

Presentation Overview

This presentation will cover the following plan elements:

- Core Value & Flan Outline
- Overall Progress To Date
- 10-year Target Review
- Drafting the Housing Action Plan
- Schedule
- Q&A







Consultant Team Progress Last 30 Days

Research & Review

- Continued to catalogue the city's housing strategies, interventions, implementation plans, and best practice
- Completed research on best practices for Resources & Financing and AHRP/NOAH Working Committee

Data Analysis

- Continued Collaboration
 with City's Data
 Committee
- Finalized 10-Year Housing Needs/Projections.

Task Force/ Working Groups

- Reviewed all (7) Task Force/Working Committee Recommendation Reports - Met with (4) Chairs to Review Reports [Total of 101 Recommendations]
- Facilitated (1) monthly meeting with (7) Task Force/Working Group Chairs to review top recommendations and discuss emerging themes for HAP [2 Total]

External Stakeholder Engagement

Housing Action Plan

Briefings as follows:

1 Assessment of Fair Housing Briefing

1 Housing Advisory Board Briefings [3 Total as of 9/5/18] Completed:

2 versions of Draft Plan

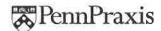
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10-Year Targets

Housing Advisory Board, 9/5/2018

Vincent Reina, Arthur Acolin & Claudia Elzey



1. METHOD

Task: set housing goals for the HAP

Step 2 - Determine preservation and replacement needs based on severe cost burden, substandard housing conditions, and affordable housing at risk of subsidy expiration

Severely cost burdened, Census Bureau

83,000 renters and 42,000 owners

Office of Property Assessment



25,000 units below average condition, plus 1,000 additional units/year





14,500 units at risk of subsidy expiration

TPennPraxis

1 METHOD

Task: set housing goals for the HAP

Step 3 - Adjust preservation targets based on current levels of service + reasonable increases in

BSRP and AMP programs



24,000 affordable units would receive basic system repairs or adaptive modifications at current service rates

Homestead, LOOP, and HPLP programs



5,500 workforce units would receive repairs or tax relief at current service rates

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2. TARGETS

Ownership Units

GROUP	AMI	INCOME	PRESERVED UNITS	'NEW' UNITS
Homeless				
Affordable	<30%	\$0-25k	20,000	
	30-50%	\$25-42k	2,000	
	50-80%	\$42-67k	2,000	6,000
Workforce	80-120%	\$67-100k	5,500	4,000
Market-Rate	>120%	\$100k+		7,500
TOTAL	See Village		29,500	17,500

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2. TARGETS

Rental Units'

GHOUP		INCOME	PRESERVED UNITS	'NEW' UNIT
Homeless				2,500
Affordable	<30%	\$0-25k	18,000	1,400
	30-50%	\$25-42k	6,000	4,200
	50-80%	\$42-67k	10,000	1,400
Workforce	80-120%	\$67-100k		2,000
Market-Rate	>120%	\$100k+		7,500
TOTAL		Tesa Single	34,000	19,000

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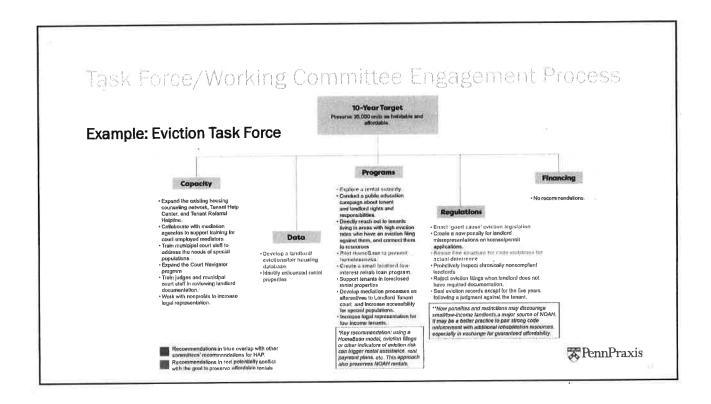
Task Force/Working Committee Engagement Process

Task: Monthly Meetings with Task Force/Working Committee Chairs

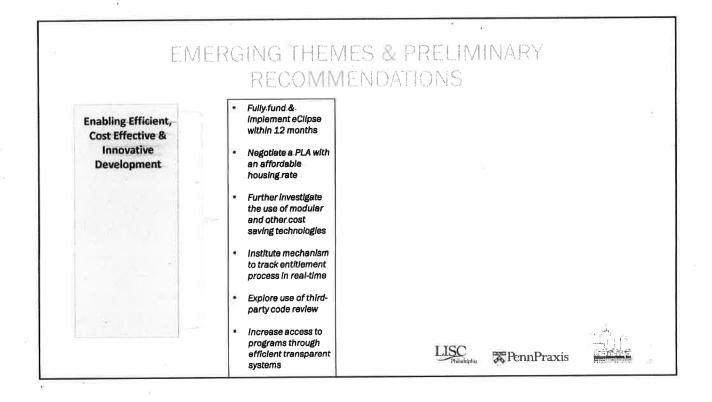
- 1: Leverage Work of Seven Committees
- 2: Identify & Address Any Overlaps Between Recommendations
- 3: Ensure Strategies and Recommendations are Aligned To Meet City's 10 Year Housing Targets







EMERGING THEMES & PRELIMINARY RECOMMENDATIONS Increase local funding for HTF Create a **Providing Pathways Encouraging** mechanism to to Homeownership, Establish a Closing Cost & **Equitable Economic** capture the value of up-zoning or density Down Payment Loan Fund Wealth Building & **Growth without** Increases **Strong Diverse** Displacement Provide Homeowner Communities Targeted Home Education & Counseling **Buying Incentives** Walve First Time Homebuyer Transfer Realty Increase Tangled Title Program Utilize publicly held Maintain Affordability of Homes Upon Title Transfer land for affordable housing LISC ₩PennPraxis



Schedule

May 2018 - August 2018

- · Initial Goals Established
- Best Practice Review and Research
- Task Force/Stakeholder Groups Develop Priority Recommendations
- Housing Plan Team Meetings with Task Force/Working Group Chairs
- Housing Advisory Board Review (June & August)

September 2018

- Housing Advisory Board Review
- Draft Plan Complete
- Stakeholder, HAB and City Council Briefings
- · Goals Finalized

October 2018

- Housing Advisory Board Review
- Final Plan Complete
- Implementation



Contact:

Q&A

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