

S3 Housing Committee

Description: *The overall goal of the Housing Committee is to increase the availability of and access to affordable housing for individuals and families exiting homelessness. The committee is tasked to ensure the ongoing as well as expanding opportunities for rapid re-housing and permanent supportive housing specifically. The committee is to consider developing community-wide landlord engagement and retention strategies, as well as the need for new construction for affordable permanent housing.*

Goal	Steps	Lead	Timetable	Notes
Provide support to Housing Authority for development of Linden Apartments	Identify and secure pre-development funds	Shannon	Now	\$2000 needed for Phase 1 assessment Project would prioritize households moving out of homelessness
	Build community support for the project and affordable housing broadly by creating literature documenting need			
Develop a Dedicated Revenue Fund to support affordable housing development.	Research feasibility of “Penny for Housing” campaign to utilize a percentage of property tax	TBD	TBD	Aspen Romeyn of Triangle J can provide resources to assist with the process toward this goal. Also, Tyran Hill of NC Housing Coalition can assist
	Research feasibility of a Housing Bond			
	Explore other communities to determine additional mechanisms.			

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	Develop proposal for Sanford City Council (and possibly Lee County Commissioners)			
	Organize community support and lobbying strategy			
Create an incentive program for developers of affordable housing	Convene group of stakeholders to provide feedback on effective/ ineffective strategies	Marshall	TBD	
	Identify all publicly owned land that might be utilized for the development of affordable housing.	Marshall & Karen		
	Research and identify other incentives such as density bonus, expedited process, impact fee rebate			
	Develop plan for presentation to elected officials and the wider community			
Expand access to existing affordable housing	Determine need for additional rapid re-housing funds. Pursue local buy-in	TBD	TBD	

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	Create a landlord incentive program including risk mitigation to recruit and retain landlord who reduced barriers to person exiting from homelessness			
Conduct a county-wide educational event to provide information about Emergency Solutions Grant and HUD Funding		TBD	March, 2018	