



25 SDHC-Owned Housing Units for Homeless San Diegans

The San Diego Housing Commission (SDHC) is one of the first public housing agencies in the nation to commit affordable rental housing that it owns for homeless San Diegans.

As one of the five key components of its **HOUSING FIRST – SAN DIEGO** Homelessness Action Plan, SDHC will set aside 25 of its own affordable rental units to provide furnished apartments for homeless individuals and families.

These SDHC-owned apartments will help individuals and families who have recently become homeless because of an unexpected life experience, such as a job loss, domestic violence or a medical crisis.

A stable place to live at an SDHC-owned apartment will provide an opportunity for these homeless individuals and families to succeed by helping them get back on their feet and rent an apartment of their own. This is a continuing commitment of 25 units year-round, with an annual value of \$348,000.

The apartments will have basic furnishings, such as beds, a couch, dining table and chairs. SDHC also will provide Move-in Kits with household items, such as blankets, pillows, towels, and dishware.

On December 4, 2014, Funders Together to End Homelessness awarded SDHC a grant of \$50,000 to initially support the purchase of apartment furnishings.

For more information, email us at HousingFirstSanDiego@sdhc.org.



*Homeless Point-In-Time Count, Downtown San Diego
January 24, 2014*

How It Works

- Homeless service providers will refer potential tenants to SDHC:
 - Homeless San Diegans will be identified in referrals from the new Coordinated Assessment and Housing Placement System being utilized by all homeless service providers in Downtown San Diego.
- SDHC's Real Estate Division will conduct its own intake review.
- SDHC will evaluate qualifying criteria on a case-by-case basis.
- As SDHC-owned units become available, individuals and families will be moved into the furnished apartments.
- SDHC will waive security deposits, application fees and provide a monthly utility allowance of \$25 to \$125 based on the size of the apartment.
- The lease shall be month-to-month, up to 18 months. Extensions may be granted beyond that through a hardship request.
- When individuals and families become financially stable, they can remain in the apartment and begin to pay rent, or they can relocate to another unit.
- SDHC will recertify participants' household income every 90 days to track their progress toward becoming financially self-reliant.

Read our online **HOUSING FIRST – SAN DIEGO**
SDHC's Homelessness Action Plan Report



Read our online 2013 SDHC Annual
Report & Portfolio at www.sdhc.org





Joyce and Jacob Family – A New Start

One week after moving with five children from homelessness into a furnished apartment owned by the San Diego Housing Commission (SDHC), Joyce and Jacob still were in a welcome state of disbelief.

“We’re home,” Joyce said.

The family was evicted from their Lincoln Park residence in January 2015, after Jacob lost a security job. Jacob’s sister provided them with space to shower and sleep, but the family no longer had a place of their own. Joyce was troubled by the thought that her children might have to sleep in their car.

“It was just hard,” said Joyce, who like Jacob is a lifelong San Diegan.

Their apartment is one of 25 rental units owned by SDHC that have been set aside to help individuals and families who have recently become homeless as a result of a recent job loss or other unexpected life experience. This is a year-round commitment with an annual rental value of \$348,000.

Homeless San Diegans are identified to SDHC in referrals from the new Coordinated Assessment and Housing Placement System being utilized by all homeless service providers in Downtown San Diego.

Joyce, Jacob and their children – from just under 2 years to 12 years old – were one of the first families accepted into the program. They moved into their three-bedroom unit in City Heights during the first week in February.

“I can’t really explain how we felt that day that we moved in,” Jacob said. “This is a miracle.”

Joyce said the apartment is “a weight lifted off my shoulders.”

The all-new furniture in the apartment – including a dining table and chairs, a sofa and beds – was more than she expected. Funders Together to End Homelessness awarded SDHC a grant of \$50,000 to support the initial purchase of apartment furnishings.

“I’m still amazed that I can still tell my kids,
‘Let’s go home.’”

- Joyce

Joyce and Jacob say the home is making it easier to get on with their lives. SDHC’s Housing First–San Diego leases are month-to-month, up to 18 months, hoping families will achieve financial stability.

“With us not having a permanent home for our children, there was more stress put onto us,” Joyce said.

Now both Joyce and her husband, who does part-time painting, are looking for full-time work, and a home is making it much easier to follow up on job leads.

“My goal is to get employment and go back to school and get my GED,” Joyce said. “I’m not willing to give up.”

