

**HIGH POINT COMMUNITY DEVELOPMENT
COMMITTEE MEETING
Tuesday, April 7, 2026 - 4:00 PM
Municipal Office Building
211 S. Hamilton Street
High Point, NC 27260**

Community Development Committee - Council Member Tyrone Johnson, Chair

CALL TO ORDER

Chair Johnson called the Meeting of the High Point Community Development Committee to order at 4:00 p.m. and stated that all Committee members were present except for Council Member Vickie McKiver.

Present: Chair Tyrone Johnson, Council Member Tim Andrew, and Council Member Chris Williams

Absent: Council Member Vickie McKiver

PRESENTATION OF ITEMS

- 2026-105 **Consideration of the Draft 2026 Annual Action Plan**
City Council is requested to consider the Draft 2026 Annual Action Plan, schedule a public hearing for April 20, 2026, and authorize the appropriate City Official(s) to execute all necessary documents.

Thanena Wilson, Community Development and Housing Director, presented the Draft 2026 Annual Action Plan. Ms. Wilson explained that the plan outlines the proposed use of federal Community Development Block Grant and HOME funds and must be submitted to HUD by May 15. She noted that the draft plan had already been published for a required 30-day public review period using estimated funding amounts due to delayed federal allocations. She further stated that updated allocation figures were received on Friday and that she had provided the committee with both a clean version and a marked-up version reflecting those updates. She outlined the contingency provision allowing updates once final allocations are received. Ms. Wilson reviewed the revised budget figures, including a total CDBG allocation of \$865,552 with program income and a HOME allocation totaling \$442,138.52. She highlighted adjustments to CHDO activities and operating support, as well as funding for homebuyer education and down payment assistance. She emphasized that the plan represents approximately \$1.3 million in total investment focused on affordable housing development and preservation, homeownership opportunities, and assistance programs for vulnerable residents.

Council Member Andrew asked whether there was capacity to add new CHDO organizations. Ms. Wilson responded that the City is currently working with three organizations and does not have the capacity to take on additional groups due to

limited funding requirements and distribution constraints.

A motion was made by Chair Johnson, seconded by Council Member Andrew, to approve agenda Item 2026-105.

The motion passed with the following vote:

Aye: Council Member Johnson, Council Member Andrew, Council Member Williams

Nay: None

Absent: Council Member McKiver

2026-106 **Consideration of the 2027 Urgent Repair Program Policies and Procedures**

City Council is requested to consider the 2027 Urgent Repair Program Assistance Policy and 2027 Urgent Repair Program Procurement and Disbursement Policies and authorize the appropriate City Official(s) to execute all necessary documents.

Thanena Wilson, Community Development and Housing Director, stated this item is regarding the 2027 Urgent Repair Program Policies and Procedures. She explained that there were no substantive changes to the existing policies. She said that eligible residents may still receive up to \$15,000 for urgent repairs, forgiven at a rate of \$5,000 per year. She requested authorization to make an administrative adjustment once updated income limits are released. She also confirmed that procurement and disbursement procedures would remain unchanged. Ms. Wilson reported that the program received \$137,500 in funding, with an additional \$10,000 match from the General Fund for a total of \$147,500.

A motion was made by Chair Johnson, seconded by Council Member Andrew, to approve agenda item 2026-106.

The motion passed with the following vote:

Aye: Council Member Johnson, Council Member Andrew, Council Member Williams

Nay: None

Absent: Council Member McKiver

During additional discussion, Council Member Williams asked about funding for Operation Inasmuch. Ms. Wilson explained that funding comes from Core City redevelopment funds, with \$400,000 allocated to Community Development and \$100,000 designated per event. Council Member Johnson asked whether unused funds could support additional events. Ms. Wilson stated that while funding is allocated

up to \$100,000 per event, costs have increased over time and currently support one event per year, though there is interest in expanding back to two events in the future.

ADJOURNMENT

Council Member Andrew noted that the County will have a Budget Town Hall regarding property taxes at Congdon Yards on Friday at 5:30 p.m.

There being no further business to come before the Community Development Committee, the meeting adjourned at 4:12 p.m.

Respectfully Submitted,

Tyrone Johnson, Chairman

Attest:

Sandra Keeney, City Clerk