

Engagement into the Housing Process

Pre - CTI Front-end of the System Programs Miami Dade County Session 2 May 2022

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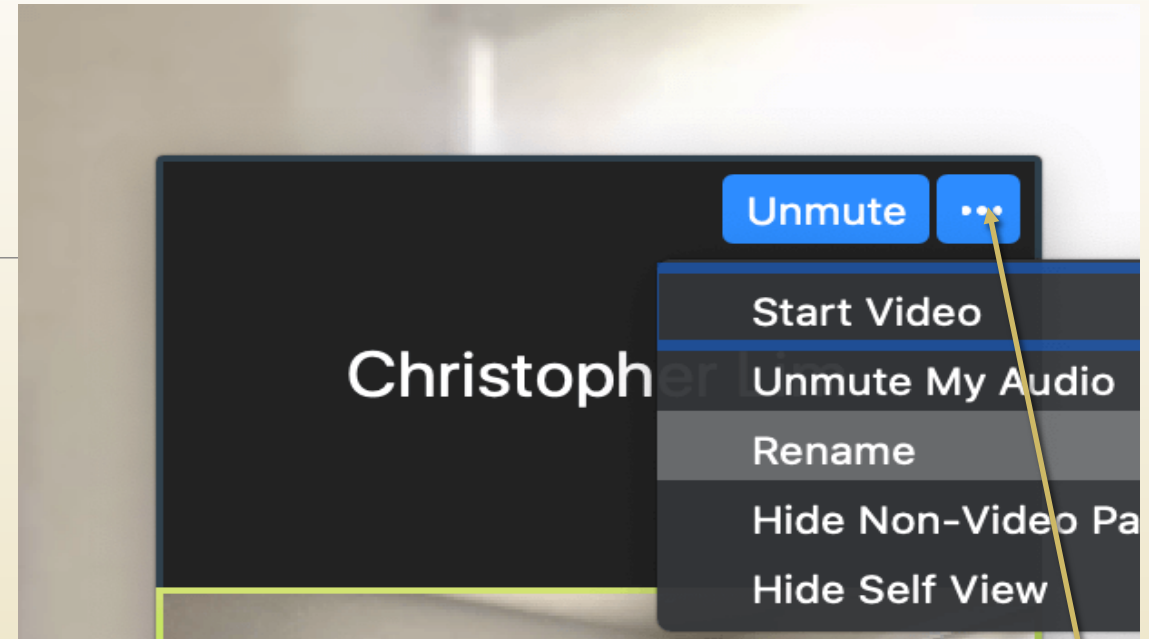
Introductions

- TURN ON YOUR CAMERAS PLEASE
- AND TYPE IN THE CHAT BOX
 - Name
 - Role
 - Agency
 - How long working with people who have experienced homelessness?
 - Favorite ice cream flavor?



Welcome

- Housing Innovations
 - Andrea White
 - Matt White
- Goals for the Training Series
- Housekeeping
 - PLEASE TURN YOUR CAMERAS ON AS MUCH AS YOU CAN
 - The slides and materials will be put in the chat box
 - The slides, recording and all materials will be sent out.
 - We love interaction – please raise hand, use emojis, type comments in the chat box or just unmute and talk!



Agenda



Introductions

Housing Access and Housing Stability Goals

Skill Building for Housing

Resources

Building a Plan

Wrap-up and Questions

Review: Tasks for Pre-CTI Housing Planning

- Educate on Housing Options and Expectations of Each
- Identify Goals and Preferences
- Assess Housing and Homelessness History
- Assist to Connect to Income
- Gather Documents for the Application Process
- Assist with Housing Search and Negotiations
- Connect to Resources that Support Community Stabilization – Treatment and Supports
- Develop a Housing Stabilization Plan
- Teach Tenancy Skills



Education on Housing Options -CoC

Rapid Re-Housing:

- Provides rental assistance for 6 months to a year
- Assists with Housing Location
- Provides Case Management to assist with tenancy , increasing income, identifying resources that support community living
- Eligibility includes homeless status, income limits and a housing plan

Permanent Supportive Housing

- For people who require long term case management. Provides case management addressing goals, tenancy, connections to care and support and specific to disability, increasing and maintaining income and housing locations or may be single site
- Eligibility includes income limits, verification of disability, homeless or chronic homeless status and housing plan

Other Options

Housing Authority: both Housing choice and Housing authority properties wait lists –some residential services

- Income limits, criminal history and debt to HA exclusions, citizen status

HUD: Senior Citizen properties: Both HUD properties and 202 housing –some residential services

- Income limits, criminal history and debt to HA exclusions, citizen status

Tax Credit Properties: aim at ones 20 – 30% of median income. Rents at approximately 30% of income and has some residential services

- Income, criminal history, all documents, no full-time students

Shared Housing: market rate or subsidized, can split the unit with two leases or come in as a self defined family with one lease. Can be used for medically needy with addition of live in aid.

Specialized options

Affordable housing resources
<https://www.socialserve.com/tenant/FL/index.html?ch=FL>

Veterans Administration: contract beds for shelter, GPD – transitional, SSVF Rapid rehousing, HUD-VASH all through VA homeless programs. SSVF and GPD will consider people not honorably discharged

Domestic, Sexual Violence and Sex Trafficking Survivors Resources : some shelter and hotel placements, some RRH, and strong counseling services

Mental Health: respite, outreach, crisis services and access to supports in housing

Substance: largely treatment but many have access to peer run half-way houses that support sobriety

Having the housing options conversation

Jack is living in a tent off the highway. He frequently has others staying nearby. He is in charge of the area. He looks out for the others and frequently dispenses some rough justice. He says he can't leave unless we help all the others with housing.

Silvia is in the shelter the other residents call her Mama. She saves some lunch for people that are out and usually can help with a ripped jacket or the need for a sip of something. She is not entirely mobile, but the other residents help her, mostly. They also sometimes take money from her check. Every time you talk about housing, she either cries or disappears. The other residents tell you to let Mama alone.

Maria is applying for SSI. She says she will get housing when she gets it. She is not interested in any of the options where they throw you out after a year. She says that is awful.

Pete has lived in encampments for a while. He moves from one to another. Always living a little outside the circle. He complains about people stealing from him. He also says sometimes people come in while he is sleeping and bother him. He just can't get real rest. He lived at a shelter, and it was worse. He had to leave housing because his neighbors spied on him. He wants a place to feel safe but this talk about rapid re-housing or a subsidy is just confusing.

Know Tenancy: Obligations of a Lease/Tenancy

Allow other tenants the peaceful enjoyment of homes

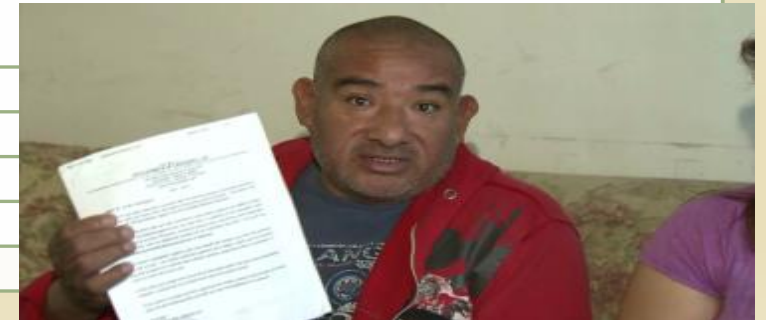
Make required rent payment on time

Keep unit free of health and safety hazards

Only allow people on the lease to live there

No criminal activity in unit, common areas or grounds

Keep utilities current and paid



Staff Knowledge and Skills



Basics of local landlord tenant law:



<https://bals.org/help/resources/tenants-handbook>



Please Print Clearly.

1. Social Security Number:	<input type="text"/>
2. Name of Applicant:	<input type="text"/>
3. Date of Birth:	<input type="text"/>
4. Sex:	<input type="text"/>
5. Mailing Address:	<input type="text"/>

Financial application and certification processes



Apartment standards and requirements



Subsidized housing rules & processes



Negotiation skills

Resources for Tenancy Education

Rentwise Workbook/Organizer
(University of Nebraska)

<https://digitalcommons.unl.edu/cgi/viewcontent.cgi?article=4473&context=extensionhist>

