



ARLINGTON  
VIRGINIA

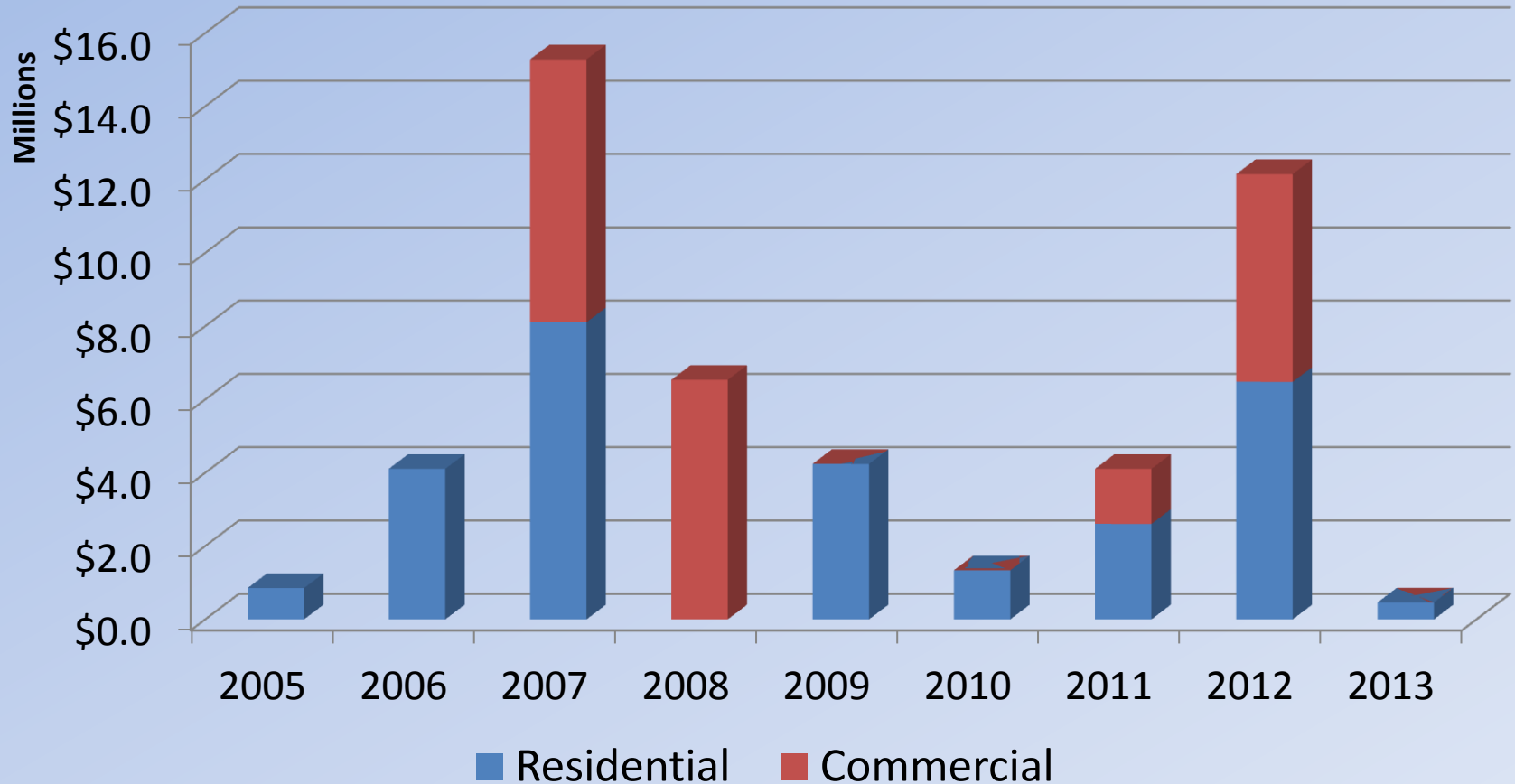
## Affordable Housing Goals and Targets, Part 2

# Affordable HOUSING Study

May 23, 2013

# Cash Contribution from Planning Tools

**ANNUAL AHIF CONTRIBUTION**  
Anticipated and Paid



**TOTAL CONTRIBUTION SINCE 2005 = \$49,071,5648**

# Goal 1: Balanced Assistance

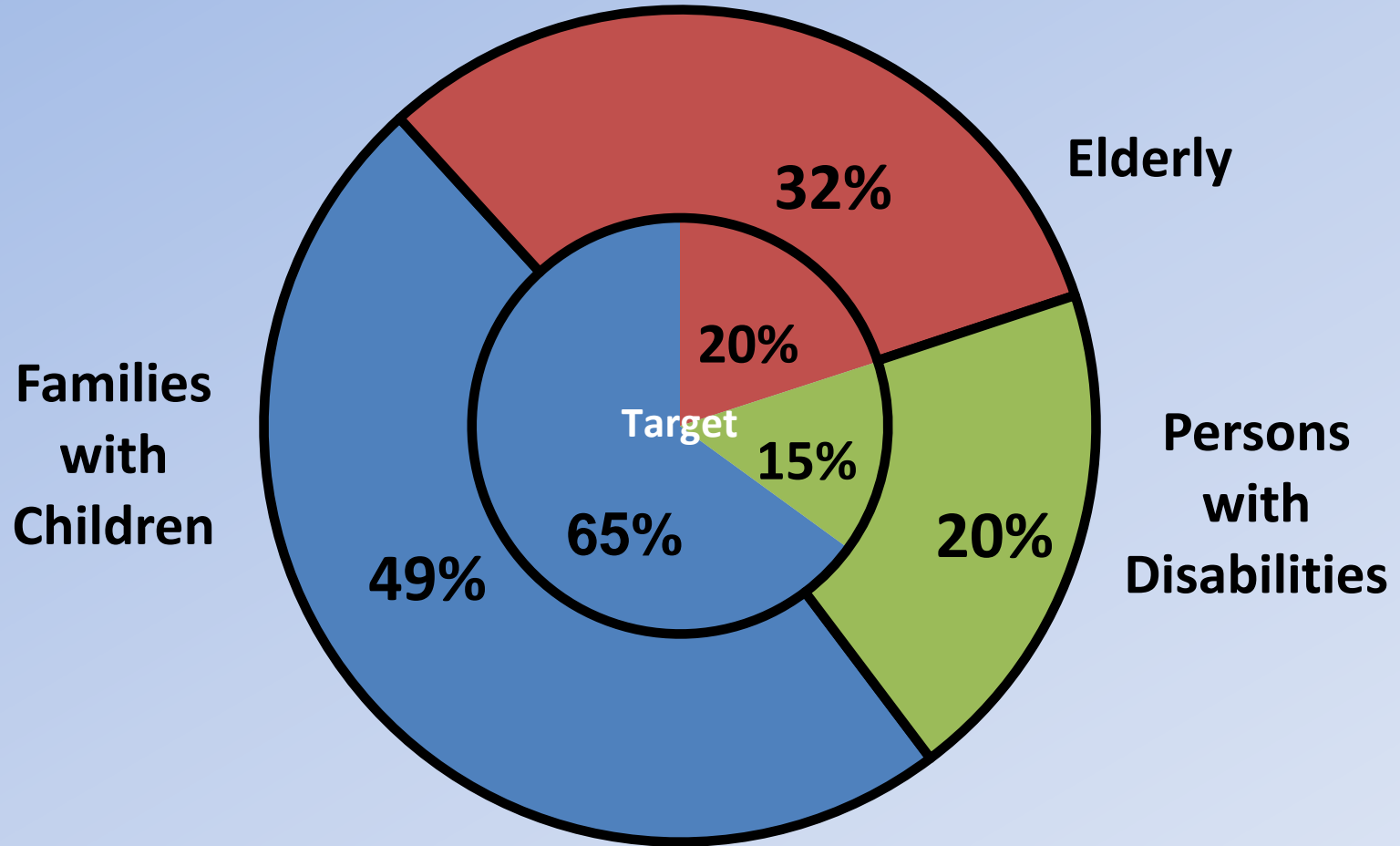
Balance support for the elderly and persons with disabilities with a transitional safety net for families with children.

**Target 1A:** Provide assistance to priority households in the following proportions by FY 2015:

- 65% Families with Children
- 20% Elderly
- 15% Persons with Disabilities

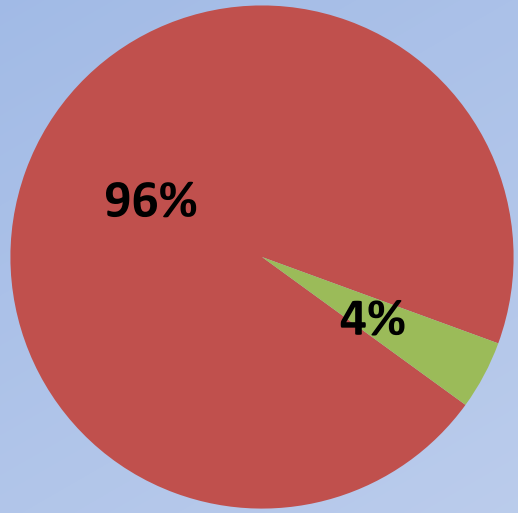
# Goal 1: Balanced Assistance

## Target 1A

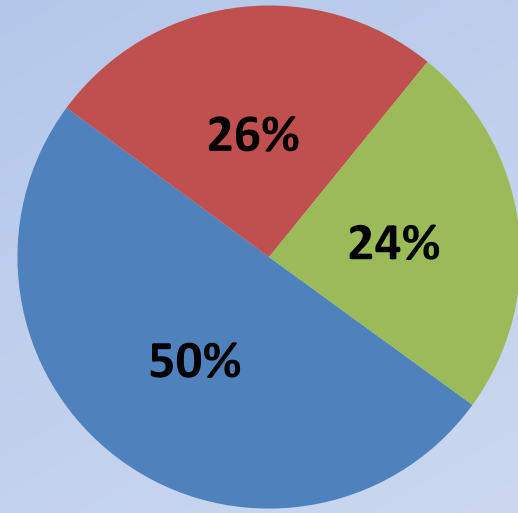


# Goal 1: Balanced Assistance

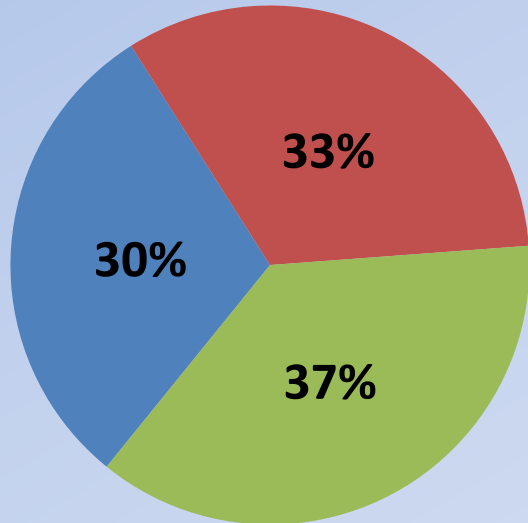
## Real Estate Tax Relief



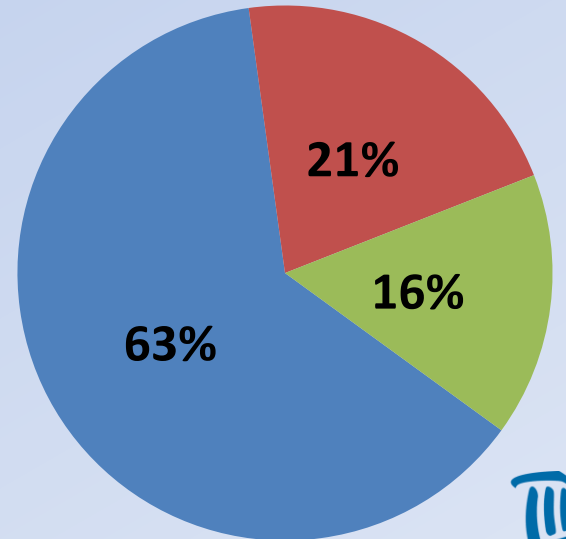
## Housing Choice Vouchers



## Housing Grants



## Housing Units



Targets: ■ 65% Families ■ 20% Elderly ■ 15% Disabled



# Goal 1: Balanced Assistance

- Intent: To establish priorities for target population groups.
- Divides housing assistance into three categories that sum 100%.
- Who is not included?
- For consideration: Establishing targets based on housing need for specific population groups.

# Goal 2: Prevent and End Homelessness

## Who is Homeless in Arlington?

1. An individual or family who lacks a fixed, regular, and adequate night time residence.
2. An individual or family who will imminently lose their primary night time residence.
3. Unaccompanied youth under 25 years of age, or families with children and youth, but who are moving from residence to residence or couch to couch.
4. Any individual or family who are fleeing domestic violence or other abusive conditions.

# How do we measure homelessness?

- Annual Point in Time “Head Count” Survey – every January.
- Arlington Public Schools count of homeless children.
- 100 Homes Campaign Registry – began Oct. 2011
- Monthly reporting in shared database by all agencies working with homeless populations – Homeless Management Information System (HMIS).





# How big is the problem in Arlington?

## Point in Time Survey, January 2013

- Total number of homeless persons counted in 2013: **479**
  - **266** single adults
  - **2** children in household with only children
  - **211** adults/children in families
- Bad news: **6% increase** in total **since 2012** (451 counted)
- Good news: **6% decrease** in total since 2009 (511 counted)
- Alexandria and Fairfax both decreased from 2012 to 2013 – Alexandria by 22% and Fairfax by 12%
- Largest share of homeless relative to total population, after DC. Arlington: .22%; DC: 1.09%; Alexandria: .19%; Fairfax: .12%



# We have a plan and the means to do something about it

## 10 Year Plan To End Homelessness

- Adopted by Board in 2006, launched in 2008
- Over 100 stakeholders from 50+ public, private and faith-based community organizations.

### Basic Principles:

- “Housing First”
- Systems approach
- Coordination among non-profits & County
- Pool resources
- Reduce time in shelter
- Attach services to housing

# What does it mean to “End Homelessness?”

- **INCREASE:** The supply of affordable housing
- **PREVENT:** Homelessness at every opportunity
- **MOVE:** Individuals and families from the streets and shelters quickly into permanent, stable housing
- **PROVIDE:** The vital services that households need to maintain their housing



# Target 2A: Reduce the number of unsheltered homeless by half by 2015

FY 2010	FY 2011	FY 2012	FY 2013	% change from 2010
223	137	131	146	-35%



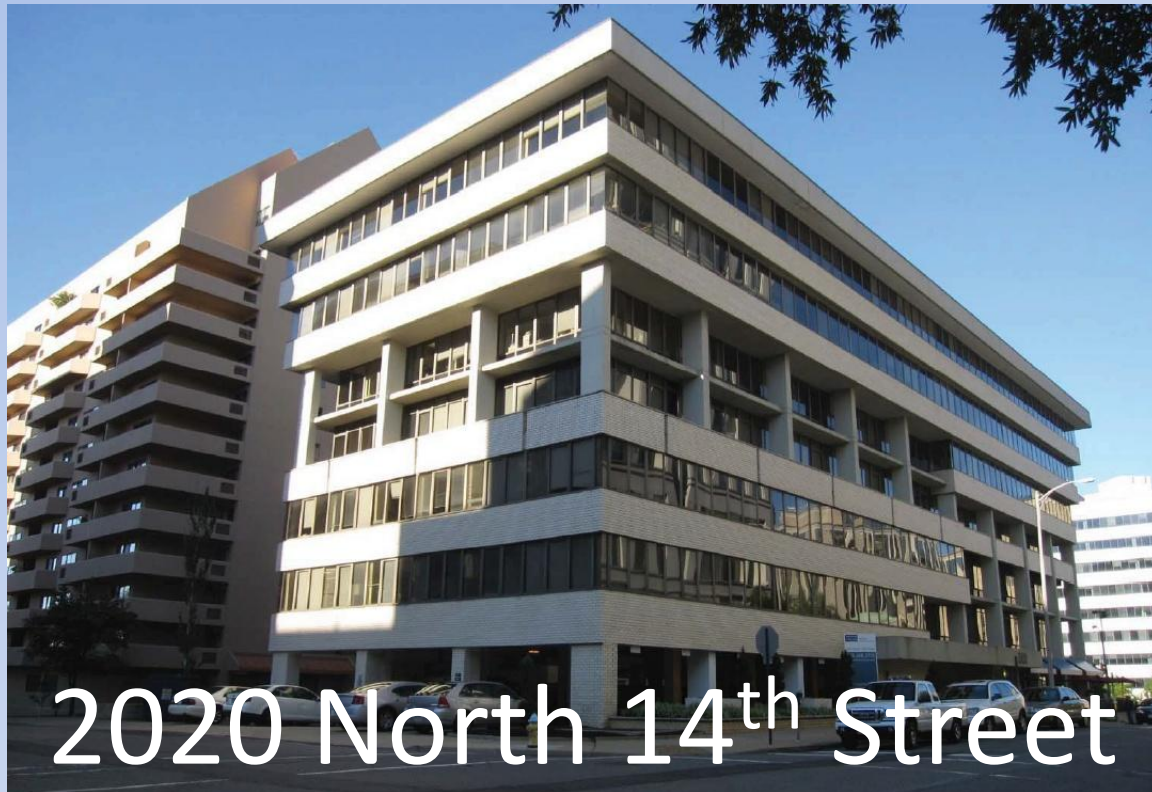
*October 19, 2011*



*May 1, 2013*

Mr. Netting, 100 Homes Initiative

**Target 2B:** Create a Comprehensive Homeless Service Center to serve homeless individuals by 2015, to include up to 50 year-round shelter beds that employ best practices to move homeless people to permanent housing.



2020 North 14<sup>th</sup> Street

- On target!



# Additional Accomplishments Since 2008

- 44% decrease in Veteran homelessness from 2009 (25) to 2013 (14).
- 55 individuals housed as part of the 100 Homes Campaign.
- \$1 million private-public partnership committed to 100 Homes Campaign.
- Opened Mary Marshall Assisted Living Residence – 52 low-income, disabled seniors.



# Housing Assistance for Homeless and Low-Income Households

- **Shelters** - Temporary housing.
- **Transitional housing** - Rental subsidy and case management services for up to 24 months.
- **Homeless Prevention and Rapid Re-housing**  
Short term financial assistance, housing location, and case management service.



# Housing Assistance for Homeless and Low-Income Households

- **Permanent Supportive Housing** - Rental assistance and case management for persons with disabilities in permanent, affordable apartments.
- **Housing Grants** - Rental subsidy for low income households so that they can afford to rent in Arlington.
- **Housing Choice Voucher** - Federal rental subsidy for low income households.





# Other Housing Assistance Tools

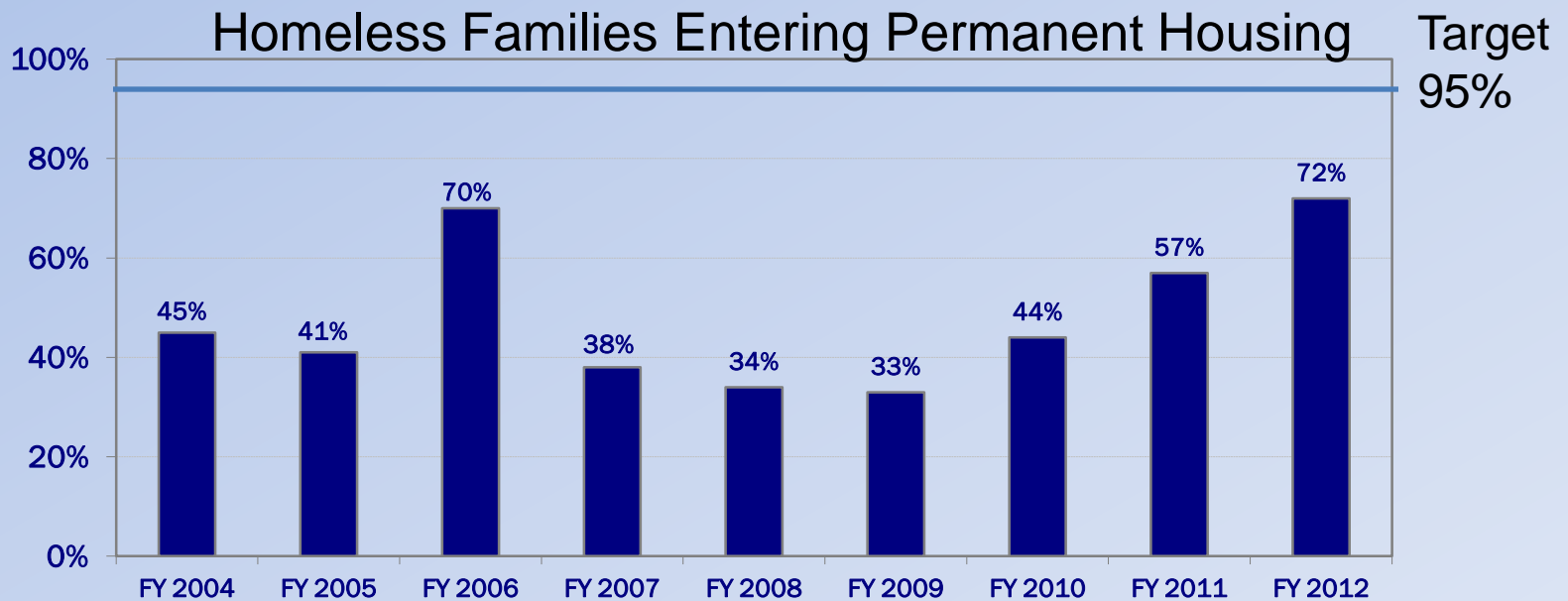
- **Real Estate Tax Relief** - Provide real estate tax relief exemptions and deferrals to low and moderate income homeowners, 65 years of age or older or permanently disabled.
- **Group Homes** - Residential congregate living services for persons with disabilities. On-site services based on individual need level.
- **Independent and Assisted Living Services for the Elderly** - Culpepper Garden and Mary Marshall Assisted Living Residence



**Target 2C:** Increase the number of homeless individuals and families moving into permanent housing through housing grants and supportive housing, with an increase in the supply of permanent supportive housing units to 425 by FY 2015.

FY	Available beginning of FY	Units coming available during FY	Total
2010	169	13	182
2011	182	16	198
2012	193*	38	230
2013	230	28	258

**Target 2D:** Provide permanent housing to at least 95% of sheltered homeless elders and families with children and for 65% of sheltered homeless persons with disabilities by 2015.



# Target 2D

Sheltered Persons with Disabilities Entering Permanent Housing

FY	Leaving Shelter	Entering PH	Percentage	Target
2010	70	36	51%	65%
2011	52	12	23%	
2012	74	20	27%	

Sheltered Persons 62 or Older Entering Permanent Housing from Year-Round Shelter.

FY	Leaving Shelter	Entering PH	Percentage	Target
2011	7	2	29%	95%
2012	4	3	75%	

# Goal 6: Serious Housing Need

Reduce the number of households in serious housing need.

Serious Housing Need = Households earning below 40% of median income who pay more than 40% of their income on rent.

Households receiving Housing Grants (average)

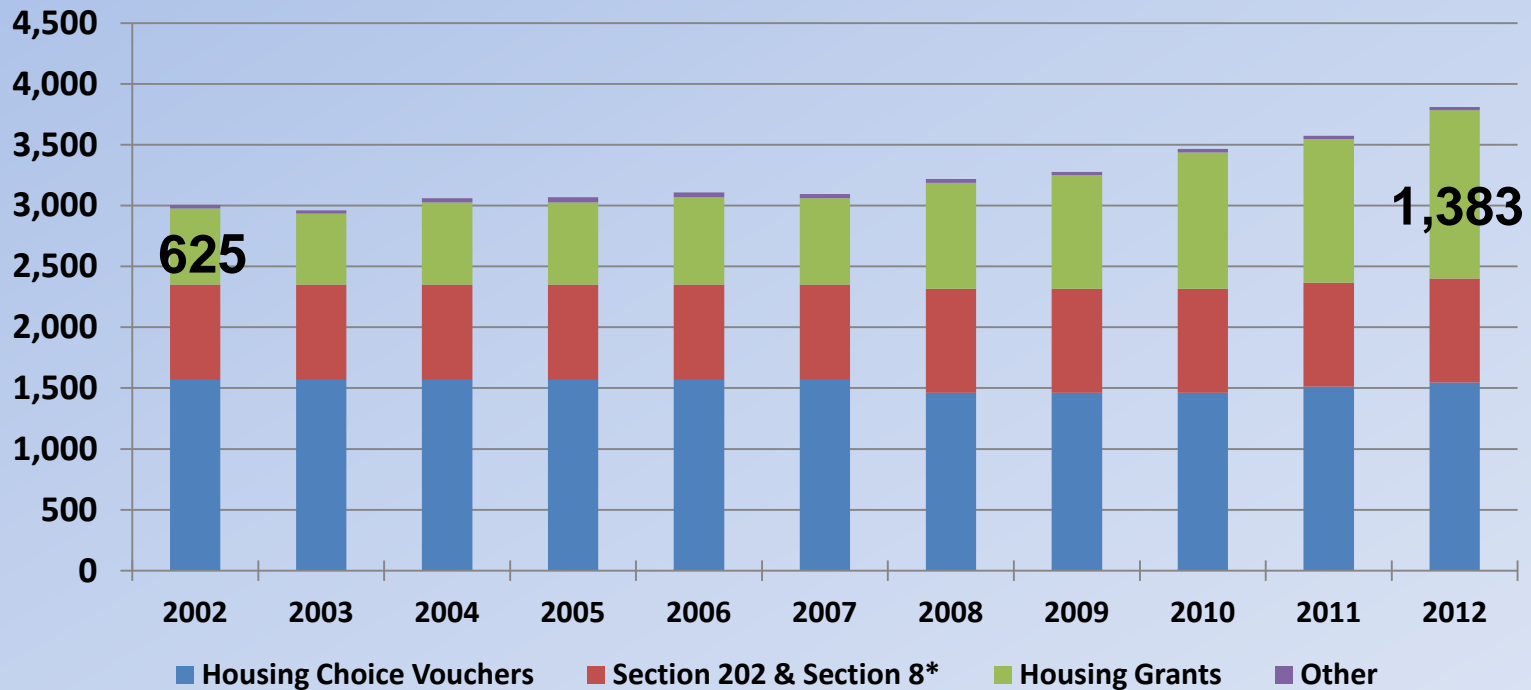
FY 2008	FY 2009	FY 2010	FY 2011	FY 2012	FY 2013	% change from 2008
737	833	944	1044	1142	1176 (9 mos)	55%

Households receiving Housing Choice Vouchers

FY 2009	FY 2010	FY 2011	FY 2012	% Change from 2009
1,302	1,356	1,369	1,382	6%

**Target 6A:** Strive to provide rental assistance to 100% of the eligible households requesting rental assistance.

**Households Receiving Rental Assistance**

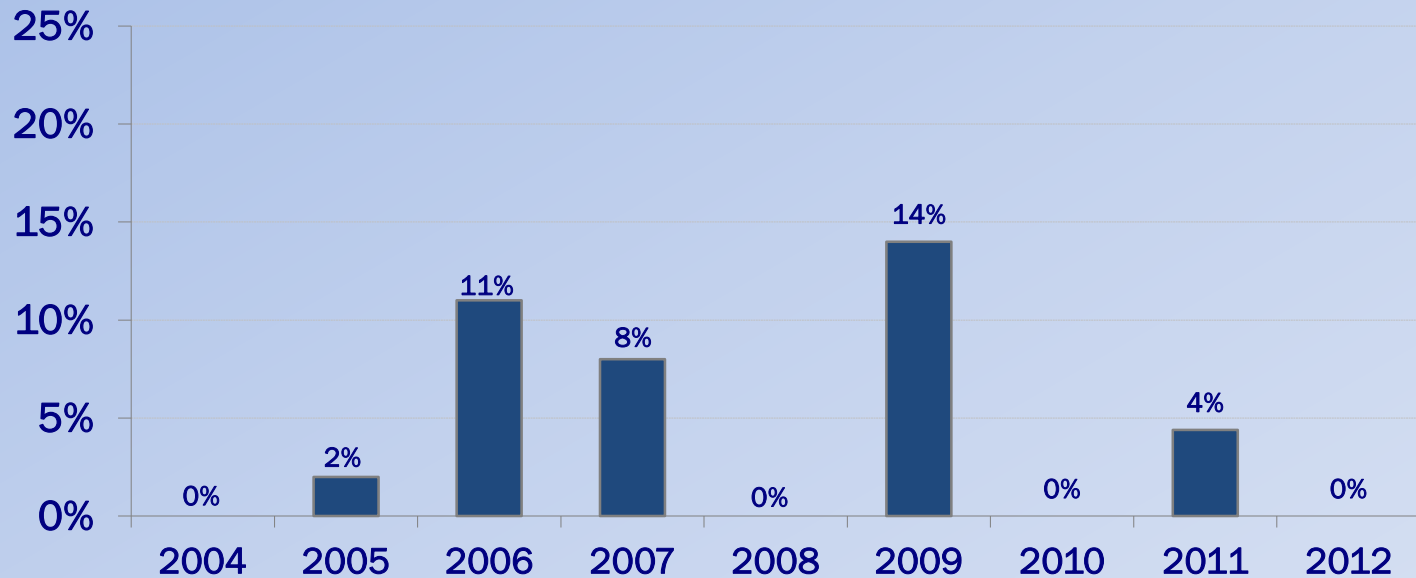


*\*not administered or monitored by Arlington County*

# Challenges

- High cost of living in Arlington is a fact
- Low-income persons need rental assistance to living in Arlington Committed Affordable Units
- Housing costs will continue to escalate
- Sequestration impacting federal HCV program dramatically
- Is growth of local Housing Grants program financially sustainable

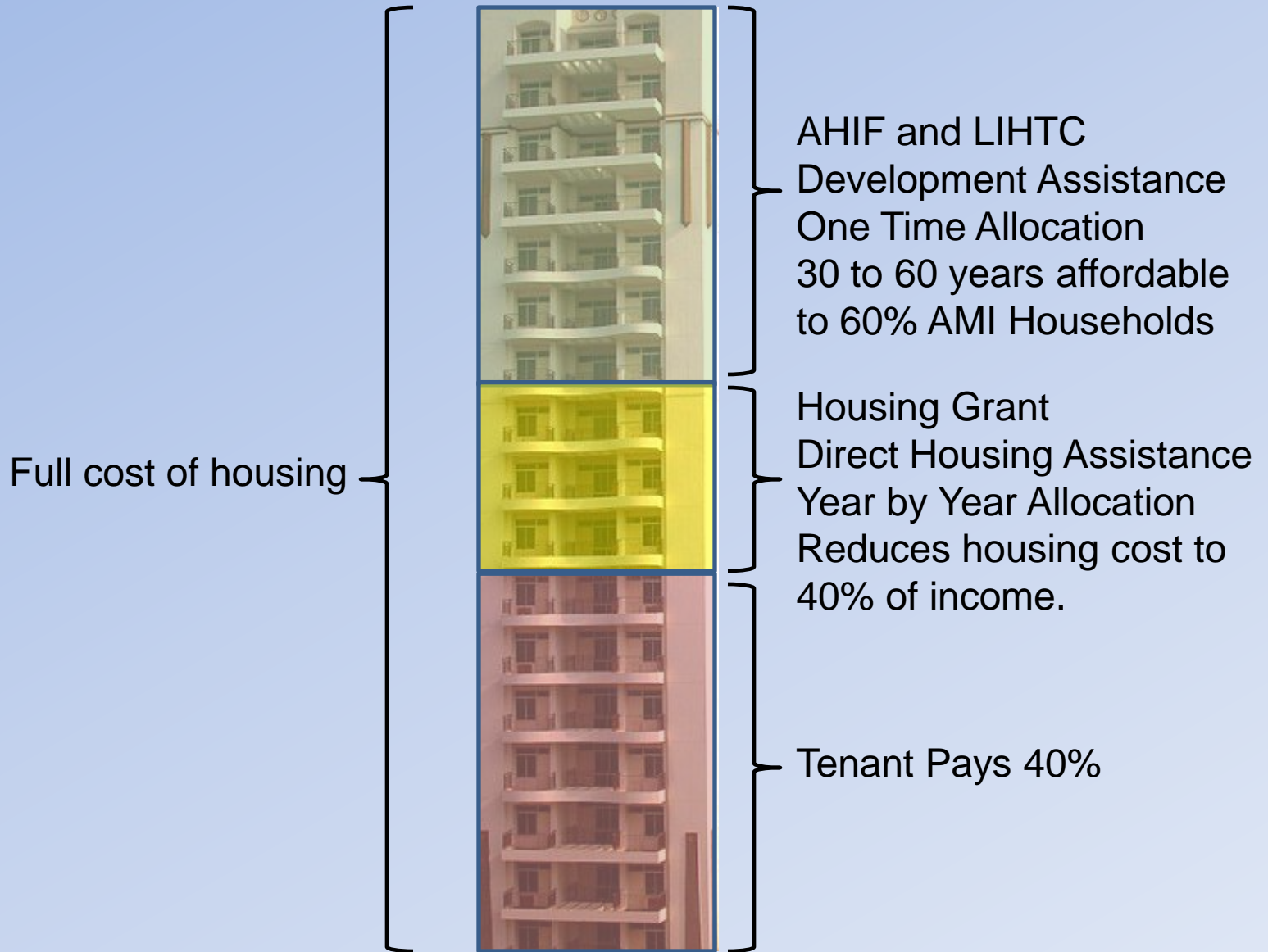
**Target 6b:** Provide that 25% of the committed affordable rental units produced annually are reserved for households with incomes below 40% of Area Median Income.



4% of new CAFs built from 2004 to 2012 are affordable to households earning below 40% AMI



# Reaching 40%



**Target 6C:** Place at least 50% of persons in shelters, transitional and supportive housing with skills training, employment placement or enrollment in public assistance benefits.

71% of households leaving shelter, transitional and supportive housing receive at least one non-cash benefit.



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