



**Volume 24, Issue 30**  
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## Point of View

### Another Administration Attack on Low-Income Immigrants

This week, the Trump Administration will publish its [final “public charge” rule](#), part of a sweeping and ongoing government-wide assault on immigrants. The administration designed this latest policy to do the greatest harm to low-income immigrants and their children by severely restricting their ability to access critical and life-saving benefits including food, health and housing assistance.

Public charge is a term used in federal immigration law to refer to a person who may depend on the government as their main source of support. When a non-citizen applies for a visa to enter the U.S. or for lawful permanent residence, the government official considers the person’s life circumstances to see if the person may need services now or in the future. If the official determines that the individual is likely to become a public charge, the person’s application may be denied.

The Trump administration has now changed this long-standing policy by dramatically expanding the definition of public charge to include additional programs including Section 8 Housing Choice Vouchers, Section 8 Project-Based Rental Assistance, and Public Housing programs, as well as Supplemental Nutrition Assistance Program (SNAP), Medicaid, and parts of Medicare. In other words, for the first time ever, an applicant for a visa or green card would be denied if they need support for safe and affordable housing, food assistance or health care.

The final public charge rule puts low-income immigrants in a cruel and impossible bind of having to choose between accessing the support they need to live safe and healthy lives or protecting their immigration status. Children, including U.S. citizen children, will be among those most harmed. As low-income immigrant families lose access to needed housing assistance, they will face increased risk of eviction and homelessness, with tremendous personal and societal costs from the poorer health, lowered educational attainment and lessened lifetime earnings that will result.

By targeting immigrants of color, the Trump administration’s new policy will widen racial disparities in housing stability. Immigrants already face significant barriers to securing affordable homes, from racism and discrimination to language or education barriers. The public charge rule will exacerbate these challenges and put affordable homes further out of reach.

This change to decades of immigration policy is unconscionable, cruel, and unacceptable. NLIHC will work closely with our immigration, health, food security, and housing members and partners, as well as leaders in Congress, to stop this policy from being implemented before it can do the profound harm that it threatens to low-income immigrants and their communities.

And we will continue opposing *all* the administration’s efforts to harm low-income immigrants and others. We will build off our [Keep Families Together](#) campaign to prevent HUD’s continued effort to evict mixed-status immigrant families from its subsidized housing programs. We will prepare to strongly oppose a similar effort by USDA to evict mixed-status immigrant families from its rental assistance programs, a proposal that is expected this month. And we will oppose the administration’s next radical public charge proposal, expected this fall, that could allow for low-immigrants who have used certain housing and other benefits over the last five years to be deported.

The cruelty of this administration seems to know no bounds - but neither does our resolve to defeat these harmful proposals. Stay vigilant, stay involved, and stay tuned for our calls to action. Together we will defeat these abhorrent proposals, just as we already have for so many other cruel proposals from this administration.

Onward,

Diane

## **Our Homes, Our Votes: 2020**

### **Senator Sanders Tours Skid Row, Reveals Parts of His Affordable Housing Plan**

Presidential candidate and U.S. Senator Bernie Sanders (I-VT) on August 6 visited Skid Row in Los Angeles and toured the nearby Star Apartments, a facility providing permanent supportive housing to over 100 formerly homeless individuals. He then held an “[Affordable Housing Town Hall](#)” in Northridge, CA, where he spoke about his soon-to-be-released plan to address the housing affordability crisis in the U.S.

“We have people spending 40%, 50%, 60% of their limited incomes on housing,” Senator Sanders said at the town hall. “The truth is that when we have 18 million families in our country spending more than 50% of their limited incomes on housing, think about it, how do people buy the food? How do they take care of their kids? How do they put gas in their car? How do they afford health care? And the answer is they do not.” Citing research from NLIHC, Senator Sanders said, “it is unacceptable to me that there is virtually no place in America, especially in states like California where a full-time, minimum-wage worker can afford a decent one-bedroom apartment.”

Senator Sanders said his plan would include:

- expanding permanent funding to the national Housing Trust Fund to build 7.5 million affordable rental homes;
- fully funding Section 8 rental assistance;
- doubling funding to the McKinney-Vento Act programs to address homelessness;
- increasing funding for services to the chronically homeless;
- investing in maintaining and rehabbing public housing;
- making sure more housing is permanently affordable (e.g., through community land trusts);
- allowing communities to use an array of tools like rent control;
- enforcing fair housing laws and ending modern-day redlining; and
- providing a living wage.

See what else Senator Sanders and the other presidential candidates have said about affordable housing on the campaign trail at NLIHC’s [Our Homes, Our Votes: 2020 website](#). The site also provides advocates a collection of tools, guides, and other resources to use in their candidate- and voter-engagement efforts.

For more information about how affordable homes are built with ballots, visit: [Our Homes, Our Votes: 2020](#). Follow us on Twitter: @OurHomesVotes and Facebook: @OHOV2020 and use #OurHomesOurVotes2020 in your posts.

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### **Democratic Presidential Candidates Address Issues Critical to Latinos at UnidosUS Conference**

UnidosUS hosted five of the Democratic presidential candidates at [Vision 2020: A Conversation with the Candidates](#) during its Annual Conference on August 5. UnidosUS, a national nonprofit voice for Latinos, is a member of the Steering Committee for NLIHC’s [Opportunity Starts at Home](#) multi-sector affordable homes campaign. The day before the presidential candidate forum, NLIHC president and CEO Diane Yentel spoke at UnidosUS’s annual conference on a plenary panel on how the affordable housing crisis is impacting Latinos.

UnidosUS President and CEO Janet Murguía moderated the presidential candidate forum and asked each candidate a range of questions on issues that impact the Latino community. Ms. Murguía asked Senator Kamala Harris (D-CA): “We’ve seen a lot of challenges for Latino communities, whether it’s being able to rent homes, rent houses or apartments, find housing . . . . What would your plan as president be to address housing and, in particular, how would you look to advancing the Latino community?”

Senator Harris responded, citing NLIHC’s [Out of Reach 2019](#) research: “In 99% of counties in the United States, if you are a minimum wage worker working full-time, you cannot afford market rate for a one-bedroom apartment. And what we also know is that a majority of minimum-wage workers are women of color, of which a great percentage are Latinas. So, one of the proposals I have, I call it the ‘Rent Relief Act’. . . . Families and individuals who are spending more than 30% of their income in rent and utilities, they’ll get a tax credit.”

Watch Senator Harris’s [full response](#) and read more about her housing proposals to address the needs of low-income renters and homeowners and her comments about racial inequalities in housing at:

<https://tinyurl.com/y3n4ssw3>

NLIHC’s nonpartisan [Our Homes, Our Votes: 2020](#) project is tracking all candidates’ proposals on affordable housing—and our video archives grow each day.

We are also calling on debate moderators from ABC and Univision—the hosts of the next Democratic debate—to ask the candidates about their plans for affordable housing. Ms. Murguía provided an example with Senator Harris at UnidosUS’s candidate event—it is now time for the national debate moderators to follow suit.

**Add your organization to the [national letter](#)** calling for affordable housing to be addressed directly in the next presidential debate!

For more information about how affordable homes are built with ballots, visit: [Our Homes, Our Votes: 2020](#). Follow us on Twitter: @OurHomesVotes and Facebook: @OHOV2020 and use #OurHomesOurVotes2020 in your posts.

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## Sign Letter Calling for Affordable Housing in Next Presidential Debate

Presidential candidates are addressing the issue of housing affordability in America like never before – in the most recent [presidential debates](#) and on the [campaign trail](#), in [town halls](#), [forums](#), [coffees](#), and beyond. Many have released major plans or other proposals to address the housing crisis, and others are coming soon. But more is needed – we call on the moderators of the next debate to ensure the issue of affordable homes is prominently featured!

**Add your organization to a [national letter](#)** urging ABC, Univision, and the moderators of the next presidential debate to ask the candidates about the dire shortage of affordable homes in America and what they will do to address it!

Our nation is facing a severe lack of affordable homes, especially for the lowest-income households. There are fewer than four homes affordable and available to every ten of these households, nearly 8 million of the poorest families are spending more than half of their incomes on their housing, and over half a million people are homeless on any given night. The shortage of affordable homes negatively impacts our economic wellbeing, health, educational success, and so much more.

Recent national public opinion [polling](#) shows the American people want to know what the candidates will do about housing affordability - nearly 8 in 10 say the president should “take major action” to make housing more

affordable for low-income families, and 76% say they are more likely to vote for a candidate with a detailed plan.

**Add your organization to the [national letter](#)** calling for affordable housing to be addressed directly in the next presidential debate!

For more information about how affordable homes are built with ballots, visit: [Our Homes, Our Votes: 2020](#). Follow us on Twitter: @OurHomesVotes and Facebook: @OHOV2020 and use #OurHomesOurVotes2020 in your posts.

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## Take Action

### Join August 14 Tweetstorm Opposing Proposed Rule to Deny SNAP Eligibility to Millions

NLIHC urges advocates to participate in a tweetstorm led by *Opportunity Starts at Home* Steering Committee member [Food Research and Action Council](#) (FRAC) on August 14 from 3:00 to 4:00 p.m. ET to raise awareness and generate comments against a proposed rule to end broad-based categorical eligibility for the Supplemental Nutrition Assistance Program (SNAP). Use #HandsOffSNAP and #ProtectSNAP in your tweets.

Following are sample tweets:

- 3M+ people could lose SNAP benefits under the Trump proposed rule. Taking away SNAP benefits from children, seniors, & working families will only lead to more hungry people in the U.S. #ProtectSNAP <https://bit.ly/30R1va4>
- Children & their families would be disproportionately harmed by the administration's proposal to cut SNAP. Tell this administration #HandsOffSNAP! <https://bit.ly/30R1va4>
- This administration is attacking SNAP—a critical assistance received by 3.1 million people. Tell Trump #HandsOffSNAP <https://bit.ly/30R1va4>
- The majority of people who receive SNAP are children, the elderly, the disabled, or are working. #ProtectSNAP Don't take away a critical anti-hunger & anti-poverty tool <https://bit.ly/30R1va4>
- Food insecurity is a major threat to the wellbeing of 12.5 million children in America. In 2017, 1 in 6 children lived in a food-insecure household. Now, more than ever, we need investments in programs like SNAP to ensure our kids are fed. #HandsOffSNAP <https://bit.ly/30R1va4>

Not on Twitter? Use this time to spread this important message on other social media platforms like Facebook, LinkedIn, and Instagram.

### *Background*

The Trump administration published a [proposed rule](#) in the *Federal Register* on July 23 that would end “broad-based categorical eligibility” for SNAP. If implemented, as many as 3 million low-income people would be kicked off the program, and 500,000 children would no longer qualify for free school meals.

Broad-based categorical eligibility automatically qualifies families receiving benefits through the Temporary Assistance for Needy Families program for SNAP benefits as well. Additionally, for low-income families with incomes modestly above SNAP benefit limits, broad-based categorical eligibility standards allow SNAP-administering agencies to consider expenses that make up a large share of income, such as rent, utilities, and

childcare, when determining benefit eligibility and amounts. States are also able to opt-out of federal asset testing limits and adopt their own less restrictive asset tests for eligibility. Children in families receiving SNAP benefits automatically qualify for free school lunches, effectively streamlining the application process and ensuring children in low-income families can receive nutritious meals during the school day.

The proposed rule is subject to a 60-day comment period ending on September 23. FRAC is leading a [comment campaign](#) encouraging organizations and individuals to write in opposition to the proposal. NLIHC opposes the rule and encourages advocates to submit comments against it.

By participating in the August 14 tweetstorm, you can help bring awareness to this important issue and generate comments that will defeat or delay the administration’s implementation of the proposed rule.

Participate in FRAC’s comment campaign at: <https://bit.ly/30Rlva4>

Read FRAC’s full statement at: <https://bit.ly/2YmPLvX>

Read the proposed rule at: <https://bit.ly/2Y179He>

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## **Engage Your Members of Congress During August Recess**

It is critical for advocates to engage directly with policymakers to urge them to take action to address the issues of housing affordability and homelessness – and there is no better time to do so than during the congressional recess when senators and representatives are back in their home states and districts. The Senate is on recess from August 5 to September 9, and the House went on recess on July 29.

To help you in these efforts, NLIHC created an [advocacy toolkit](#) with key information about areas where advocates can help influence important issues before Congress. The toolkit includes a list of three urgent priorities, as well as legislation NLIHC supports.

We hope you will use the upcoming congressional recess to urge your members of Congress to take action, cosponsor bills, and champion affordable housing solutions for the lowest-income people.

The advocacy toolkit is available at: <https://tinyurl.com/y3o3xp8q>

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## **HUD**

### **Save the Date: Webinar on Proposed Anti-Fair Housing Disparate-Impact Rule, August 22**

The [National Housing Law Project](#) (NHLP) will hold a webinar on August 22 to discuss HUD’s proposed drastic changes to the Disparate Impact rule that would make it virtually impossible for discrimination plaintiffs to bring successful disparate-impact claims. The webinar will outline the importance of disparate-impact theory and highlight contexts where it is crucial to advancing housing rights for the Fair Housing Act’s “protected classes” of people. Presenters will share information on how removing this tool will impact people with criminal records, survivors of domestic violence, and immigrants, as well as the effect it would have on land-use policies.

Save the date for this webinar scheduled for August 22 at 3:00 p.m. ET. A link to register is not yet available.

Presenters will include:

- Marie Claire Tran-Leung, senior attorney, Shriver Center on Poverty Law
- Sandra Park, senior attorney, ACLU Women’s Rights Project
- Scott Chang, director of litigation, Housing Rights Center
- Eric Dunn, director of litigation, NHLP
- Renee Williams, staff attorney, NHLP (moderator)

In case you missed the August 5 *Memo*, NLIHC prepared a [preliminary summary](#) of the proposed rule, along with a [side-by-side](#) comparison of the key section of the existing rule and how HUD proposes to change it (see *Memo*, [8/5](#)).

NLIHC’s preliminary summary of key features is at: <https://bit.ly/2MALi2r>

NLIHC’s side-by-side comparison is at: <https://bit.ly/2yzdevq>

More about disparate impact is on [page 7-8](#) of NLIHC’s *2019 Advocates’ Guide*.

## **HUD Approves Los Angeles Plan to Comply with Housing Accessibility Laws for People with Disabilities**

HUD and the City of Los Angeles signed a Voluntary Compliance Agreement (VCA) on August 2 regarding the City’s compliance with Section 504 of the Rehabilitation Act of 1973 and Title II of the Americans with Disabilities Act (ADA). The VCA is the culmination of an effort by HUD’s Office of Fair Housing and Equal Opportunity (FHEO) that began in the fall of 2011. Among many other provisions, Los Angeles agrees to retrofit 3,100 units of existing multifamily homes, ensure 15% of new or substantially rehabilitated multifamily units are accessible, and implement a detailed “Enhanced Accessibility Program.”

Over the next ten years, Los Angeles agrees to retrofit 3,100 units of existing multifamily homes in properties assisted with federal funds as well as certain city-assisted properties that do not have federal assistance. The retrofits will make 2,215 homes accessible to people who have mobility disabilities and 885 homes accessible to people who are deaf or hard of hearing or who are blind or have low vision.

The VCA calls for properties currently under development as well as those planned to be built or undergo substantial alteration over the next ten years to have 11% of their units with mobility features and 4% to have hearing/vision features.

The City must implement an “Enhanced Accessibility Program” that includes required and optional features developers must include in applications for competitive funding. Developers that include at least five of the optional features will receive bonus points.

In the fall of 2011, HUD conducted an on-site compliance review focusing on 22 properties, finding deficiencies related to the physical accessibility of individual homes and property common areas. HUD found bathrooms, for example, that could not accommodate wheelchairs and found kitchens with inaccessible sinks and counters. Also, routes to homes, laundry rooms, and common areas were not accessible.

HUD issued a Letter of Findings of Non-compliance with Section 504 and Title II on January 12, 2012. While a VCA was concluded on September 26, 2014, about the original 22 properties, Los Angeles had still not resolved all of the issues in the 2012 Letter of Findings. Recently, HUD issued a [Supplemental Letter of Findings](#) on April 1 detailing the City’s ongoing failure to provide accessible housing for low-income people with disabilities (see *Memo*, [4/8](#)).



Section 504 prohibits discrimination against any individual with a disability solely based on the disability in any program or activity receiving federal financial assistance. HUD’s Section 504 regulation requires that new construction and the substantial alteration of multifamily housing projects assisted with federal funds have at least 5% of the homes accessible for people with mobility disabilities and an additional 2% of the homes accessible for people with hearing or vision disabilities.

Title II of the ADA prohibits discrimination based on disability in the services, programs, and activities of public entities, including agencies of state and local governments. The U.S. Department of Justice Title II ADA regulation mirrors HUD’s Section 504 regulation regarding housing units. Both Title II and Section 504 regulations also require that entities operate all services, programs, or activities so that they are readily accessible to and usable by individuals with disabilities.

The 2019 VCA is at: <https://bit.ly/2MO40nk>

A HUD-produced fact sheet is at: <https://bit.ly/2M7agXQ>

The 2014 VCA is at: <https://bit.ly/2uJkJOm>

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## **Full Committee to Hold Field Hearing on the Homelessness Crisis in Los Angeles**

The House of Financial Services will be holding a Full Committee Field Hearing entitled “Examining the Homelessness Crisis in Los Angeles.” The hearing will take place on August 14 at 10 am PDT (1 pm ET) in the California African American Museum and will be broadcasted live. Financial Services Committee members, state and local officials, experts, and advocates will be discussing important legislation such as “[Homeless Data Access](#),” “[Tribal Eligibility for Homelessness Assistance Act of 2019](#),” [H.R. 2398](#) to expand eligibility for the HUD-VASH program, and “[Fostering Stable Housing Opportunities Act of 2019](#)” and H.R. 1856 “[Ending Homelessness Act of 2019](#).” View the live hearing at: <https://tinyurl.com/y32adm7w>

Witnesses are:

### Panel I

- Christina Miller, deputy mayor for City Homeless Initiatives, Office of Los Angeles Mayor
- Peter Lynn, executive director, Los Angeles Homeless Services Authority
- Margarita Lares, chief program officer, Housing Authority of the City of Los Angeles
- Monique King-Viehland, executive director, Los Angeles County Development Authority
- Kevin Murray, former state senator and president and CEO, The Weingart Center

### Panel II

- Tim Watkins, president and chief executive officer, Watts Labor Community Action Committee,
- Joe Horiye, western region program vice president, Local Initiatives Support Corporation
- Becky Dennison, executive director, Venice Community Housing

- Isela Gracian, president, East LA Community Corporation
- Anthony Haynes, Speak Up! advocate, Corporation for Supportive Housing
- Erika Hartman, chief program officer, Downtown Women’s Center
- Chancela Al-Mansour, executive director, Housing Rights Center

Panel III

- Eric Garcetti, mayor, City of Los Angeles

## Research

### Study Finds Mobility Programs Can Reduce Barriers to High-Opportunity Neighborhoods

A recent study by Opportunity Insights, [\*Creating Moves to Opportunity: Experimental Evidence on Barriers to Neighborhood Choice\*](#), examined the impact of the Creating Moves to Opportunity (CMTO) program that provided housing search assistance, small financial assistance, and outreach to landlords for families with Housing Choice Vouchers (HCVs) families in the Seattle metropolitan area. Fifty-four percent of voucher holders who participated in the program moved to high-opportunity areas versus 14% of those who did not. These moves can be beneficial to the economic mobility of young children as adults. Previous research indicates that low-income children who move to high-opportunity neighborhoods at birth are likely to have additional total lifetime earnings of \$210,000.

To test the outcomes of the CMTO program, new HCV families with young children were randomly assigned to one of two groups. One group received the CMTO services, while the other group did not. With some adjustments, the authors designated high-opportunity neighborhoods as those in the top one-third of Census tracts with regard to upward income mobility of low-income children who previously grew up in those neighborhoods. Significant positive impacts of, the CMTO were found across racial and ethnic groups.

In addition to being more likely to move to high-opportunity neighborhoods, 68% of families enrolled in the CMTO were very satisfied with their new neighborhood versus 33% of HCV families who did not receive CMTO services.

The authors attribute CMTO’s success largely to the program’s ability to address each family’s specific needs. In interviews, families reported that emotional support from program staff, a streamlined search process, direct brokering services with landlords, and targeted short-term financial assistance helped them overcome the barriers to moving to high-opportunity areas.

The full report is available at: <https://bit.ly/2MDTVcu>

A report summary can be read at: <https://bit.ly/2OIzT3e>

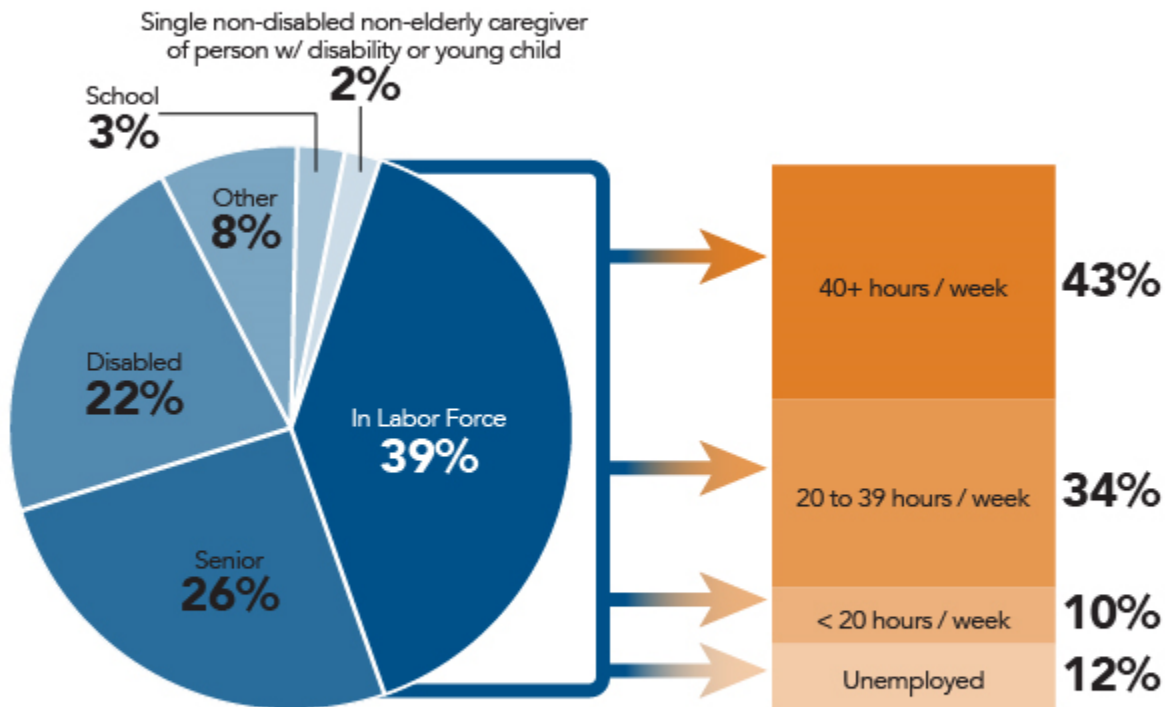
The NLIHC-led *Opportunity Starts at Home* multi-sector affordable homes campaign’s podcast with Opportunity Insights Policy Director David Williams is available at: <https://bit.ly/33iRlhT>

## Fact of the Week

**Over 90% of Lowest-Income Households are Seniors, People with Disabilities, Caregivers, or in the Labor Force or School**

# THE GAP

## EXTREMELY LOW INCOME RENTER HOUSEHOLDS



Note: Mutually exclusive categories applied in the following order: senior, disabled, in labor force, enrolled in school, single adult caregiver of a child under 7 or of a household member with a disability, and other. Senior means householder or householder's spouse (if applicable) is at least 62 years of age. Disabled means householder and householder's spouse (if applicable) are younger than 62 and at least one of them has a disability. Unemployed means household and householder's spouse (if applicable) are younger than 62 and both are unemployed. Working hours is usual number of hours worked by householder and householder's spouse (if applicable). Enrolled in school means householder and householder's spouse (if applicable) are enrolled in school. Fifteen percent of extremely low-income renter households include a single adult caregiver, more than half of whom usually work more than 20 hours per week and 2% of whom are in school. Source: 2017 ACS PUMS.



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<https://nlihc.org/gap>

Source: NLIHC's *The Gap: A Shortage of Affordable Homes, 2019*. Data from 2017 ACS PUMS.

## Opportunity Starts at Home

### Study Shows Affordable Housing Is Linked with Stronger Child Enrichment and Cognitive Development

Researchers at Johns Hopkins University [explored](#) the impacts of affordable housing on child enrichment and cognitive development. They found that when families spent more than half of their incomes on housing (severely housing cost-burdened), their children's reading and math ability tended to suffer. Families with

severe housing cost burdens have less disposable income to spend on things like computers, books, and educational experiences that foster child development. Families who spent 30% of their incomes on rent spent \$75 more per year on child enrichment than those who spent 50% of their incomes on rent.

The research also found, paradoxically, that significantly lower housing costs burdens were not necessarily better for cognitive development. In fact, children’s cognitive abilities also tended to suffer when families spent less than 20% of their incomes on housing. The researchers suggest these findings could indicate such families were living in substandard homes in distressed neighborhoods, which is known to have negative impacts on health and cognitive development.

“Families spending about 30 percent of their income on housing had children with the best cognitive outcomes,” said Sandra J. Newman, professor of policy studies at Johns Hopkins University. “It’s worse when you pay too little and worse when you pay too much.”

The study furthers our understanding that affordable housing has a strong connection to childhood development, and it also provides empirical support for the long-standing rule that “affordable” housing is 30% of household income.

A media release about the research is [here](#), and the research brief is [here](#). To read additional research about the connections between housing affordability and childhood development, please see the *Opportunity Starts at Home* multi-sector affordable homes campaign’s [Sector Pages](#).

Also, follow the campaign on all social media platforms: [Twitter](#), [Instagram](#), [Facebook](#), and [LinkedIn](#). Be sure to [sign up](#) for our e-newsletter to get the latest updates about the campaign, including new multi-sector partners, [calls to action](#), events, and [research](#).

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## From the Field

### **Oregon Advocates Celebrate Huge Wins for Zoning Reform and Affordable Housing Funding**

Oregon housing advocates had a breakthrough legislative session in 2019. Overall, 15 bills passed to expand renter protections and to provide greater funding for affordable homes and supportive services. Earlier this spring, Oregon established itself as a leader in the housing movement by codifying the nation’s first statewide rent regulations to prevent exorbitant annual rent increases and to protect against evictions without cause (see *Memo 3/4/19*). The legislature’s additional achievements, including the investment of over \$330 million to address affordable housing needs, are the result of years of growing momentum built by strategic campaigns by a host of organizations and coalitions, including NLHC state partner Oregon Housing Alliance and its members.

The new changes to zoning laws in Oregon have made the most headlines since the legislative session ended in June. Through House Bill 2001, all cities with populations above 25,000 must now allow what the state defines as “middle housing” on property zoned previously only for detached single-family homes. The definition of middle housing includes duplexes, triplexes, fourplexes, cottage clusters, and townhouses. All cities with a population above 10,000 must allow duplexes on properties that previously allowed only single-family homes. This effort toward up-zoning is expected to increase housing production in a state where there is an extreme shortage of affordable homes, even for middle-income people. While not banning single-family zoning outright, HB 2001 is considered the most aggressive and innovative state-level effort to preempt local zoning codes that deliberately block dense development and rental housing. This legislation is part of a growing movement to

counteract single-family zoning, joining successful previous local-level efforts in Minneapolis, MN, and Grand Rapids, MI.

Preservation of affordable homes also had a big win in 2019 through the passage of House Bill 2002. The new law requires more notification be given to the Oregon Housing and Community Services Department (OHCS) prior to the expiration of affordability obligations and conversion to market rents. HB 2002 provides a right of first refusal that can be asserted by potential owners who would preserve affordability and prevent market-rate conversions. Advocates also secured \$25 million in lottery bond proceeds to preserve and maintain existing affordable housing.

Another of the many notable funding victories in Oregon was the passage of House Bill 2896, which updates Oregon law regarding manufactured home parks and allocates \$9.5 million to a loan fund to preserve and repair manufactured housing throughout the state. Most manufactured home parks in Oregon were built prior to 1980 under looser building codes and are increasingly dilapidated. HB 2896 will create new opportunities for community-based nonprofit housing providers to acquire and improve these housing options. It also creates an innovative pilot which included \$2.5 million to help homeowners with low incomes replace their aging homes.

House Bill 2916 addresses the growing prevalence of makeshift encampments built on public space by groups of people experiencing homelessness. Such camp sites are now all too common in cities on the West Coast, including Portland. HB 2916 expands the definition of transitional housing so that local governments and service agencies can more directly involve themselves and regulate these spaces to provide for greater public health and safety for the occupants. The bill also declares a state of emergency to allow the expansion of transitional housing options to make fewer such sites necessary.

“We are beyond thrilled to see so many of our top priorities to create housing opportunity moved forward in this year’s legislative session,” said Alison McIntosh, policy and communications director at Neighborhood Partnerships, which convenes the Oregon Housing Alliance. “There is more work to be done, but I think the results in 2019 will increase housing stability, reduce rent escalation, expand housing options, and provide more tools toward ending homelessness. We are grateful for the leadership of Governor Kate Brown, Speaker Tina Kotek [D], Representative Alissa Keny-Guyer [D], Senator Shemia Fagan [D], and so many others in this historic legislative session.”

For more information on the affordable homes bills passed in the 2019 Oregon legislative session or the organizing undertaken to get them introduced and passed, contact Alison McIntosh at: [amcintosh@neighborhoodpartnerships.org](mailto:amcintosh@neighborhoodpartnerships.org)

Read the Oregon Housing Alliance’s breakdown of legislation passed in 2019 at: <https://bit.ly/2KBctYp>

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## **Disaster Housing Recovery**

### **Disaster Housing Recovery Updates – August 12, 2019**

The following is a review of additional disaster housing recovery developments since the last edition of *Memo to Members and Partners* (for the article in the previous *Memo*, see [8/5](#)).

#### **Federal Action**

Representative Neal Dunn (R-FL) [introduced](#) the “Residential Recovery Zone Act.” [The bill](#) would provide incentives for homeownership in areas struck by natural disasters. Incentives include tax breaks and special loan financing for home purchases in designated “residential recovery zones” less than 3 years after a major disaster. The legislation also includes language establishing opportunity zones in certain disaster-affected areas.

The Yale School of Forestry and Environmental Services released a [study](#) looking at the threats climate change and sea-level rise pose to American coastal cities. The report focuses on who will bear the financial cost of flooding as coastal development continues to increase.

## **Midwestern Tornadoes**

### *Ohio*

Survivors of the June tornadoes in Ohio have [just two weeks](#) to apply for FEMA assistance. Survivors in Montgomery, Greene, Mercer, Miami, Perry, Muskingum, Pickaway, Mahoning, Auglaize, Hocking and Darke Counties are urged to apply.

The Montgomery County Auditor's Office released an interactive map of the 4,434 properties in the county that were damaged by the tornadoes in an attempt to [improve the efficiency of recovery projects](#), making it easier to pair particular organizations with the needs of residents.

## **California Wildfires**

Survivors of the Camp Fire are receiving [contradicting answers](#) about whether their water is safe to consume. While some residents in the area have been told the water is safe to drink, residents in adjacent areas using the same water system are being told the water contains cancer-causing materials.

Residents of Northern California [continue to wait](#) for the \$200 million Congress approved in February of 2018.

Survivors of the 2017 Tubbs Fire have been experiencing [long-term trauma](#) from the disaster. Mental health professionals are preparing for an additional demand for services as the second anniversary of the fire draws closer and recurring insurance payments stop.

## **Hurricane Michael**

### *Florida*

HUD officials [announced](#) that the required *Federal Register Notice* needed to release over \$633 million in Community Development Block Grant-Disaster Recovery (CDBG-DR) funds will be published in the coming weeks. Once that notice is released, Florida will submit an action plan for the money for HUD review. Florida Governor Ron DeSantis [thanked](#) HUD for announcing the effort to bring CDBG-DR funds to the state would be moving forward in the next several weeks.

The Bay County Commissioners [approved](#) the Bay County's Long-Term Recovery Task Force's plan this week. The plan calls for the county to apply for \$6.9 billion in aid from the federal and state governments, but decisions about which projects to prioritize have yet to be made.

In Gulf County, disaster recovery non-profits are [just getting started](#) as they strategize ways to create housing opportunities in the area.

## **Hurricane Florence**

### *North Carolina*

HUD officials [announced](#) that the required *Federal Register Notice* needed to release over \$168 million in CDBG-DR funds to North Carolina will be published in the coming weeks. The move comes as HUD announced it would separate state-side CDBG-DR funds from those going to Puerto Rico, which HUD may try to delay.

## 2017 Disasters

*Hurricane Irma:* US Virgin Islands Delegate Stacey Plaskett [urged authorities](#) in the USVI to continue working with federal authorities to create robust protections for disaster recovery funding when it is received.

*Hurricane Irma:* In the Florida Keys, the [scarcity of affordable housing](#) after Hurricane Irma has forced residents who remained to live in smaller units.

*Hurricane Harvey:* Texas Governor Greg Abbott [thanked](#) HUD for its “ongoing efforts to ensure Texas receives the money it needs to recover from one of the worst natural disasters in our state’s history.” Texas is included in the list of states slated to receive CDBG-DR funds. HUD announced a *Federal Register Notice* will be published in several weeks regarding those funds.

*Hurricane Harvey:* Texas officials are [conducting mental health surveys](#) in areas hit by Hurricane Harvey. Like mental health professionals in California, Texas counselors and psychiatrists are preparing for an influx of these seeking assistance as the second anniversary of Hurricane Harvey draws closer.

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## Event

### Webinar to Discuss Crime-Free Housing Programs, August 28

The National Housing Law Project (NHLP) will hold an August 28 [webinar](#) on “crime-free” housing programs and how they adversely impact the housing stability of survivors of domestic violence and others. Survivors of domestic violence are sometimes evicted from their homes because there has been “criminal activity” at their apartments, even though the survivors are the victims. Panelists will talk about the history of crime-free programs, strategies for interacting with the police, and ways such programs and policies have been challenged.

The webinar will take place on August 28 at 2:00 p.m. ET. The webinar is free and will be closed-captioned. Register at: <https://adobe.ly/2GSypxc>

Presenters will be:

- Debbie Fox, senior housing policy and practice specialist, National Network to End Domestic Violence
- Linda Morris, Skadden fellow and attorney, Women’s Rights Project, ACLU
- Marie Claire Tran-Leung, senior attorney, housing and community justice, Shriver Center on Poverty Law
- Moderator: Renee Williams, staff attorney, NHLP

NHLP is planning two other webinars on September 10 and September 26 as part of its [Nuisance Ordinance and Crime-Free Housing Initiative](#). Look for information about those upcoming webinars in future editions of *Memo*.

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## NLIHC in the News

### NLIHC in the News for the Week of August 4

The following are some of the news stories that NLIHC contributed to during the week of August 4:

- “Homeless on the rise in Central Oregon,” News Channel 21, August 8 at: <https://tinyurl.com/y3xnns1>

- “New report shows blight of housing instability | Editorial,” *Orlando Sentinel*, August 6 at: <https://tinyurl.com/y2ehvger>
- “A historic affordable housing project for urban Natives is underway in Portland,” *Newsmaven*, August 6 at: <https://tinyurl.com/y27z5wru>
- “Future of Housing,” ABC7 News, August 5 at: <https://youtu.be/3OfMFF3Akaw>
- “California an economic giant with the nation’s highest poverty,” *The Mercury News*, August 4 at: <https://tinyurl.com/y5v2bgxo>
- “A tour of presidential candidates' affordable housing proposals,” *StarTribune.com*, August 2 at: <https://tinyurl.com/y3lx7cqk>

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## NLIHC News

### NLIHC Seeks Communications/Media/Graphic Design Intern

NLIHC is accepting applications for our fall internship position for communications/media/graphic design. Interns are highly valued and fully integrated into our staff work. We seek students passionate about social justice issues, with excellent writing and interpersonal skills, to work from late August/early September until mid-December.

**The Communications/Media/Graphic Design Intern** prepares and distributes press materials, assists with media research and outreach for publication releases, works on social media projects, maintains a media database and tracks press hits. Also assists with sending out e-communications; revises collateral print material such as brochures, flyers, and factsheets; and updates content on the NLIHC website. Some graphic design experience is highly desired.

Fall interns are expected to work 25 hours a week. NLIHC provides modest stipends.

A cover letter, resume, and writing sample are required for consideration. Applicants for the communications/media/graphic design internship should also submit examples of your graphic-design work.

Interested students should send their materials to: Paul Kealey, chief operating officer, National Low Income Housing Coalition, 1000 Vermont Avenue, NW, Washington, DC 20005 via email to: [pkealey@nlihc.org](mailto:pkealey@nlihc.org)

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## Where to Find Us – August 12

NLIHC President and CEO Diane Yentel and other NLIHC staff will be speaking at the following events in the coming months:

- Independence Social Service Summit, Independence, MO, August 16
- *Our Homes, Our Votes: 2020* Coffee with the Candidate with Julian Castro, Portsmouth, NH, August 17
- [NeighborWorks Training Institute](#), New Orleans, LA, August 19
- [Utah Housing Coalition Conference](#), Park City, UT, August 28
- [2019 National Community Action Partnership Annual Convention](#), Chicago IL, August 29
- [National Home and Community Based Services Conference, National Association of States United for Aging and Disabilities](#), Baltimore, MD, August 29
- [Housing Iowa Conference](#), Cedar Rapids, IA, September 4
- [National Association of Latino Elected Officials National Policy Institute on Emergency Response and Management](#), Long Beach, CA, September 13



- [Non-Profit Housing Association of Northern California's 40th Annual Housing Conference](#), San Francisco, CA, September 20
- [National Alliance of Resident Services in Affordable and Assisted Housing Conference](#), New Orleans, LA, September 25-26
- [Housing & Community Development Network of NJ Annual Conference](#), New Brunswick, NJ, October 18
- New Mexico Coalition to End Homelessness Conference, Albuquerque, NM, October 24
- [Housing Action Illinois 2019 Housing Matters! Conference](#), Bloomington, IL, October 24-25
- [Southern California Association of Non Profit Housing 2019 Annual Conference](#), Los Angeles, CA, October 25
- Rural Housing Summit, San Jose, CA, November 7

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## **NLIHC Staff**

Sonya Acosta, Policy Analyst, x231  
 Kyle Arbuckle, Housing Advocacy Organizer, x227  
 Andrew Aurand, Vice President for Research, x245  
 Victoria Bourret, Housing Advocacy Organizer, x244  
 Josephine Clarke, Executive Assistant, x226  
 Dan Emmanuel, Senior Research Analyst, x316  
 Ed Gramlich, Senior Advisor, x314  
 Kim Johnson, Housing Policy Analyst, x243  
 kenia jimenez, Policy Intern, x241  
 Paul Kealey, Chief Operating Officer, x232  
 Mike Koprowski, Director, Multisector Housing Campaign, x317  
 Joseph Lindstrom, Manager, Field Organizing, x222  
 Lisa Marlow, Communications Coordinator, x239  
 Sarah Mickelson, Senior Director of Public Policy, x228  
 Khara Norris, Director of Administration, x242  
 Noah Patton, Housing Policy Analyst, x227  
 Catherine Porter, Research Intern, x249  
 Ikra Rafi, Creative Services Specialist, x246  
 Catherine Reeves, Development Coordinator, x234  
 Brooke Schipporeit, Housing Advocacy Organizer, x233  
 Nayasia Thomas, Graphic Design Intern, [GDintern@nlihc.org](mailto:GDintern@nlihc.org)  
 Dan Threet, Research Analyst, x202  
 Chantelle Wilkinson, Housing Campaign Coordinator, x230  
 Renee Willis, Vice President for Field and Communications, x247  
 Mia Wilson, Communications Specialist, x201  
 Diane Yentel, President and CEO, x225