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## Fair Housing for HOME and HTF Grantees

*Missouri*

Alissa Ice – Missouri Housing Development Commission



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- Background
  - MHDC allocates HOME, NHTF, and LIHTCs
  - Four state agencies work together on HUD planning and reporting requirements.
  - Consolidated Plan due in February, 2018



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## Two Areas of Focus



- Larger Rental Production Program
  - Qualified Allocation Plan
  - National Housing Trust Fund Allocation Plan
  - HOME Allocation
- Communication and Citizen Participation
  - State Partners
  - Public Housing Authorities

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- Rental Production Program - 2016
  - Significant changes to planning documents to promote housing choice and foster inclusive communities:
    - Funding Priorities
    - Selection Criteria

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- Funding Priorities

## Redevelopment Plan (2018 Update)

- Identify public and private partners, commitments, and resources
- Housing and non-housing development
- Clear boundaries, goals, and action steps

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- Funding Priorities – Cont.

## Opportunity Area

- Access to high performing schools, transportation and employment
- Census tract with 15% or lower poverty rate
- Family developments
- Affirmative Marketing Plan
  - Special Marketing Reserve

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- Selection Criteria

- No new construction/conversion developments where a total of publically subsidized housing units equal more than 20% of all units located in census tract
- No more than 50 affordable units in one development\*
- In Kansas City and St. Louis, no new developments within 1 mile radius for 2 fiscal year funding cycles, and previous developments have 90% Occupancy

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- Communication – Public Housing Authorities
  - 132 PHAs in Missouri
  - 2013 Consolidated Plan – zero PHA involvement
  - Goal to increase participation



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- Missouri Chapter of NAHRO
  - Membership Organization of 100+ PHAs
  - Attended Conferences
  - Regular Conference Calls with Officers
  - Requested Voluntary PHA Involvement
    - 25 PHAs responded
    - Answered PHA targeted questions in Consolidated Plan

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- Other Communication Steps
  - Constant Contact Lists
  - Fair Housing and housing discrimination presentations at all larger MHDC meetings
  - Increased Public Hearings and Webinars
  - Surveys
    - Almost 1,000 responses

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