



Boards of Commissioners Update

April 2016

BOARD UPDATE

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www.fresnohousing.org

TO: Boards of Commissioners

DATE: April 20, 2016

Fresno Housing Authority

AUTHOR: Tiffany Mangum

FROM: Preston Prince, CEO/Executive Director



SUBJECT: Congressional and Legislative Update

Overview

As a follow up to our February 2016 Board Update and our recent advocacy efforts in Washington, D.C., the information below summarizes our Congressional and legislative efforts.

As previously mentioned on February 2, 2016, the House of Representatives unanimously approved what is known as the Housing Opportunities Through Modernization Act (HR 3700), which is legislation providing benefits to PHAs including, but not limited to:

- Fungibility of operating and capital fund dollars
- Language authorizing a replacement reserve for specific capital fund activities within the public housing program
- Authorization for PHAs to allocate 20% of its authorized number of vouchers as project-based, as opposed to a percentage of the budget authority, and allowing for an additional 10% of units to be used to house families with veterans, elderly or disabled

The Fresno delegation and other colleagues advocated and encouraged Senate representatives to support this legislation and the thanked House representatives for the unanimous approval.

Additionally, there was an opportunity to advocate for issues that impact our residents, our partners, and the critical work performed by our agency, including:

- Permanent allocation of the 4% Low-Income Housing Tax Credit
- Increased funding for HOME and CDBG funding
- The role of Public Housing Agencies in Affirmatively Furthering Fair Housing

Finally, as considered by the Boards during the March 2016 meeting, a letter was presented to our Congressional leaders regarding the administration and accompanying challenges of our VASH voucher program. As a result,

congressional staff agreed to convene a joint meeting with our local Veterans Affairs partners to address the housing needs of our homeless veterans.

As we continue to work on issues impacting our residents, we will keep the Boards informed of our efforts. Please see the attached documents which include: our schedule of meetings and activities, and legislative handouts distributed to each of our congressional representatives.

NAHRO Washington Conference 2016

Overview

The Legislative Conference provides an excellent forum for our voice to be heard on key issues that affect the work being done in the Fresno community and abroad. This conference will provide a unique and important opportunity to impact the current legislative debate and shape responsible public policy.

Itinerary

Sunday, April 10, 2016 – <i>All Events for today will be held at the Crystal Gateway Marriott Hotel</i>		
2 p.m.-3:45 p.m.	Plenary Session – Washington Report	
4 p.m.-5:30 p.m.	Plenary Session – “Perspectives on the Federal Budget 2016”	
6:30-7:30 p.m.	NAHRO Networking Reception	

Monday, April 11, 2016		
7:15-8 a.m.	Continental Breakfast	
8:00 – 10:15 a.m.	Morning Plenary Session	
10:30 a.m. – 12:00 p.m.	Concurrent Sessions	11:00 am - Sam Van Kopp, Rep. McCarthy 2421 Rayburn HOB <i>Preston, Tracewell</i>
12:00-1:00 p.m.	CAHA Briefing	All CAHA delegates and participants Note: Bring your own lunch <i>Jefferson Room – Conference Hotel</i>
	Lunch	
1:30 – 3:00 p.m.	Afternoon Plenary Session	1:30pm – Barbara Sard, Center on Budget and Policy Priorities <i>Preston, Tracewell</i>
3:15 – 4:45 p.m.	Concurrent Sessions – <i>see the NAHRO program</i>	3:30pm – Ralph Smith and Alicia Maldonado Grade Level Reading Campaign <i>Preston, Angie</i>
5:00-5:30 p.m.	Fresno Housing Caucus Meeting <i>Arlington Ballroom, Salon VI, First Floor</i>	
6:00 -8:00 p.m.	Fresno Housing Dinner	

Tuesday, April 12, 2016			
Fresno Housing will meet in the HOTEL LOBBY to leave for Capitol Hill meetings.			
	Fresno Housing	Attendees:	CAHA
8:00 a.m.	Concurrent Sessions – <i>see NAHRO program.</i>		
9:30 a.m.	Gregory Hicks – Senior Policy Advisor Congressman Nunes Longworth HOB 1013 202-225-2523	Preston Stacy Angie Adrian Michael Tiffany	
10:30 a.m.	NAHRO-PHADA Joint listening sessions <i>Senate Congressional Staff Briefing on SHARP-Small Housing Authority Reform Proposal Russell Senate Office Building, Room 485</i>		10:30 a.m. Rep. Nancy Pelosi 233 Cannon HOB Preston
11:00 a.m.	Andrew Renteria Congressman Valadao 1004 Longworth HOB 202-225-4695	Michael, Angie, Stacy, Tracewell	11:00 a.m. Sen. Boxer 112 Hart Senate Office Bldg. Tiffany
11:15 a.m.	Chris Tudor Congressman McClintock 2331 Rayburn HOB 202-225-5444	Preston, Adrian	
12:00 p.m.	Theresa Dumais Congresswoman Waters O'Neill Federal Building (2 nd and C streets)	Preston Michael Tracewell Angie Stacy Adrian	
LUNCH			
1:00 p.m.	Erica Gonzalez, Calvin Johnson HUD Headquarters	Preston Tracewell Angie	2:00 p.m. Sen. Shelby 534 Dirksen Senate Off. Bldg. Michael
2:30 p.m.	Crystal Martinez Senator Feinstein 331 Hart Senate Office Bldg. 202-224-3841	Preston Stacy Angie Adrian Tracewell Tiffany	
2:45 p.m.	NAHRO-PHADA Joint listening sessions <i>House Congressional Staff Briefing on SHARP-Small Housing Authority Reform Proposal Cannon House Office Building, Room 340</i>		
3:00 p.m.	Jackson Droney Senator Boxer 112 Hart Senate Office Bldg. 202-224-3553	Tiffany Stacy Adrian Angie	
4:00 p.m.			Senator Feinstein 331 Hart Senate Office Bldg. Angie, Tiffany
5:15 p.m.	Congressman Jim Costa 1314 Longworth HOB 202-225-3341	Preston Stacy Angie Adrian Tiffany	

Tuesday, April 12, 2016

6:00 p.m.	CAHA Debriefing Crystal Gateway Marriott Hotel <i>Madison Room, Lobby Level</i>
7:00 p.m.	NAHRO Washington Reception <i>Crystal Gateway Marriott Hotel</i> <i>Details are in the conference program.</i> <i>This reception will culminate the conference.</i>

Wednesday, April 13, 2016

Departures
Those leaving from Reagan National Airport (DCA) are encouraged to partner with another for taxi transport from the conference hotel. Other options for least costly ground transportation to Reagan National, include the DC Metro or the hotel shuttle, which departs the hotel every 20 min. Please go to the front desk for assistance.

Fresno Housing Delegation

Preston Prince, <i>CEO/Executive Director</i> Tracewell Hanrahan, <i>Deputy Executive Director</i> Michael Duarte, <i>Director of Planning and Development</i> Angie Nguyen, <i>Director of Strategic Initiatives and Housing Programs</i> Tiffany Mangum, <i>Special Assistant</i> Stacy Sablan, <i>Board Chair (County)</i> Adrian Jones, <i>Board Chair (City)</i>	
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Fresno Housing Authority Mission is:

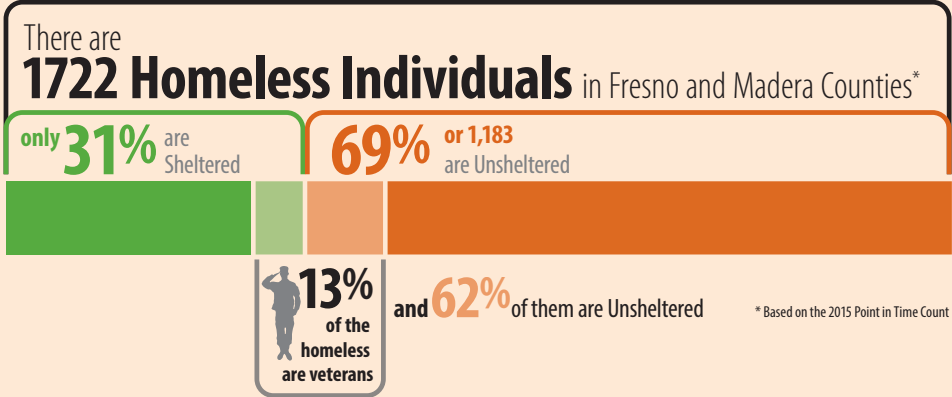
Create and sustain vibrant communities throughout Fresno County

Fresno Housing Authority Goals:

- 1. **PLACE.** Develop and expand the availability of quality affordable housing options throughout the city and county of Fresno by growing and preserving appropriate residential assets and increasing housing opportunities for low-income residents.
- 2. **PEOPLE.** Respect community needs and knowledge—by listening, learning, and researching—and respond to issues compassionately, intelligently, and intentionally—by developing exceptional programs based on shared expectations.
- 3. **PUBLIC.** Build support for housing as a key component of vibrant, sustainable communities through public information, engagement, and advocacy that promotes affordable housing and supports the advancement of Fresno’s low-income residents.
- 4. **PARTNERSHIP.** Collaborate to strengthen the Housing Authority’s ability to address the challenges facing Fresno communities.

In 2016, Fresno Housing will focus on achieving the policy outcomes detailed within. Fresno Housing has compiled this information to align with CAHA and NAHRO’s Legislative Focus and Priorities. Fresno Housing will also continue to monitor the federal policy environment and respond to emerging issues as needed.

Addressing Homelessness in Fresno



Fresno Housing Authority, in collaboration with Federal and local partners, provides housing to homeless individuals through a number of programs — FH developed Renaissance properties, scattered site Continuum of Care permanent supportive housing and HUD-Veterans Affairs Supportive Housing (VASH).

Fresno Housing, in its role within the Fresno Madera Continuum of Care has assisted in the further development of a Coordinated Entry System (CES) to facilitate individuals accessing the appropriate housing intervention for their needs.

The community continues to see successes with its first coordinated access point — Multi-Agency Access Program (MAP) at the Pov. Fresno Housing, along with community partners WestCare California, Fresno County Department of Behavioral Health and Poverello House, have facilitated staffing and services to provide housing to homeless individuals and families. The process starts with an assessment using the Vulnerability Index — Service Prioritization Decision Assistance Tool (VI-SPDAT). Within its first year, more than 3,500 individuals have accessed the CES system, with 681 having been housed, of which 324 were Veterans.



Fresno has been invited to participate in the Zero: 2016 — a national initiative to end homelessness among Veterans by the end of 2016; chronic homelessness by 2017.

2016 Legislative & Regulatory Priorities



FRESNO VIBRANT COMMUNITIES
QUALITY HOUSING
AUTHORITY ENGAGED RESIDENTS

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FRESNO VIBRANT COMMUNITIES
QUALITY HOUSING
AUTHORITY ENGAGED RESIDENTS

Federal Budget:

Support and provide adequate funding for the Housing Choice Voucher and Public Housing programs, which are much needed in order for Fresno Housing to provide and maintain quality affordable housing for Fresno County's most vulnerable communities.

REQUEST: Provide adequate funding for the Housing Choice Voucher and Public Housing programs, which are much needed in order for Fresno Housing to provide and maintain quality affordable housing for Fresno County's most vulnerable communities.

The Transportation, Housing and Urban Development (THUD) allocation uniquely promotes the well-being of our home communities by providing essential capital that enables public and private partners to build critical transportation infrastructure, spur economic development in communities, and help more than 5 million seniors, people with disabilities, and other families to afford housing.

Through these investments, Congress supports small-business job creation, expands our nation's infrastructure capacity, supports economic recovery and growth, reduces homelessness and housing hardships, and promotes lasting community and family economic success. In order for public and private agencies to continue supporting these investments, the THUD allocation must be increased to the highest possible level for FY 2016.



Housing Choice Voucher and Public and Assisted Housing Reforms:

- Support flexibility of the Housing Choice Voucher program, which is a key element to its success in helping vulnerable and low-income populations, families, seniors, persons with disabilities, homeless Veterans and children to live stable independent lives.
- Support local agencies that administer Public Housing and HCV programs to develop legislation that repositions public housing similar to the Rental Assistance Demonstration (RAD) program, in a viable manner which is essential for the sustainability of public housing.

REQUEST: Enact meaningful program reform legislation that:

- Advances flexibility by lowering administrative requirements for the Agencies that administer Public Housing and HCV programs;
- Continue working with local agencies that administer Public Housing and HCV programs to develop legislation that repositions public housing similar to the Rental Assistance Demonstration (RAD) program, in a viable manner which is essential for the sustainability of public housing;
- Support the Small Housing Authority Reform Proposal (SHARP), an initiative that would significantly ease administrative burdens and increase program flexibility available to smaller organizations operating the public housing program and/or the Housing Choice Voucher program.

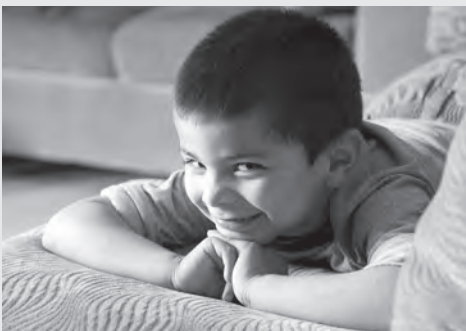
The Housing Choice Voucher/Section 8 Program (HCV) is an essential element of the social safety net that provides rental assistance, allowing nearly 2.2 million low-income families to lease modest dwelling units owned by private sector landlords. Regulations that govern the HCV program are very complex, and with underfunding of the program's administrative fees, effective levels of service cannot be provided to our most needy citizens. Housing and Urban Development Department (HUD) had implemented long-overdue regulatory and administrative reforms that allow for more efficient use of resources in the voucher programs. However, reforms of statutory provisions require an act of Congress.

Ending Homelessness

Support and provide adequate program funding support for two key strategies that will enable us to end chronic homelessness; a coordinated access system and the housing first model.

REQUEST: Ensure adequate program funding support for two key strategies that will enable us to end chronic homelessness; a coordinated access system and the Housing First model, as well as new initiatives created by HEARTH.

Congress enacted and the President signed the Homeless Emergency and Rapid Transition to Housing Act (HEARTH) in 2009, resulting in major changes to HUD's McKinney-Vento homeless assistance programs. HUD has been working for several years to implement the programmatic reforms mandated by HEARTH, but that work has been hindered by inadequate funding.



Capitalizing the National Housing Trust Fund (NHTF)

- Support the NHTF and ensure that funding distributions begin in a timely fashion.
- Ensure that Agencies have access to NHTF resources to preserve and develop public housing.

REQUEST: Direct much needed funding for affordable rental housing to the NHTF.

NHTF is a permanent program, and will have dedicated sources of funding not subject to the annual appropriations process. The following are highlights of the NHTF:

- At least 90% of the funds must be used for the production, preservation, rehabilitation, or operation of rental housing. Up to 10% can be used for the following home ownership activities: production, preservation, and rehabilitation; down payment assistance; closing costs assistance; and assistance for interest rate buy-downs.
- At least 75% of the funds for rental housing must benefit extremely low income households and all funds must benefit very low income households.



The Low-Income Housing Tax Credit Program (LIHTC.)

Support legislation to permanently extend the minimum 9 percent credit rate enacted under the Housing and Economic Recovery Act of 2008 while creating a minimum 4 percent credit rate for allocated acquisition credits.

REQUEST: Support legislation to permanently extend the minimum 9 percent credit rate enacted under the Housing and Economic Recovery Act of 2008 while creating a minimum 4 percent credit rate for allocated acquisition credits.

The LIHTC is currently the most important tool available to the Agencies that are working to expand the nation's affordable housing inventory. Fresno Housing Authority is committed to building relationships with industry partners and private investors to develop more affordable housing throughout Fresno County.



HOME Investment Partnerships Program (HOME)

Maintain HOME program funding for FY2016 and FY2017.

REQUEST: Maintain HOME program funding for FY2016 and FY2017. We recognize that the Administration and Congress are working to control the deficit, but we believe the above legislative requests—both budgetary and program reform oriented—are wise investments and necessary to making progress in addressing growing affordable housing needs.

We therefore respectfully ask our Senate and Congress members to consider our legislative requests for FY2016 and the future administration of affordable housing nationwide.

HOME provides grants to state and local governments to produce affordable housing for low-income families. HOME funds are a vital and unique source of financing for numerous affordable housing developments—many of which would not be possible without HOME assistance.

Each dollar of HOME leverages an additional four dollars in other public and private resources, and enables for-profit and nonprofit developers to provide affordable housing in their communities. To date, HOME has leveraged more than \$109 billion.



FRESNO HOUSING EDUCATION CORPS

Empowering Fresno families to achieve self-sufficiency through education

Education is the Core of Economic Growth.

Fresno Housing Education Corps empowers Fresno Housing Authority families to achieve long-term self-sufficiency through education. We collaborate with local school districts to fill the gaps and extend education beyond the classroom

by creating a safe, consistent, and unthreatening environment to make it easy for families to accomplish the personal, educational, and economic goals.

The Ed Corps is not just another nonprofit, we are laser-focused on education for those with the biggest need in our community. We are agile, entrepreneurial, and operate like a business using data-driven decision making to ensure the highest return on investment.

Our Focus

- Teaching participants the value of education while partnering with local institutions to increase student and parent success
- Providing grants to outstanding student participants to assist them in pursuing college degrees
- Monitoring and tracking student achievement
- Providing preschool/transitional kindergarten opportunities
- Providing reading programs to help students get on track
- Providing education and training for parents to become involved in their students education

Educational advancement leads to wage progression and career growth for Fresno Housing families, in addition to increasing income for basic living expenses, new and increased earnings enable participants to dedicate more income to education, training and savings. Equally important are the benefits of pay raises and promotions; these milestones help to boost the morale of those who are on the path to economic self-reliance.

SELF-SUFFICIENCY

TARGET GOAL: INCREASE HIGH SCHOOL GRADUATION RATES

100% high school graduation rate among Fresno Housing Authority students

TARGET GOAL: SMOOTH THE TRANSITION TO MIDDLE SCHOOL

TARGET GOAL: FOSTER GRADE LEVEL READING

Building Blocks

Key areas to academic success:

PARENT ENGAGEMENT

ATTENDANCE

SCHOOL READINESS

FAMILIES

FUNDERS

PARTNERS

Key Builders

Establishing a Foundation

DATA | ANALYSIS | MOU

Framework for Success

The Ed Corps is collaborating with Fresno Housing Authority and local school districts to create and implement MOUs and waivers that will help us better understand students' needs while respecting the privacy of our resident families. Data will be used to offer educational programs to increase our students' academic achievement.

Collaboration between Fresno Housing Education Corps, Fresno Housing Authority, school districts, and community partners throughout Fresno County to create a framework to fill the gaps and extend education beyond the classroom.

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FRESNO VIBRANT COMMUNITIES
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Highlights for 16TH CONGRESSIONAL DISTRICT Jim Costa

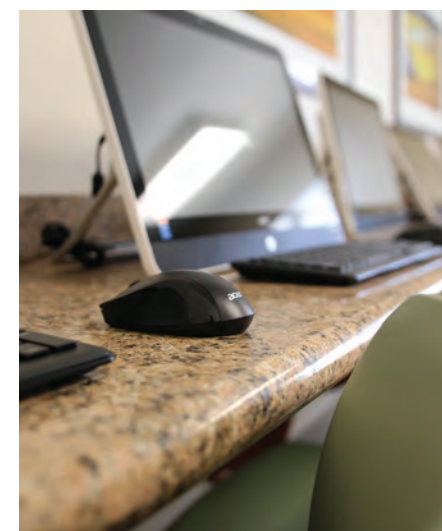
The Places

Fresno Housing Authority develops and expands the availability of quality affordable housing options throughout the city and county of Fresno by growing and preserving appropriate residential assets and increasing housing opportunities for low-income residents.

Low Income Housing Tax Credits

The Fresno Housing Authority has been awarded nearly \$150 million of tax credit equity.

These funds will stimulate job growth and equity throughout Fresno County. The Fresno Housing Authority is proud to be the catalyst in the awarded funding. The agency took 55% of the tax credits allocated under the rural set-aside and 14% of the total tax credits allocated to the entire state of California.



The People

The work of the Fresno Housing Authority is to create and sustain vibrant communities by providing quality housing and empowering residents to achieve their educational and economic goals.

- Fresno Housing Authority serves nearly **27,250 residents** who live in the 16th Congressional District — of those, **nearly 14,000 are children.**
- Fresno Housing Authority owns and manages **26 multifamily housing developments** in the 16th Congressional District with **1,800 units** which provide housing to **3,750 residents.**
- Fresno Housing Authority administers **7,600 Housing Choice Vouchers** in the 16th Congressional District that provide housing assistance to **23,500 residents.**

IMPACT

Total Impact in District 16 Since 2008

TOTAL DEVELOPMENT COSTS:
\$151m

TAX CREDIT EQUITY:
\$89m

HOME PARTNERSHIP FUNDS:
\$14.8m

TOTAL (NEW/REHABBED) HOUSING UNITS:
780

Repositioning of Public Housing

Fresno Housing Authority has used the majority of the Low Income Tax Credit funds to reposition public housing in the cities of Fresno, Mendota and Orange Cove. The substantial rehabilitation included 447 units of existing public housing stock at ten (10) properties throughout Fresno County, three (3) of which are located in the 16th Congressional District in the city of Fresno—**Inyo Terrace and Cedar Courts (2 complexes)**.

These renovations include a substantial capital investment to preserve affordable housing units for a range of family sizes. These units will be upgraded to include amenities that are comparable to market rate units in the community. The units will also see improvements to landscaping and shared spaces, such as community centers with computer labs, kitchens, and offices for service providers.

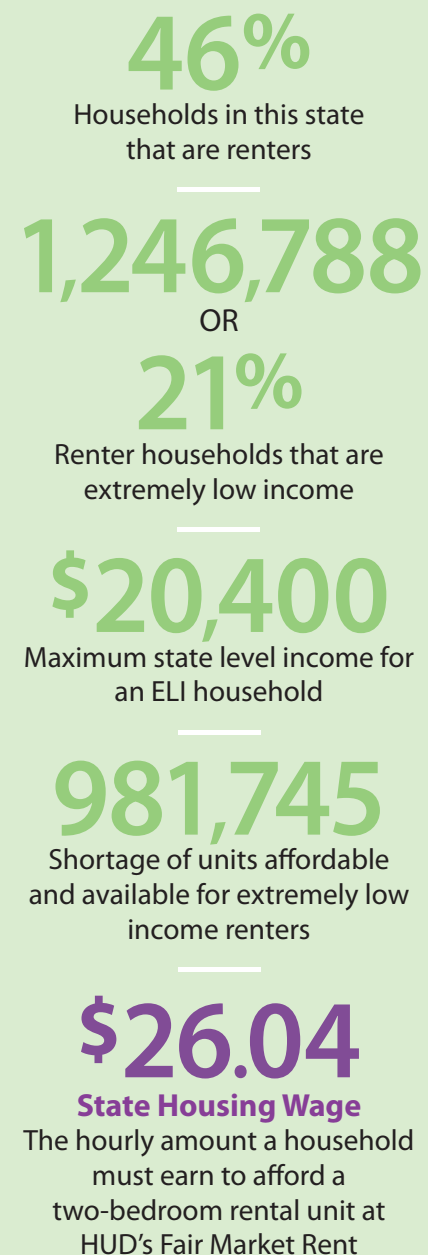
Housing In District 16

Additional multifamily properties that are owned and managed by the Fresno Housing Authority in the 16th Congressional District include:

- Biola Apartments, Biola
- Marcelli Terrace, Fresno
- Cedar Courts, Fresno (two complexes)
- Cedar Heights, Fresno
- Inyo Terrace, Fresno
- Dayton Square, Fresno
- De Soto Gardens, Fresno
- Fairview Heights, Fresno
- Garland Gardens, Fresno
- Yosemite Village, Fresno
- Mariposa Meadows, Fresno
- Monte Vista Terrace, Fresno
- Pacific Gardens, Fresno
- Sequoia Courts, Fresno
- Sierra Plaza, Fresno
- Sierra Terrace, Fresno
- Renaissance at Santa Clara, Fresno
- Renaissance at Alta Monte, Fresno
- Renaissance at Trinity, Fresno
- Parc Grove Commons, Fresno
- Bridges at Florence, Fresno
- CityView @ Van Ness, Fresno

77% DECREASE
in state and federal funding for affordable homes in Fresno since 2008.

2015 California Housing KEY FACTS



Key Elements Of Fresno County's Affordable Housing Market Failure:

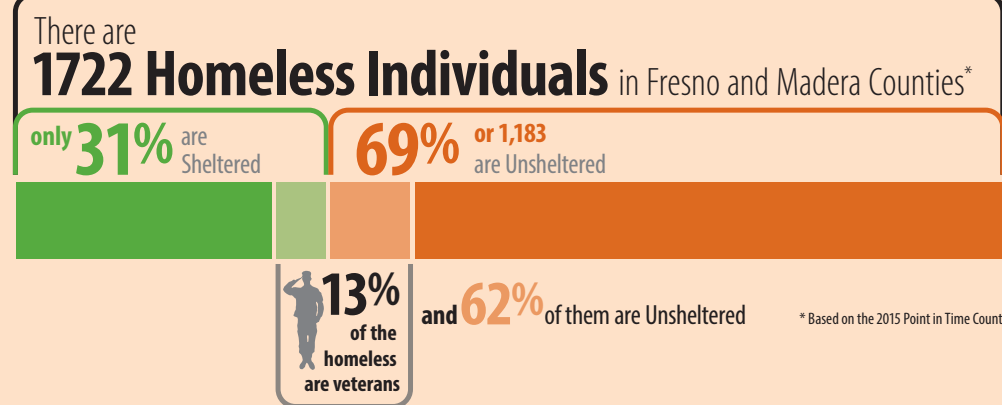
- There is a **shortfall of 34,855 homes** affordable to Fresno County's very low-income (VLI) and extremely low-income (ELI) households.
- Median **rents in Fresno County increased by 21 percent** between 2000 and 2012, while the median **income declined by 13 percent**, significantly driving up the percentage of income that households must spend on rent.
- **73%** of very low-income households pay more than **half their income on rent**.

92% of very low-income households in Fresno County pay more than 30% of their income in rent.

SOURCE: NLIHC Analysis of 2012 American Community Survey PUMS data

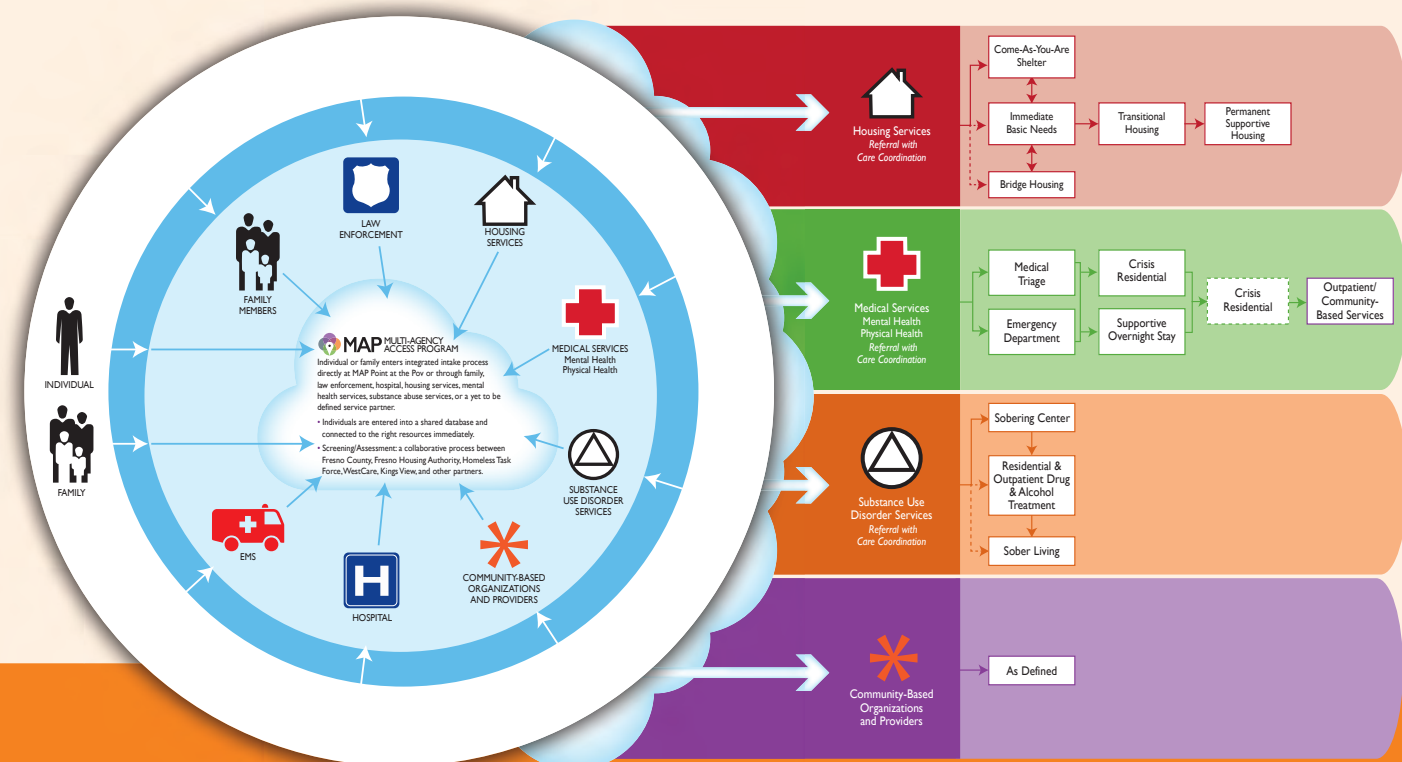
Addressing Homelessness in Fresno County

Fresno Housing Authority, in collaboration with Federal and local partners, provides housing to homeless individuals through a number of programs — FH developed Renaissance properties, scattered site Continuum of Care permanent supportive housing and HUD-Veterans Affairs Supportive Housing (VASH).



MAP MULTI-AGENCY ACCESS PROGRAM

- 1. Go to a MAP Point**
A person in need of housing or services goes to one of the partner locations known as MAP Points.
- 2. Connect with Navigator for standardized intake & assessment**
The role of the navigator is to complete the initial intake assessment and connect individuals and families to the appropriate services immediately, whether that is housing, mental health, substance abuse care, or other social services.
- 3. Match with agency and transition from Navigator to Case Manager**
Once the individual is connected with the appropriate agency, the agency case manager takes over in developing a long-term plan for that individual or family and monitoring their success.



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- Providing grants to outstanding student participants to assist them in pursuing college degrees
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100% high school graduation rate among Fresno Housing Authority students

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Building Blocks

Key areas to academic success:

PARENT ENGAGEMENT

ATTENDANCE

SCHOOL READINESS

FAMILIES

FUNDERS

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Key Builders

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Collaboration between Fresno Housing Education Corps, Fresno Housing Authority, school districts, and community partners throughout Fresno County to create a framework to fill the gaps and extend education beyond the classroom.

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Highlights for 21ST CONGRESSIONAL DISTRICT David Valadao

The Places

Fresno Housing Authority develops and expands the availability of quality affordable housing options throughout the city and county of Fresno by growing and preserving appropriate residential assets and increasing housing opportunities for low-income residents.



The People

The work of the Fresno Housing Authority is to create and sustain vibrant communities by providing quality housing and empowering residents to achieve their educational and economic goals.

- Fresno Housing Authority serves nearly **6,000 residents** who live in the 21st Congressional District — of those, **nearly 3,000 are children.**
- Fresno Housing Authority owns and manages **24 multifamily housing developments** in the 21st Congressional District with **1,300 units** which provide housing to **3,000 residents.**
- Fresno Housing Authority administers **700 Housing Choice Vouchers** in the 21st Congressional District that provide housing assistance to **2,700 residents.**

IMPACT

Total Impact in District 21 Since 2008

TOTAL DEVELOPMENT COSTS:
\$54m

TAX CREDIT EQUITY:
\$37m

HOME PARTNERSHIP FUNDS:
\$3m

TOTAL (NEW/REHABBED) HOUSING UNITS:
234

Repositioning of Public Housing

Repositioning of Public Housing enabled the Fresno Housing Authority to substantially rehabilitate three properties located in the 21st Congressional District—Mendota Family Apartments and Rios Terrace (2 complexes)—all three properties are located in the city of Mendota.

Affordable Senior Apartments. Three complexes that provide affordable housing to senior citizens are located in the 21st Congressional District. Fresno Housing Authority is currently in the process of developing a new, much needed, 30-unit apartment complex for seniors called Firebaugh Gateway Apartments.

Farm Labor and Migrant Housing. Fresno Housing Authority has two multifamily apartment complexes in the 21st Congressional District that provide housing to farm laborers and two complexes that provide housing to migrant workers. Both complexes are administered by the Fresno Housing Authority through USDA.

Housing In District 21

Additional multifamily properties that are owned and managed by the Fresno Housing Authority in the 21st Congressional District include:

- Del Rey Apartments, Del Rey
- Cardella Courts, Firebaugh
- Mendoza Terrace, Firebaugh (2 complexes)
- Magill Terrace, Fowler
- Cazarez Terrace, Huron (2 complexes)
- Huron Apartments, Huron
- Parkside Apartments, Huron
- Helsem Terrace, Kerman
- Laton Apartments, Laton
- Oak Grove Apartments, Parlier
- Orchard Apartments, Parlier
- Marion Villas, Kingsburg
- Memorial Village, Sanger
- San Joaquin Vista Apartments, San Joaquin
- Taylor Terrace Apartments, San Joaquin
- Cordova Apartments, Selma
- Shockley Terrace, Selma
- Granada Commons, Kerman

2015 California Housing

KEY FACTS

46%

Households in this state that are renters

1,246,788

OR

21%

Renter households that are extremely low income

\$20,400

Maximum state level income for an ELI household

981,745

Shortage of units affordable and available for extremely low income renters

\$26.04

State Housing Wage

The hourly amount a household must earn to afford a two-bedroom rental unit at HUD's Fair Market Rent

77% DECREASE

in state and federal funding for affordable homes in Fresno since 2008.

Key Elements Of Fresno County's Affordable Housing Market Failure:

- There is a **shortfall of 34,855 homes** affordable to Fresno County's very low-income (VLI) and extremely low-income (ELI) households.
- Median **rents in Fresno County increased by 21 percent** between 2000 and 2012, while the median **income declined by 13 percent**, significantly driving up the percentage of income that households must spend on rent.
- **73%** of very low-income households pay more than **half their income on rent.**

92% of very low-income households in Fresno County pay more than 30% of their income in rent.

SOURCE: NLIHC Analysis of 2012 American Community Survey PUMS data

Addressing Homelessness in Fresno County

Fresno Housing Authority, in collaboration with Federal and local partners, provides housing to homeless individuals through a number of programs — FH developed Renaissance properties, scattered site Continuum of Care permanent supportive housing and HUD-Veterans Affairs Supportive Housing (VASH).

There are **1722 Homeless Individuals** in Fresno and Madera Counties*

only **31%** are Sheltered

69% or 1,183 are Unsheltered

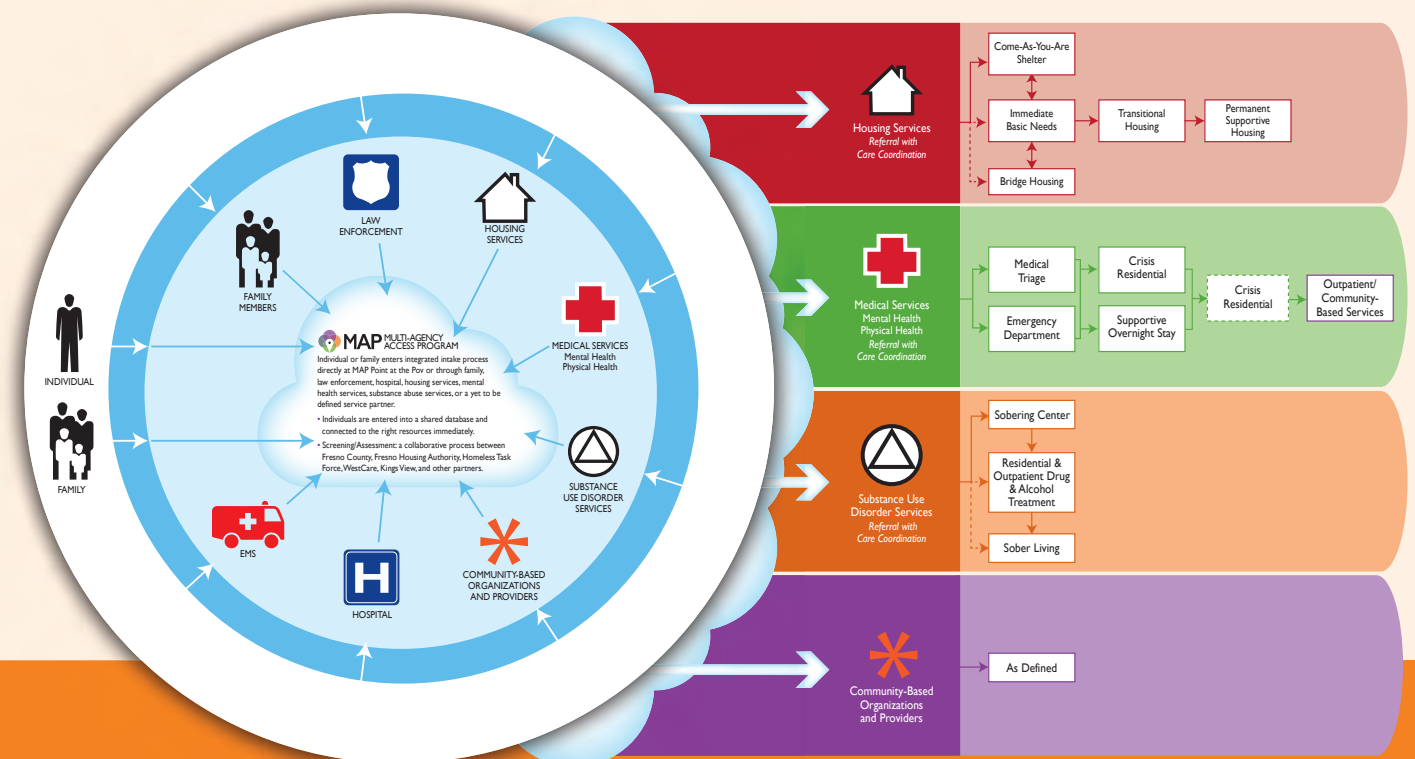
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* Based on the 2015 Point in Time Count

MAP MULTI-AGENCY ACCESS PROGRAM

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Once the individual is connected with the appropriate agency, the agency case manager takes over in developing a long-term plan for that individual or family and monitoring their success.



FRESNO HOUSING EDUCATION CORPS

Empowering Fresno families to achieve self-sufficiency through education

Education is the Core of Economic Growth.

Fresno Housing Education Corps empowers Fresno Housing Authority families to achieve long-term self-sufficiency through education. We collaborate with local school districts to fill the gaps and extend education beyond the classroom

by creating a safe, consistent, and unthreatening environment to make it easy for families to accomplish the personal, educational, and economic goals.

The Ed Corps is not just another nonprofit, we are laser-focused on education for those with the biggest need in our community. We are agile, entrepreneurial, and operate like a business using data-driven decision making to ensure the highest return on investment.

Our Focus

- Teaching participants the value of education while partnering with local institutions to increase student and parent success
- Providing grants to outstanding student participants to assist them in pursuing college degrees
- Monitoring and tracking student achievement
- Providing preschool/transitional kindergarten opportunities
- Providing reading programs to help students get on track
- Providing education and training for parents to become involved in their students education

Educational advancement leads to wage progression and career growth for Fresno Housing families, in addition to increasing income for basic living expenses, new and increased earnings enable participants to dedicate more income to education, training and savings. Equally important are the benefits of pay raises and promotions; these milestones help to boost the morale of those who are on the path to economic self-reliance.

SELF-SUFFICIENCY

TARGET GOAL: INCREASE HIGH SCHOOL GRADUATION RATES

100% high school graduation rate among Fresno Housing Authority students

TARGET GOAL: SMOOTH THE TRANSITION TO MIDDLE SCHOOL

TARGET GOAL: FOSTER GRADE LEVEL READING

Building Blocks

Key areas to academic success:

PARENT ENGAGEMENT

ATTENDANCE

SCHOOL READINESS

FAMILIES

FUNDERS

PARTNERS

Key Builders

Establishing a Foundation

DATA | ANALYSIS | MOU

Framework for Success

The Ed Corps is collaborating with Fresno Housing Authority and local school districts to create and implement MOUs and waivers that will help us better understand students' needs while respecting the privacy of our resident families. Data will be used to offer educational programs to increase our students' academic achievement.

Collaboration between Fresno Housing Education Corps, Fresno Housing Authority, school districts, and community partners throughout Fresno County to create a framework to fill the gaps and extend education beyond the classroom.

FRESNO VIBRANT COMMUNITIES
QUALITY HOUSING AUTHORITY ENGAGED RESIDENTS

1331 Fulton Mall
Fresno, California 93721
(559) 443-8400
TTY (800) 735-2929

www.fresnohousing.org

FRESNO VIBRANT COMMUNITIES
QUALITY HOUSING AUTHORITY ENGAGED RESIDENTS

Highlights for 22ND CONGRESSIONAL DISTRICT Devin Nunes

The Places

Fresno Housing Authority develops and expands the availability of quality affordable housing options throughout the city and county of Fresno by growing and preserving appropriate residential assets and increasing housing opportunities for low-income residents.



The People

The work of the Fresno Housing Authority is to create and sustain vibrant communities by providing quality housing and empowering residents to achieve their educational and economic goals.

- Fresno Housing Authority serves nearly **16,000 residents** who live in the 22nd Congressional District — of those **nearly 7,500 are children.**
- Fresno Housing Authority owns and manages **12 multifamily housing developments** in the 22nd Congressional District with nearly **1,000 units** which provide housing to nearly **3,000 residents.**
- Fresno Housing Authority administers nearly **4,300 Housing Choice Vouchers** in the 22nd Congressional District that provide housing assistance to nearly **12,400 residents.**

IMPACT

Total Impact in District 22 Since 2008

TOTAL DEVELOPMENT COSTS:
\$35.7m

TAX CREDIT EQUITY:
\$25.2m

HOME PARTNERSHIP FUNDS:
\$3.7m

TOTAL (NEW/REHABBED) HOUSING UNITS:
155

Repositioning of Public Housing

Repositioning of Public Housing enabled Fresno Housing Authority to substantially rehabilitate four properties located in the 22nd Congressional District, one in the city of Fresno—**Viking Village and three in Orange Cove—Kuffel Terrace Apartments, Kuffel Terrace Annex and Mountain View Apartments.**

Reedley. The newest Fresno Housing development in the 22nd Congressional District is called Kings River Commons. This affordable housing community includes 60 multi-family units, community room, fitness center, computer lab, and kitchen. In the fall of 2016, Fresno Housing will also complete construction on a 55-unit, mixed-use development in downtown Reedley contributing towards the downtown revitalization efforts.

Housing In District 22

Additional multifamily properties that are owned and managed by the Fresno Housing Authority in the 22nd Congressional District include:

- Citrus Gardens, Orange Cove
- El Cortez Apartments, Fresno
- Pinedale, Fresno (2 complexes)
- Sunset Terrace, Reedley (2 complexes)
- Woodside Apartments, Fresno

2015 California Housing

KEY FACTS

46%

Households in this state that are renters

1,246,788

OR

21%

Renter households that are extremely low income

\$20,400

Maximum state level income for an ELI household

981,745

Shortage of units affordable and available for extremely low income renters

\$26.04

State Housing Wage

The hourly amount a household must earn to afford a two-bedroom rental unit at HUD's Fair Market Rent

77% DECREASE

in state and federal funding for affordable homes in Fresno since 2008.

Key Elements Of Fresno County's Affordable Housing Market Failure:

- There is a **shortfall of 34,855 homes** affordable to Fresno County's very low-income (VLI) and extremely low-income (ELI) households.
- Median **rents in Fresno County increased by 21 percent** between 2000 and 2012, while the median **income declined by 13 percent**, significantly driving up the percentage of income that households must spend on rent.
- **73%** of very low-income households pay more than **half their income on rent.**

92% of very low-income households in Fresno County pay more than 30% of their income in rent.

SOURCE: NLIHC Analysis of 2012 American Community Survey PUMS data

Addressing Homelessness in Fresno County

Fresno Housing Authority, in collaboration with Federal and local partners, provides housing to homeless individuals through a number of programs — FH developed Renaissance properties, scattered site Continuum of Care permanent supportive housing and HUD-Veterans Affairs Supportive Housing (VASH).

There are **1722 Homeless Individuals** in Fresno and Madera Counties*

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MAP MULTI-AGENCY ACCESS PROGRAM

MAP Provides the Right Care the First Time

Coordination is the key to leveraging existing resources. MAP is an integrated intake process that connects individuals and families facing housing, substance abuse, physical health, or mental illness challenges to supportive services matching individuals and families to the right resources at the right time.

Process

Each service provider is an access point. The centralized intake process allows agencies to serve the individuals where they are. No one solution fits all. However, services exist that can be leveraged to customize a plan that will have a higher chance of long-term success.

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