



SAN DIEGO
HOUSING
COMMISSION

“We’re About People”

San Diego Housing Commission

Moving Forward

Fiscal Year 2019 Moving to Work Annual Plan

SDHC Board Meeting Workshop

February 9, 2018

Jeff Davis
Executive Vice President &
Chief of Staff

Suket Dayal
Senior Vice President of
Business Administration





SDHC – Fiscal Year 2019 MTW Annual Plan Agenda

- Overview of the Moving to Work (MTW) Program
- Fiscal Year 2019 MTW Annual Plan – Proposed Initiative
- Questions/Comments



SDHC – Fiscal Year 2019 MTW Annual Plan

What is Moving to Work?

- MTW allows SDHC to design innovative, cost-effective ways of providing housing assistance to low-income families
- SDHC is one of only 39 public housing authorities nationwide to receive an MTW designation



SDHC Headquarters
1122 Broadway
San Diego, CA 92101



SDHC – Fiscal Year 2019 MTW Annual Plan

Investing in Our Community

- **Addressing Homelessness** – Develop innovative solutions approaches to address homelessness
- **SDHC Achievement Academy** – Enhance family financial self-reliance
- **Affordable Housing** – Create and preserve affordable rental housing



Village North Senior Garden Apartments
120 units – 44 units for homeless seniors
HOUSING FIRST – SAN DIEGO



SDHC Achievement Academy
Power of One program for single parents
Graduation July 14, 2017



Pulitzer Place
50 SDHC-Owned Units
Rehabilitation completed: June 2017





SDHC – FY 2019 Moving to Work Annual Plan Re-Proposed Initiative

1. Path to Success Program





SDHC – FY 2019 Moving to Work Annual Plan

About Path to Success

- **October 4, 2010:** SDHC Achievement Academy opened
- **June 21, 2011:** U.S. Department of Housing and Urban Development approved Path to Success in SDHC's Fiscal Year 2012 MTW Annual Plan
 - Modified the method used to determine the monthly rent payment amounts for families that receive rental assistance from SDHC and public housing residents
 - New rent methodology designed to motivate families to increase earnings
- **July 1, 2013:** Path to Success Phase 1 implemented
- **July 1, 2015:** Path to Success Phase 2 implemented



SDHC FY 2019 Moving to Work Annual Plan Path to Success Re-Proposed

- Adjust Path to Success minimum rent payment amounts for Work-Able households to reflect increases to the California minimum wage
- New minimum rent payment amounts, beginning on January 1, 2020:
 - \$400 for households with 1 Work-Able adult
 - \$650 for households with 2 or more Work-Able adults
- The minimum rent payment amount for Elderly/Disabled households remains \$0



SDHC – Fiscal Year 2019 MTW Annual Plan Path to Success – Re-Proposed (Continued)

The Path to Success Initiative

- Elderly/Disabled and Work-Able Definitions
- Impact Neutral to Elderly/Disabled Households
- Work-Able Minimum Rents

Population	Years 1-2 (July 1, 2013)	Years 3-7 (July 1, 2015)	Years 8+ (Proposed)
1 Work-Able Adult	\$200	\$300	\$400
2+ Work-Able Adult	\$350	\$500	\$650

- Work-Able Income Bands
 - Modify Bands to \$5,000 at Every Level



Analysis of Impact on Rental Payment Amounts

- **Decrease/No Change: 74%**
- **Increase:** **26%**
 - **\$1 - \$50** **2%**
 - **\$51 - \$100** **3%**
 - **>\$100** **21%**



SDHC FY 2019 Moving to Work Annual Plan Path to Success – Re-Proposed (Continued)

Hardship Policy

- Request for temporary hardship exemption from minimum monthly rent payment amount must be submitted in writing.
- Qualify as Elderly/Disabled or 1 Work-Able adult household with dependents
- Shelter burden requirements:
 - Elderly/Disabled: 40%
 - Work-Able: 45%
- Required to participate in SDHC Achievement Academy services



Questions & Comments

