• MTW allows SDHC to design innovative, cost-effective ways of providing housing assistance to families with low income.

• SDHC is one of 39 original MTW agencies out of approximately 3,200 public housing authorities nationwide.

• A total of 126 agencies now have MTW status either under the original agreement or as an expansion cohort.

• Three statutory MTW objectives:
  – Reduce costs (increase efficiency) in federal expenditures.
  – Help families to become economically self-sufficient.
  – Improve housing choices for families.
• Public Comment: January 12, 2024 – February 15, 2024

• Increased outreach to community

• 2,500 letters to residents

• Uploaded the MTW Annual Plan and information to SDHC’s community engagement platform

• Emailed information on the MTW Annual Plan and public comment period to every household on SDHC’s Housing Choice Voucher program whose email address is on file

• Developed high-level overview of MTW Annual Plan and activities being proposed
  – Translated into all seven languages in SDHC’s Language Access Plan
Activities

• SDHC is re-proposing two MTW activities and proposing one new activity.

Establishment of Alternative Reasonable Cost Limits
Update the methodology SDHC uses to determine Total Development Cost and Hard Construction Cost limits.

Veterans Affairs Supportive Housing (VASH) Voucher Program
Remove minimum rent requirement.

Rental Assistance Rent Reasonableness
SDHC proposes to modify the regulatory definition of Rent Reasonableness to limit Housing Choice Voucher rent increases to the lower of 5% plus the Consumer Price Index (CPI) or 10% within a 12-month period.
That the SDHC Board of Commissioners take the following actions:

1) Approve the Fiscal Year 2025 Moving to Work Annual Plan.

2) Authorize the President and Chief Executive Officer, or designee, to execute all documents and instruments necessary and/or appropriate to implement these approvals, in a form approved by General Counsel, and to take such actions as are necessary and/or appropriate to implement these approvals, provided that a copy of the documents, signed as to form by General Counsel, is submitted to each Housing Commissioner.
Questions & Comments