of Joplin. To this end, the City of Joplin will continue to build on successful projects and programs that meet the needs of low and moderate income residents. Utilizing a variety of resources, the City will focus its efforts towards neighborhood-level development. Projects selected for funding in the five year period will be managed as efficiently as possible in order to address a wide range of issues that exist in the City of Joplin.

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

This section contains the Strategic Plan for Housing and Community Development that will guide the City of Joplin's allocation of HOME and Community Development Block Grant funding during the 2020-2024 planning period.

The City of Joplin's goals for the 2020-2024 period focus on a number of identified high priority needs and has targeted available resources toward several specific goals that are designed to address those needs. These needs include housing assistance for low income persons, the elderly, homeless, and special needs persons, public improvements and facilities for low and moderate income persons.

These goals primarily focus on helping residents maintain and improve their quality of life in the City of Joplin. To this end, the City of Joplin will continue to build on successful projects and programs that meet the needs of low and moderate income residents. Utilizing a variety of resources, the City will focus its efforts towards neighborhood-level development. Projects selected for funding in the five year period will be managed as efficiently as possible in order to address a wide range of issues that exist in the City of Joplin.

1	**Area Name:**	Census Tract 101
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Housing
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
2	**Area Name:**	Citywide
	Area Type:	Local Target area

	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
3	**Area Name:**	SUNSHINE LAMP DISTRICT
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Commercial
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	

Table 43 - Geographic Priority Areas

General Allocation Priorities

Describe the basis for allocating investments geographically within the state

Target districts were selected based on LMI Census Tracts and historic preservation areas. The four major Qualified Census Tracts in the City of Joplin are Census Tracts 101, 108, 106.01, and 110. These four tracts have been the target of a number of housing projects in the past with HOME, NSP and CDBG funds. However, the City will focus on more concentrated "neighborhood" approaches in the future. In focusing our efforts, we can make a bigger impact in the lives of individuals.

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

1	**Priority Need Name**	Safe Decent Affordable Housing
	Priority Level	High
	Population	Extremely Low Low Moderate Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Elderly Frail Elderly Persons with Physical Disabilities
	Geographic Areas Affected	Citywide
	Associated Goals	Provide Safe, decent affordable housing
	Description	The Needs Assessment conducted during the Consolidated Planning process identified a number of areas in which affordable housing inventory could be improved. These included: the construction of housing for the disabled and individuals or families with children, rehabilitation of existing owner-occupied inventory, and acquisition and rehabilitation of blighted properties.
	Basis for Relative Priority	
2	**Priority Need Name**	Public Infrastructure and Facility Improvements
	Priority Level	High

	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	Geographic Areas Affected	Census Tract 101
	Associated Goals	Improve infrastructure and Encourage economic Dev
	Description	Infrastructure improvements including but not limited to sidewalks, streets, water and sewer replacement. The City will specifically tailor these improvements to identified Improvement Districts based on previous plans and citizen input.
	Basis for Relative Priority	

3	**Priority Need Name**	Public Services for Low income and Special Needs
	Priority Level	High
	Population	Extremely Low Low Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	Geographic Areas Affected	Citywide
	Associated Goals	Improve livelihood through Public Service Activity

	Description	Up to 15% of CDBG annual funding may be used towards public assistance. For this purpose, the City of Joplin will provide funding to local non-profit entities serving the Joplin City limits. Activities related to public services include but not limited to: ï¿· • basic social services to the homeless and low-to-moderate income persons; ï¿· • food and nutrition services for low-to-moderate income persons; ï¿· • domestic violence prevention and counseling services; ï¿· • job training and employment services for low-to-moderate income persons; ï¿· • health care and substance abuse services for low-to-moderate income persons; • childcare for low-to-moderate income persons; • services for senior citizens (62 and over exclusively); ï¿· • services for disabled persons; ï¿· services for homeless person; ï¿· • education programs for low-to-moderate income persons; ï¿· • crime prevention and dispute resolution programs; and ï¿· fair housing counseling. CDBG funds may be used to pay for labor, supplies and materials as well to operate and/or maintain the portion of a facility in which the public service is located. This includes the lease of a facility, equipment, and other property needed for the public service. To utilize CDBG funds for a public service, the service must be either a) a new service or b) a quantifiable increase in the level of an existing service which has been provided in the 12 months preceding the submission of the Consolidated Plan.
	Basis for Relative Priority	Meetings with local non-profits and stakeholders have identified homeless and other low-income populations needing public services to make life more decent and affordable. With the success of previous public service programs the City has offered, public services remain a high priority and important part of the Consolidated Plan.

Table 44 – Priority Needs Summary

Narrative (Optional)

SP-30 Influence of Market Conditions - 91.415, 91.215(b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Tenant Based Rental Assistance could be a useful program to implement in the City of Joplin due to the abundance of cost-burdened households. However, available annual allocation funding would not allow for the implementation of such a program. In other words, there are not enough funds available for TBRA and production will have a more long-term impact.
TBRA for Non-Homeless Special Needs	Tenant Based Rental Assistance could be a useful program to implement in the City of Joplin due to the abundance of cost-burdened households. In the case of non-homeless special needs populations, Public Service Grants will help to fill the gap left by the absence of a macro-level TBRA program.
New Unit Production	The City has made improvements in the gap of affordable single-family housing within the City of Joplin and the Consortium. However, many of the HOME consortium members remain housing poor. The City of Joplin does have a gap in affordable rental production specifically for single individuals.
Rehabilitation	Despite the new housing constructed since the 2011 tornado, there are indicators that the housing condition on the whole has decreased and the need for rehabilitation has grown. A large percentage of the city's housing stock could be at risk of lead-based paint. Therefore, it is important to have an effective rehabilitation program to improve existing stock and provide safer living conditions for residents. Currently the HOME program regulations make housing partner participation tenuous, but the City has recently funded a large rehab program through ARPA, and is starting a lead program, through HUD Health Homes.
Acquisition, including preservation	Acquisition rehabilitation could serve a similar need for the City as owner-occupied rehab does. Due to the condition of the existing housing stock acquisition rehabilitation should be considered, however, there are few sub-recipients that currently operate a program.

Table 45 – Influence of Market Conditions

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

Add Narrative

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan $	Narrative Description
			Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	542,295	0	0	542,295	2,500,000	On average, the City of Joplin receives an approximate $500,000 CDBG allocation annually. These funds will be used to improve infrastructure, encourage economic development, and provide needed public services to residents.
HOME	public - federal	Multifamily rental new construction Multifamily rental rehab New construction for ownership	529,632	0	0	529,632	2,500,000	On average, the City of Joplin receives a $500,000 annual HOME allocation. These funds will be used to provide safe, decent, and affordable housing through New Construction.
Other	public - federal	Public Improvements Other	3,100,000	0	0	3,100,000	3,100,000	the CDBG-DR program. Program to be closed out during the period of this plan, spent on sidewalks.

Table 46 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City of Joplin's CDBG and HOME allocations compliment a number of other federal, state and local resources. There is the potential for layering and coordinating with local non-profits in order to do more impactful projects. Examples might include revitalizing neighborhoods with the help of our CHDO who could also do projects with MHDC funds. The CHDO is already partnering with for-profits on LIHTC projects. Other examples are assisting Public Works infrastructure projects, incentivizing the prioritization of neighborhood infrastructure and scaling the size of the same project compared to it just being funded with entitlement funds. The City currently has a balance of HOME match. To maintain the balance the City regular waives permit fees for HOME eligible projects.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

Community Development has previously funded clean title activities for housing agencies. The division also coordinates the identification of Jasper County Trust properties for housing partners.

Discussion

Using the City's annual allocations over the course of the next five years, the City's goal will be to develop and revitalize the low-moderate income areas of the community. The final phases East Town Neighborhood infrastructure will occur under this plan.

The City of Joplin HOME program largely benefits the Low/Moderate and low-income household. Extremely low-income household are difficult to quality for homeownership. When an extremely low-income household applies to the homeowner new construction program, they heavily subsidized if the household is determined to have the minimum incomes to sustain the maintenance of the property. Most extremely low-income household benefit is achieved through the CDBG public service activities, specifically homelessness prevention. In an average year, approximately 200 households are served through coordinated entry and through the Housing Connect program are sheltered or permanently housed.

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
JOPLIN	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning Rental neighborhood improvements public facilities public services	Jurisdiction
One Joplin	Other	Homelessness Non-homeless special needs Planning Rental public services	Region
JOPLIN AREA HABITAT FOR HUMANITY	Subrecipient	Ownership	Region
ECONOMIC SECURITY CORPORATION OF THE SOUTHWEST AREA	Subrecipient	Homelessness Non-homeless special needs Ownership Planning Public Housing Rental public services	Region
Joplin Economic Housing Development Initiative	CHDO	Ownership Rental	Region

Table 47 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The activities that will be carried out in the consolidated plan will primarily be completed by the City of Joplin. The City uses non-profit organizations like Economic Security Corporation, Habitat for Humanity and the Joplin Economic Housing Development Initiative as developers. In other words, the City assumes the role as responsible entity and uses these non-profit organizations to identify and serve low-moderate income families using the HUD allocation. Coalitions act to greatly enhance the institutional structure. Organizations such as One Joplin and the Homeless Coalition act to enhance coordination and collaboration creating projects end enhancing program delivery with or without funds provided through this plan, as well as piloting new programs that once are successfully implemented can be expanded through potential funding through CDBG and HOME funding though coalition member sub-recipients. The CDBG-CV program was utilized to provide services in a manner to alter services to be provide in a new manner to be adapted to the pandemic such as providing a mobile clinic. Other avenues of similar adaptation can be explored in the future.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	X
Legal Assistance	X	X	X
Mortgage Assistance	X		X
Rental Assistance	X	X	X
Utilities Assistance	X	X	X
Street Outreach Services			
Law Enforcement	X	X	X
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	X
Supportive Services			
Alcohol & Drug Abuse	X	X	X
Child Care	X	X	X
Education	X	X	X
Employment and Employment Training	X	X	X
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Transportation	X	X	X
Other			
Other			

Table 48 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The City recently completed a Homelessness Strategic Plan. This plan identified many avenues the system of care either needs to be enhanced or services it does not provide. The CoC does not provide sufficient mental health services and is insufficiently capitalized to do so, as well as does not have a comprehensive unaccompanied youth. Further, service delivery can be greatly enhance through better information resources, which are also difficult to provide as they are under capitalized.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

As mentioned previously there is serious gaps in mental heath services and program for unaccompanied youth. However, the Coordinated Entry program effectively acts as a centralized referral system and is funded by the CDBG program.

As demonstrated in the "Availability of services targeted to homeless persons and persons with HIV and mainstream services" table in the SP-40 the only completely absent service for providers is mortgage assistance targeted to homeless, which is not needed in this housing market for we do not have a high frequency of full employment homeless as other markets do of extreme housing in affordability. A mobile clinic has been added since the last Con Plan funded by CDBG-CV.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

Currently the strategy to address the gaps in the system of care is the hiring of a dedicated staff person to oversee implementation for the CoC and homeless Coalition at large. There are many strategies identified to improve the system of care, but no person with dedicated time to implement. This new hire will be to implement the Homelessness Strategic Plan.

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Provide Safe, decent affordable housing	2025	2029	Affordable Housing	Census Tract 101 Citywide	Safe Decent Affordable Housing		Homeowner Housing Added: 20 Household Housing Unit Multifamily developments: 2
2	Improve infrastructure and Encourage economic Dev	2025	2029	Non-Housing Community Development	SUNSHINE LAMP DISTRICT Census Tract 101	Public Infrastructure and Facility Improvements		Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 2500 Persons Assisted Facade treatment/business building rehabilitation: 2 Business
3	Improve livelihood through Public Service Activity	2025	2029	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	Citywide	Public Services for Low income and Special Needs		Tenant-based rental assistance / Rapid Rehousing: 400 Households Assisted Homeless Person Overnight Shelter: 800 Persons Assisted

Table 49 – Goals Summary

Goal Descriptions

1	**Goal Name**	Provide Safe, decent affordable housing
	Goal Description	Provide assistance to low to moderate income households with the ability to afford decent housing
2	**Goal Name**	Improve infrastructure and Encourage economic Dev
	Goal Description	Funding and projects will focus on preserving and improving area neighborhoods and districts that are of at least 51% low to moderate income.
3	**Goal Name**	Improve livelihood through Public Service Activity
	Goal Description	Provide up to 15% of the City's annual CDBG funding for public assistance. The activity must either be a new service or continuation of a necessary one. Previous activities have included the funding of the Homeless Coalition's HMIS system or Coordinated Entry

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

The City of Joplin will assist extremely low-income, low-income and moderate income families who meet the existing HUD income restrictions with programs such as new construction, acquisition, and rehab programs for homeowners. It is estimated that the district will serve more than 40 households during the five-year (2025-2029) period.

There are no homebuyer programs targeted to the homeless and homeless persons rental housing is assisted through funding of the Housing Connect program through Coordinated Entry.

SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

There is no Section 504 Voluntary Compliance Agreement, and the Joplin Housing Authority has always complied with the necessity of providing above the minimum number of accessible units in all developments.

Activities to Increase Resident Involvements

All residents are notified via direct mail of any and all public hearings required for any proposed activity as required by HUD for consultation with tenants, as well as other matters affecting their tenancy. The City has also utilized the media (through press releases) to communicate upcoming public meetings and events.

Is the public housing agency designated as troubled under 24 CFR part 902?

No

Plan to remove the 'troubled' designation

Not applicable since the housing authority is not designated as troubled.

SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h)

Barriers to Affordable Housing

Currently the City does not operate a rental inspection program. Converted single family homes, especially in aging neighborhoods, are a significant contributor to the affordable rental housing supply. The supply is concentrated in low to moderate income neighborhoods and according to the most recent CHAS data, rentals with housing condition has persisted since the last Consolidated Plan. A rental inspection program has been developed and can be implemented in the future.

While measures need to be taken to maintain affordable units, measured enforcement through rental inspections would increase investment into maintaining the quality of housing stock, and encourage affordable rental development through reducing turn key supply of already deteriorated stock. In other words, multifamily development can take two years to create quality housing, while converting existing single family housing to rentals occurs on a much shorter timeframe without the incentive to maintain the property at the same standards as larger licensed developments without an inspection program. Inspections and enforcement will have to be measured to not create a sudden disruption in the affordable housing market.

More equitably enforcing the residential maintenance code through an inspection program should encourage quality and relatively affordable multi-family development by creating latent demand. Currently multi-family developments only consist of 9% of the rental stock and price per square foot is at or above the affordable range. The economy of scale of multi-family developments assists in affordability and the same price range in the housing stock is currently being supplied in single family conversion, many times multiple units added to a single unit structure.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The City will also continue its new construction program. This program utilizes HOME funds to provide an income-eligible applicant with a safe, affordable home. The City is normally able to construct between three to five new homes through this type of activity. Through CHDO involvement, the City can enhance rental supply for the needs discussed above.

SP-60 Homelessness Strategy - 91.415, 91.215(d)

Describe how the jurisdiction's strategic plan goals contribute to:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

While the City of Joplin does not directly administer or monitor the Homeless Coalition or its members, the City does cooperate with them in the assessment of homeless needs and the development of future strategies. The Homeless Coalition uses substantial street outreach as part of their strategy and the City funds Coordinated Entry which is used to asses individuals and refer based on need.

Addressing the emergency and transitional housing needs of homeless persons

By placing a focus on the improvement on individual's lives through public service activities, we can hope to improve the emergency shelter and transitional housing needs of those who are homeless. Through our annual contribution to the Homeless Coalition's invoice for their HMIS System, we can help to collect more accurate data on area homeless needs. The City has also provided unfunded support to organization working to enhance the supply of emergency and transitional housing.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

The goal of safe decent affordable housing aims to assist those who may not be able to afford or upkeep their home. The City's annual housing projects may help to assist those who are looking for a place to live or are at risk of becoming homeless. Through our annual contribution to the Homeless Coalition's invoice for their HMIS System and funding Coordinated Entry, we can help to collect more accurate data on area homeless needs. The City is also soon to be finally implementing the HOME-ARP funded development which will hopefully drastically reduce time unhoused due to added units.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

Economic Security Corporation, acting as leas entity for the Homeless Coalition, acts as the referral agency for system of care for publicly funded Institutions. Coordinated entry is operated by Economic

Security as part of the Homeless Coalition. One of the strategic priorities of the new Homelessness Director position is to formulate a coordinated discharge policy for hospitals and jails.

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

The City is currently implementing a Health Home Lead Reduction Program aimed at reducing lead-based paint hazards includes the following activities:

- The evaluation and potential reduction of lead-based paint hazards will be conducted prioritizing homes with children under 6. These homes will be abated using the Healthy Homes Funding.
- A parallel EPA program will be utilized to abate the yard of the homes at the same time.
- All pre-1978 homeowners will be provided the EPA pamphlet “Protect Your Family from Lead in Your Home” regarding potential lead-based paint hazards.
- The Jasper County Health Department and the Joplin City Health Department provides blood lead testing for children between the ages of 6 and 72 months and for pregnant or nursing mothers screening is done through the Women, Infants, and Children (WIC) program and by request.

How are the actions listed above related to the extent of lead poisoning and hazards?

The City of Joplin has a high degree of home constructed prior to 1978, and soils contaminated due to lead mining. These programs will address these hazards directly.

How are the actions listed above integrated into housing policies and procedures?

The City utilizes HUD's LBP policies and procedures into our own policies for all housing projects. On all rehabilitation projects (both housing and commercial) on structures built before 1978, regulations are carefully followed to ensure the safety of the applicant and any workers taking part in the project.

All of the information listed above is located within the Policy and Procedures manuals and/or must be addressed in applications for funding. Tier II environmental reviews will identify whether or not there is potential for lead based paint hazards.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

There are many antipoverty programs offered by local agencies in Joplin area. The antipoverty goals and strategies are to help individuals and families rise above the poverty level, become self-sufficient, and eliminate barriers to success. Local non-profit organizations may be able to apply for funds for new services or quantifiable increase to existing services. The City collaborates though organizations such as the One Joplin Coalition for program delivery. The Once Joplin Poverty Team actively and collaboratively works on projects to meet the goals of eliminating homelessness, reducing area evictions, and enhancing affordable housing supply. Current projects include coordinating street outreach, a landlord/Tenant education program, and a micro-housing pilot program.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

Affordable housing needs are regularly reassessed, and funding adjusted to areas of highest demand. However, providing housing alone cannot address the goal of reducing poverty. Therefore, coordinating with social service providers, education and outreach are the needed components to address poverty and enhance self-sufficiency. This is accomplished through coordination with Coalition partners and sub-recipients to adjust programs to the needs being identified by local non-profits and their clients.

SP-80 Monitoring - 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The Planning, Development, and Neighborhood Services staff shall monitor all Subrecipients to ensure program and regulation compliance. Staff will utilize both desk and on-site monitoring to assess the quality of program performance and subrecipient compliance. Monitoring of Subrecipients shall concentrate on program, financial, and regulatory performance of the subrecipients. In conducting a monitoring review, staff will reference and utilize materials provided by HUD in their Subrecipient Compliance trainings. Staff may also consider relevant information pertaining to a recipient's performance gained from other sources.

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds		Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan $	Narrative Description
				Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	542,295	0	0	0	2,500,000	On average, the City of Joplin receives an approximate $500,000 CDBG allocation annually. These funds will be used to improve infrastructure, encourage economic development, and provide needed public services to residents.	
HOME	public - federal	Multifamily rental new construction Multifamily rental rehab New construction for ownership	529,632	0	0	0	2,500,000	On average, the City of Joplin receives a $500,000 annual HOME allocation. These funds will be used to provide safe, decent, and affordable housing through New Construction and Rehabilitation Activities.	

Program	Source of Funds	Uses of Funds		Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan $	Narrative Description
				Annual Allocation: $	Program Income: $	Prior Year Resources: $	Total: $		
Other	public - federal	Public Improvements Other	3,100,000	0	0	3,100,000	3,100,000	Include remainder of awarded funds and program income from the CDBG-DR program. Program to be closed out during the period of this plan.	

Table 50 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The most recent Housing Study identified potential avenues to increase the funds leveraged. Currently there are existing financing options through State agencies such as MHDC that are not currently utilized at a high rate. Such financing could be utilized if lenders and homebuyers are made more aware of their availability. The City intends to encourage use of private financing with HOME funds in the mix to increase the provision of affordable housing. More program options in offering CHDO homebuyer assistance, in addition to subsidizing construction, can help incentivize homebuilders to adjust to program changes and help difficult to qualify homebuyers. Partial subsidy of construction and homebuyer assistance will spare more funds for other projects, while simultaneously improving a significant difficulty of program participants by qualifying homebuyers. The City is also pusuing the creation of a CDFI using City Use Tax funds. The intent is to drastically increase the ability to leverage dollars through the New Market Tax Credit Program and the Capitol Magnet Fund.

Following the Joplin Tornado, there was a large amount of non-federal assistance in the form of donated dollars to area housing non-profits. Non-profits that work with the Joplin HOME program used these dollars produce a number of HOME eligible projects that were claimed as HOME match. Currently the City of Joplin has a large match credit balance of over $1.5 million. The City continues to earn a limited amount of HOME match through waived permits and parts of HOME projects that are not Federally funded, but relies on match credit to ensure that the program meets match requirements. HOME match was again waived following the pandemic and has allowed the HOME match balance to grow once again. The City has implementing a Use Tax and ARPA funded homeowner rehab program.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City is coordinating with the County to convey lots in the County Trust to affordable housing providers.

Discussion

Using the City's annual allocations over the course of the next year, the City's goal will be to develop and revitalize the low-moderate income areas of the community. The primary area of focus for the Action Plan reporting period is the East Town Neighborhood.

The City of Joplin HOME program largely benefits the Low/Moderate and low-income household. Extremely low-income household are difficult to quality for homeownership and very few if any of the homeowner rehab applicants fall into the extremely low-income category. When an extremely low-income household applies to the homeowner rehab program, they are prioritized based on need. Most extremely low-income household benefit is achieved through the CDBG public service activities, specifically homelessness prevention. In an average year, approximately 200 households are served through coordinated entry and through the Housing Connect program are sheltered or permanently housed.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Provide Safe, decent affordable housing	2020	2024	Affordable Housing	Citywide	Safe Decent Affordable Housing	HOME: $529,632	Homeowner Housing Added: 6 Household Housing Unit Homeowner Housing Rehabilitated: 6 Household Housing Unit
2	Improve infrastructure and Encourage economic Dev	2020	2024	Non-Housing Community Development	SUNSHINE LAMP DISTRICT Census Tract 101	Public Infrastructure and Facility Improvements	CDBG: $475,295	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 600 Persons Assisted Facade treatment/business building rehabilitation: 2 Business
3	Improve livelihood through Public Service Activity	2020	2024	Affordable Housing Public Housing Homeless Non-Homeless Special Needs Non-Housing Community Development	Citywide	Public Services for Low income and Special Needs	CDBG: $67,000	Homeless Person Overnight Shelter: 200 Persons Assisted

Table 51 – Goals Summary

Goal Descriptions

1	**Goal Name**	Provide Safe, decent affordable housing
	Goal Description	New Construction to be completed through coordination with local non-profit organizations such as the principle CHDO, Joplin Economic Housing Development Initiative. Due to the low property values of the area and low area median income, homeownership is difficult to qualify for any but low-income households. Due to marked conditions the Consortium is expanding programing into multi-family development.
2	**Goal Name**	Improve infrastructure and Encourage economic Dev
	Goal Description	Providing for the repair and rehabilitation of infrastructure in the East Town Neighborhood. These infrastructure projects will seek to add sidewalks, improve road conditions, and repair and add sanitary sewer systems. Furthermore, there is a potential economic development activity this action plan to create/retain jobs, including a designed small business loan program.
3	**Goal Name**	Improve livelihood through Public Service Activity
	Goal Description	Assisting the goals of the Homeless Coalition with the purpose of reducing homelessness though reimbursement for the use of their HMIS system and opening dialogues through reimbursement of the Community Housing Resource Board. In addition, funding will be provided to the Homeless Coalition for the Continuance of their Coordinated Entry Program and neighborhood clean-up will receive an allocation to maintain that activity.

AP-35 Projects - 91.420, 91.220(d)

Introduction

Projects for the 2025 Action Plan include administration, public service grants, infrastructure, housing and blighted commercial rehabilitation

#	Project Name
1	CDBG Planning and Admin
2	HOME Planning and Admin
3	Public Service Activities
4	Infrastructure
6	CHDO New Construction

Table 52 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The Coordinated Entry program continues to assist the Homeless Coalition provide services to current needs. Funding will remain at current levels while the observed increase in demand of services is observed. Neighborhood feedback has continued to be in support of neighborhood infrastructure improvements specifically sidewalks north of Broadway in the neighborhood of East Town. HOME funds have been allocated based on past performance and production has increased significantly as a form homebuyer new construction. This year homeowner rehab is unfunded due to the availability of alternative funds. Lack of funding is the most significant obstacle to serving underserved needs. Slum and Blight funds have been expended. The new target area for slum and blight renewal is still in the Sunshine lamp District, however further south than before, one the area received designation. If the area does not received designation, the plan will be amended to move the funds into infrastructure.

AP-38 Project Summary

Project Summary Information

1	**Project Name**	CDBG Planning and Admin
	Target Area	SUNSHINE LAMP DISTRICT Census Tract 101 Citywide
	Goals Supported	Provide Safe, decent affordable housing Improve infrastructure and Encourage economic Dev Improve livelihood through Public Service Activity
	Needs Addressed	Safe Decent Affordable Housing Public Infrastructure and Facility Improvements Public Services for Low income and Special Needs
	Funding	CDBG: $108,459
	Description	
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
2	**Project Name**	HOME Planning and Admin
	Target Area	SUNSHINE LAMP DISTRICT Census Tract 101 Citywide

	Goals Supported	Provide Safe, decent affordable housing Improve infrastructure and Encourage economic Dev Improve livelihood through Public Service Activity
	Needs Addressed	Safe Decent Affordable Housing Public Infrastructure and Facility Improvements Public Services for Low income and Special Needs
	Funding	HOME: $52,963
	Description	
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
3	**Project Name**	Public Service Activities
	Target Area	Citywide
	Goals Supported	Improve livelihood through Public Service Activity
	Needs Addressed	Safe Decent Affordable Housing Public Services for Low income and Special Needs
	Funding	CDBG: $67,000
	Description	Includes activities such as HMIS and Coordinated Entry
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Primary activities to assist extremely low individuals. Mostly single individuals and approximately 200.
	Location Description	Activities will be conducted at all locations of the Homeless Coalition

	Planned Activities	
4	**Project Name**	Infrastructure
	Target Area	Census Tract 101
	Goals Supported	Improve infrastructure and Encourage economic Dev
	Needs Addressed	Public Infrastructure and Facility Improvements
	Funding	CDBG: $356,836
	Description	Public Infrastructure improvements in low to moderate income neighborhoods
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	
5	**Project Name**	CHDO New Construction
	Target Area	Citywide
	Goals Supported	Provide Safe, decent affordable housing
	Needs Addressed	Safe Decent Affordable Housing
	Funding	HOME: $476,669
	Description	Project specific funded activities by a designated CHDO
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 6 household of low to moderate income
	Location Description	Throughout the Consortium

	Planned Activities	

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Infrastructure improvements will be concentrated in the East Town neighborhood located in census tract 101, traditionally an African American neighborhood but not longer the highest concentration.

Geographic Distribution

Target Area	Percentage of Funds
SUNSHINE LAMP DISTRICT	
Census Tract 101	60
Citywide	40

Table 53 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Many of the programs as part of this plan are citywide and household application initiated. Therefore, the remainder of the funds that can be geographically directed are being focused in the target areas of Main Street and Census Tract 101.

Discussion

Census tract 101 encompasses the LMI neighborhood of East Town. This neighborhood is relatively large and has been the focus of Community Development in past plans. The City will continue to focus infrastructure improvements in this neighborhood until infrastructure is satisfactory and indicators in increased investment are measured.

Similarly, the revitalization of the Mainstreet Target area has seen relative success. To progress, funding is allocated in the areas not yet reached to further promote the downtown.

Affordable Housing

AP-55 Affordable Housing - 91.420, 91.220(g)

Introduction

One Year Goals for the Number of Households to be Supported	
Homeless	200
Non-Homeless	12
Special-Needs	
Total	212

Table 54 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	
The Production of New Units	12
Rehab of Existing Units	
Acquisition of Existing Units	
Total	12

Table 55 - One Year Goals for Affordable Housing by Support Type

Discussion

The first year goal of this five year plan is to break ground on the first rental production of the Consortium.

AP-60 Public Housing - 91.420, 91.220(h)

Introduction

The Joplin Public Housing Authority currently manages 275 public housing units and oversees 582 Section 8 Vouchers. The Housing Authority upkeeps their units to an exceptional standard and ensures Section 8 landlord's compliance. The City of Joplin does not directly oversee or manage the Housing Authority.

Actions planned during the next year to address the needs to public housing

The Joplin Public Housing Authority has identified the following goals during the upcoming year: expand the supply of affordable housing; reduce public housing vacancies; leverage private or other public funds to create additional housing opportunities; improve the quality of affordable housing; increase customer satisfaction; conduct outreach efforts to potential voucher landlords; continue to implement voucher homeownership program; promotion of self-sufficiency of residents. Further, the PHA is currently in the process of implementing a Rental Assistance Demonstration to create greater flexibility and cost efficiency in program delivery.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

First, the Housing Authority of Joplin regularly has resident representation on the governing Board. One of the major goals of the housing authority is the promotion of self-sufficiency for their residents. While there are no formal programs for home ownership or assistance within the housing authority, residents do have resources available to them through the City or other area non-profits. The Housing Authority and the Community Development division hope to refer one to two Housing Authority residents to become homeowners through CHDO activities within the next reporting period. This intention to provide CR homebuyer assistance as part of CHDO activity underwriting should help qualify least-well off public housing residents that are determined to be good candidates for homeownership.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The Housing Authority is not designated as troubled.

Discussion

The Joplin Public Housing Authority Director meets quarterly with the Community Development Office to inform both organization on ongoing operations. This is achieved through both the Community Development Planner and the Public Housing Director serving on the Community Housing Resource Board.

AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)

Introduction

Following the Homelessness Strategic Plan, there is a new framework being implemented in the region to enhance the system of care. A regional commission of homelessness has been formed and the CoC will now have dedicated administrative staff.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The Homeless Coalition, which is composed of Joplin area homeless shelter providers, requested funds through the public service grant process to provide assistance with the maintenance of the Homeless Management Information System (HMIS). The system is required by HUD to receive ESG assistance. Through use of the system, the coalition was successful in obtaining funding from ESG program in the previous years. The subcommittee decided that due to the importance of this system, it should be funded on an annual basis, rather than making the coalition re-apply through the public service competition each year. The Coordinated Entry Program is the point of contact with the homeless in assessing need. Due to the importance of this service, the program is also to be funded annually.

Recently, the Coalition street outreach team has quadrupled street outreach from one a month to every week. The City has also recently completed a Homelessness strategic plan. Parallel to the finalization of the pan the City of Joplin Police Department has hired social workers as part of the department to conduct outreach with the homeless at the recommendation of the Chief of Police. This response unit has already greatly enhanced contact with homeless populations.

The Homeless Coalition provided the following information regarding their services:

Prevention

Emergency Shelter

Transitional Housing

Rapid Re-Housing

Permanent Subsidized Supportive Housing

Permeant Housing – Rental and Homeownership

Coordinated Entry assesses homeless need and refers homeless or at risk homeless to appropriate

service providers.

Notes: The Homeless Coalition's outreach efforts will include a variety of strategies to reach people who are living unsheltered. One method will be to host two Project Homeless Connect events per year. (January and July) The events will be advertised through local social service agencies and meal sites. They are set up as a one stop shop event offering information, resources, giveaways, and services on site. All people attending Project Homeless Connect events will be surveyed. The survey collects information about length of homelessness, reasons for homelessness, and tracks a number of indicators.

Outreach also happens once per year when the Point-In-Time count is conducted. (January) Teams of volunteers divide up the communities and known locations in search of people living unsheltered. Volunteers survey people they encounter and offer resource information.

Addressing the emergency shelter and transitional housing needs of homeless persons

As part of the Continuum of Care the Homeless Coalition regularly analyses gaps in homeless need and services. One area needing increased level of service is emergency shelter and transitional housing. To that end Watered Gardens (Coalition Shelter) is establishing a new facility in the former Washington Elementary School for women with children.

The current emergency shelter providers are:

Restoration Life, Souls Harbor, Watered Gardens, Carthage Crisis Center

The current transitional housing providers are:

The H.O.U.S.E. Inc., Economic Security Corporation, Lafayette House, Carthage Crisis Center

Homeless persons receive referral to providers through Coordinated Entry.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

As part of the established Continuum of Care, the Homeless Coalition employs a Point in Time count, and a Housing Inventory Count to specially identify and house/shelter the chronically homeless, families with children, veterans and unaccompanied youth. Veterans, families with children and unaccompanied

youth are tracked monthly and prioritized.

The Homeless Coalition established committees to address chronically homeless, families with children, veterans and unaccompanied youth:

- Services for Homeless Veterans
- Monitoring Committee
- Prioritization Committee

Economic Security Corporation also operates the Chronically Homeless Program as part of the Permeant Subsidized Supportive Service implementation of the Homeless Coalition.

Notes: The Homeless Coalition maintains a Coordinated Entry process abiding by **Policy 5.00 Order of Priority for Permanent Supportive Housing Projects** which outlines how persons experiencing homelessness will be prioritized for housing services in our community. The policy states that the most vulnerable will be prioritized first which would include the chronically homeless.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Coalition Members and area service providers refer at risk of homelessness households to Coordinated Entry. Area service providers include non-profit thrift stores, local hospitals, MO Career Center, Veterans Affairs, the Joplin Health Department and Community Development Office, Preferred Family Healthcare providers and Legal Aid of Western Missouri.

Current homeless prevention service providers include Catholic Charities, Economic Security Corporation, Legal Aid, Bright School District, Futures, Children's Haven, Lafayette House, the Salvation Army and Crosslines.

Legal Aid is instrumental in providing legal services to prevent homelessness due to eviction.

Discussion

The Homeless Coalition has made great strides in their services and programming since the implementation of the Housing Connect Program, and in particular in the last year. The website has been significantly upgraded to be a better resource center and through the recently completed homelessness strategic plan has a framework to better the system of care. The Coalition has better input from Coalition members and the community at large through the formulation of said plan. In their

partnership with the City and area service providers, particular focus will be placed on prevention activities. Specifically, through an existing coalition of area non-profits known as One Joplin, the City will work with area non-profit and for-profit service providers to ensure that persons are not discharged or released into vulnerable situations. Potential partners include the Housing Authority, Freeman Hospital, Mercy Hospital, and Ozark Center.

Non-housing, special needs populations are at the most risk of becoming homeless. In the upcoming year, the City will provide funding towards the Homeless Coalition's HMIS and Coordinated Entry Programs. Coordinated Entry will help those who are risk of becoming homeless be diverted into stable housing or referred to proper service providers.

AP-75 Barriers to affordable housing - 91.420, 91.220(j)

Introduction

The City has Conducted the 2025 Analysis of Impediments to Fair housing and has updated action to be taken under the plan, but the Affirmatively Furthering Fair Housing submittal has been cancelled by Executive order 14192.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The City will has adopted an updated zoning code to be more in line with the 2012 Comprehensive Plan, allow for greater flexibility in housing choice and minimum requirements. Code updates address setback, minimum lot size and minimum housing footprint requirements of the existing code to increase affordable housing supply in older affordable neighborhoods, where old recorded lots make new construction difficult to comply with current code. The Joplin Public Housing Authority has had increasing difficulty in landlords accepting housing choice vouchers as had all hosing providers since the housing shortage. The City has implemented a sizable home rehab program to improve quality of housing stock with funds from the Use Tax and a recently received ARPA grant.

Discussion

HOME funded activities have, particularly CHDO activities, have made great improvement in modifying building plans to create accessible units including, slab on grade foundations and budgeting for on site alterations prior to move in for applicants that require accommodation.

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

The City still has planned activities resulting from a previous prioritization process for a number of action plans to address neighborhood needs, neighborhood revitalization, housing and homelessness.

Actions planned to foster and maintain affordable housing

Further, the creation of a CDFI is currently being implemented (pending grant approval) to enhance resources to increase the provision of affordable housing. The most significant entitlement program change is the inclusion of rental development, however, single family homebuyer activities will still be a significant function of the consortium.

Actions planned to reduce lead-based paint hazards

The City has receive a sizable healthy homes lead reduction grant from HUD. This program will be completed during this five year plan, and will directly abate lead hazards in income qualifying homes.

Actions planned to reduce the number of poverty-level families

The most significant intended avenue to reduce poverty level families is the hope in the creation of a CDFI and access to New Market Tax Credits. NMTC will give the ability to provide incentives to create jobs above the median wages for those positions.

Actions planned to develop institutional structure

The City has expanded involvement with One Joplin, a coalition of non-profits within the City. One Joplin is increasing collaboration and beginning to conceive of low-income and poverty focused projects, both in services and housing. Partnership with this group will help with outreach and programming and allow for excellent delivery of services despite decreasing funding. City staff has representation to the One Joplin steering team and the Community Development Planner is on the One Joplin Poverty Team, and the City staff representative Housing Sub-Committee. The One Joplin Poverty Team Housing Sub-Committee is nearing the end of a planning phase for an affordable micro-home design program, and rental rehabilitation program. This year One Joplin has launched a landlord/tenant education program with the goal of leading to housing policy updates in the future.

Actions planned to enhance coordination between public and private housing and social

service agencies

One Joplin is the local coalition of 40 non-profits and a total of 70 organizations. Each organization sends representatives to the facilitating teams of Health, Human Services, Poverty, Literacy, and Transportation relevant to their organizational mission. The Assistant City Manager sits on the steering team of One Joplin. The city will continue it's partnership with the Consortium Community Development Housing Organization, the Joplin Economic Housing Development Initiative (JEHDI).

Discussion

As mentioned in other sections in this plan, the Use Tax and ARPA funds are being used to fund activities in addition to the resources available to Community Development activities related to Housing, Homelessness, neighborhood services and neighborhood revitalization.

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG)
Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan
3. The amount of surplus funds from urban renewal settlements
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.
5. The amount of income from float-funded activities

Total Program Income

Other CDBG Requirements

1. The amount of urgent need activities

HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:
   The City has policies in place so sub-recipients can offer HOME funds for owner-occupied rehabilitation on a forgivable loan basis and offers homebuyer's subsidies to allow affordable homes to low- and moderate-income homebuyers through the CHDO activity. Homebuyer assistance through CHDO's are offered through the CHDO and do not exceed the 10% threshold for HOME investment, but most activities are development subsidies that are rolled into a perm loan by the developer to the homebuyer.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

The CITY shall have the right to review and audit all records of any DEVELOPER pertaining to any payment by the CITY. Said records shall be maintained for a period of five years after the project completion date. Except, for documents imposing Resale/Recapture restrictions which must be retained for Five years after the affordability period terminates [92.508 (c)(2)].

The HOME-assisted housing must meet the affordability requirements for not less than the applicable period specified in the following table, beginning after project completion.[92.254 (a)(4)].
The DEVELOPER shall assure that any NOTES and MORTGAGES recorded for homebuyers shall be in compliance with 24 CFR 92.254 and that the DEVELOPER will monitor each unit for principal residency (under 92.254(a)(3)) and resale/recapture (under 92.254 (a)(4) – (5)).

A copy of the City's current Deed Restriction and Covenant is found in the Appendices of this Plan

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

The PJ has structured the CHDO's and JEHDI recapture provisions based on the amount of HOME assistance that enables the homebuyer to purchase the unit. The period of affordability will be based upon the total amount of HOME funds subject to recapture [CFR 24 92.254(a)(5)(ii)]. The following chart outlines the funding limits and period of affordability.

When the recapture requirement is triggered by a sale (voluntary or involuntary) of the housing unit, the amount recaptured cannot exceed the net proceeds, if any. The net proceeds are the sales price minus superior loan repayment (other than HOME funds) and any closing costs [CFR 24 92.254(a)(5)(ii)(A)]. The program will use a deed restriction to enforce the recapture provisions.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

   The City currently has no plans to use HOME funds for such refinancing.

5. If applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209(c)(2)(i) and CFR 91.220(l)(2)(vii)).

   NA

6. If applicable to a planned HOME TBRA activity, a description of how the preference for a specific category of individuals with disabilities (e.g. persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2)(ii) and 91.220(l)(2)(vii)).

   NA

7. If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253(d)(3) and CFR 91.220(l)(2)(vii)). Note: Preferences cannot be administered in a manner that

limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105(a).

Rental production will not have a preference unless it is a requirement of another source of funding that is part of the development.

Appendix - Alternate/Local Data Sources

Sort order	Type	Data Source Name	List the name of the organization or individual who originated the data set.	Provide a brief summary of the data set.	What was the purpose for developing this data set?	Provide the year (and optionally month, or month and day) for when the data was collected.	Briefly describe the methodology for the data collection.	Describe the total population from which the sample was taken.	Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?	What time period (provide the year, and optionally month, or month and day) is covered by this data set?	What is the status of the data set (complete, in progress, or planned)?
<TYPE=[pivot_table] VERSION=[2] REPORT_GUID=[884DC1E44796F035A521FE96F1A3ABF2]>												

THE JOPLIN GLOBE

(First Published December 3, 2...

(First Published December 3, 2024) PUBLIC NOTICE City of Joplin Planning, Development and Neighborhood Services 602 S Main St, Joplin, MO 64801, 417-624-0820 The City of Joplin is developing the five year Consolidated Plan (FY 2025-2029) and one year Action Plan (FY 2025) for submission to the U. S. Department of Housing Urban Development (HUD). The Community Development Block Grant (CDBG) Program and the Home Investment Partnerships (HOME) Program sets forth three (3) basic goals to developing viable urban communities: 1) providing decent housing, 2) providing a suitable living environment and 3) expanding economic opportunities, primarily for low and moderate income persons. The estimated amount of CDBG funds to be received for fiscal year 2025 is $542,295.00. The estimated amount of HOME fund to be received for fiscal year 2020 is $529,632.00. All dollar amounts are contingent upon confirmation from HUD. The City of Joplin is an entitlement city for the CDBG program and a participating jurisdiction in the HOME program. CDBG and HOME funding must primarily be used for activities that benefit low and moderate income persons. A public meeting will be held on Thursday, December 19, 2024, from 4:00 p.m. to 7:00 p.m., at the Minnie Hackney Community Center at 110 South Main Street. The purpose of this meeting will be to discuss and provide an opportunity to comment on proposed activities, program performance and obtain views of citizens on housing, non-housing and community development needs, and goal setting for the development of the five year Consolidated Plan and one-year Action Plan. Any individual, group or agency is encouraged to submit written comments on the draft 2025 â€" 2029 Consolidated Plan and previous program performance. The public comment period will begin on Friday, December 20th and end on Monday, January 20th, 2025. Any comments received during this period will be considered by the City of Joplin prior to authorizing a submission for request of release of funds. Comments should be sent to the Planning Development&Neighborhood Services office listed above or to Thomas Walters, at twalters@joplinmo.org. Copies of the draft FY2025 Action Plan will be available at the public meeting or during the comment period (upon request). All plans can be reviewed on the 4th Floor of Joplin City Hall at 602 S. Main St. Joplin, MO 64801 and at the Joplin Public Library located at 1901 E 20th St. For additional information, please contact Thomas Walters at (417) 624-0820 ext. 1539. If you are in need of disability related auxiliary aids or services, please contact the City Clerk's office at (417)624-0820 Ext. 1220. Forty-eight (48) hours notice is necessary to make arrangements for the aids or services. Troy Bolander Director of Planning, Development&Neighborhood Services (159)

Posted Online 6 weeks ago

THE JOPLIN GLOBE
DEPT 1220
PO BOX 4268
HOUSTON TX 77210-4268
(417)623-3480
Fax (417)623-1188

ORDER CONFIRMATION

Salesperson: SHARON FITZJOHN — Printed at 01/29/25 13:32 by sfitz

---

Acct #: 4186 — Ad #: 995071 — Status: New WHOLD

CITY OF JOPLIN
FINANCE DEPARTMENT
602 S MAIN STREET
JOPLIN MO 64801

Start: 01/30/2025 Stop: 01/30/2025
Times Ord: 1 Times Run: ***
STD 2.00 X 4.08 Words: 461
Total STD 8.50
Class: 147 LEGALS
Rate: LD Cost: 325.50
Affidavits: 1
Ad Descrpt: LEGAL 245/FEB 10 MEETING
Descr Cont: (FIRST PUBLISHED JANUARY
Given by: THOMAS WALTERS
P.O. #:
Created: sfitz 01/29/25 13:23
Last Changed: sfitz 01/29/25 13:32

Contact: LESLIE HAASE
Phone: (417)624-0820
Fax#: (417)624-4620
Email: LDunn@Joplinmo.org
Agency:

PUB	ZONE	EDT	TP	START	INS	STOP	SMTWTFS
JG	A	97	W	Thu 01/30/25	1	Thu 01/30/25	SMTWTFS
INET	A	10	W	Thu 01/30/25	1	Thu 01/30/25	SMTWTFS

AUTHORIZATION

Thank you for advertising in The Joplin Globe, our related publications and online properties. If you are advertising in The Joplin Globe classifieds, your ad will begin running on the start date noted above.

Please be sure to check your ad proof for any corrections. Although we are happy to make corrections during our regular business hours, you are responsible for checking your ad proof prior to the publish date. Also, we reserve the right to edit or reclassify your ad to better serve buyers and sellers.

We appreciate your business.

_____ _____
Name (print or type) Name (signature)

(CONTINUED ON NEXT PAGE)

THE JOPLIN GLOBE
DEPT 1220
PO BOX 4268
HOUSTON TX 77210-4268
(417)623-3480
Fax (417)623-1188

ORDER CONFIRMATION (CONTINUED)

Salesperson: SHARON FITZJOHN Printed at 01/29/25 13:32 by sfitz

---

Acct #: 4186 Ad #: 995071 Status: New WHOLD WHOL

(First Published January 30, 2025)
PUBLIC NOTICE
City of Joplin Planning, Development and Neighborhood Services
602 S Main St, Joplin, MO 64801, 417-624-0820

The City of Joplin is developing the five year Consolidated Plan (FY 2025-2029) and one year Action Plan (FY 2025) for submission to the U. S. Department of Housing Urban Development (HUD). The Community Development Block Grant (CDBG) Program and the Home Investment Partnerships (HOME) Program sets forth three (3) basic goals to developing viable urban communities: 1) providing decent housing, 2) providing a suitable living environment and 3) expanding economic opportunities, primarily for low and moderate income persons.

The estimated amount of CDBG funds to be received for fiscal year 2025 is $542,295.00. The estimated amount of HOME fund to be received for fiscal year 2025 is $529,632.00. All dollar amounts are contingent upon confirmation from HUD. The City of Joplin is an entitlement city for the CDBG program and a participating jurisdiction in the HOME program. CDBG and HOME funding must primarily be used for activities that benefit low and moderate income persons.

A public meeting will be held on Monday, February 10, 2025, from 11:30 a.m. to 12:30 p.m., at the virtual meeting of the Homeless Coalition, with a in person attendance available at the 4th Floor Conference Room of Joplin City hall, located at 602 S Main St. Joplin, MO 64801. The purpose of this meeting will be to discuss and provide an opportunity to comment on proposed activities, program performance and obtain views of citizens on housing, non-housing and community development needs, and goal setting for the development of the five year Consolidated Plan and one-year Action Plan.

Any individual, group or agency is encouraged to submit written comments on the draft 2025 - 2029 Consolidated Plan and previous program performance. The public comment period will begin on Tuesday, February 11th and end on Thursday, March 14th, 2025. Any comments received during this period will be considered by the City of Joplin prior to authorizing a submission for request of release of funds. Comments should be sent to the Planning Development & Neighborhood Services office listed above or to Thomas Walters, at twalters@joplinmo.org. Copies of the draft FY2025 Action Plan will be available at the public meeting or during the comment period (upon request). All plans can be reviewed on the 4th Floor of Joplin City Hall at 602 S. Main St. Joplin, MO 64801. For additional information, please contact Thomas Walters at (417) 624-0820 ext. 1539. If you are in need of disability related auxiliary aids or services, please contact the City Clerk's office at (417)624-0820 Ext. 1220. Forty-eight (48) hours notice is necessary to make arrangements for the aids or services.

Troy Bolander
Director of Planning, Development & Neighborhood Services

(245)

From: Josh Shackles
To: Walters, Thomas
Subject: Consolidated Plan Comments
Date: Monday, February 10, 2025 12:00:16 PM

This email originated outside our network. If it is unsolicited or unexpected, please delete. If expected, use caution when opening any links or attachments.

I agree with the allocations and programs included in the consolidated plan.

From: Shonna Greninger
To: Walters, Thomas
Subject: COMMENTS
Date: Monday, February 10, 2025 12:00:02 PM

This email originated outside our network. If it is unsolicited or unexpected, please delete. If expected, use caution when opening any links or attachments.

We need more affordable housing !!!!

Thank you for your heart work,

Shonna Greninger
Housing Resource Coordinator
Housing Connect
302 South Joplin Ave.
Joplin, Mo. 64802
417-627-2039