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Take Action

Call Today: Tell Congress to Lift Spending Caps, Fully Fund Affordable Housing Programs

NLIHC, the Coalition for Human Needs, and other national organizations are hosting a **Call-In Day today, July 22**, to urge congressional leaders and President Trump to reach an agreement to lift the federal spending caps and fully fund affordable housing programs. Without an agreement, affordable housing investments and other key resources may face devastating, across-the-board cuts of almost 10%. Call the Capitol switchboard to be connected to your members of Congress at: 1-202-224-3121.

Congress and the White House have until October 1 to pass FY20 spending bills – including funding for affordable housing – or risk a government shutdown. Before the bills can be enacted, however, congressional leadership must reach an agreement to lift the low spending caps required by law on defense and domestic programs. If the spending caps are not lifted, key affordable housing, homelessness, and community development programs will face a nearly 10% cut.

Once an agreement is reached, the Senate will begin working on its spending bills. A budget agreement could allow even higher levels of funding for housing and community development than those included in the robust spending bill passed by the House earlier this year. For more details on the House bill, see NLIHC's [analysis](#) and [updated budget chart](#).

Congress has fewer than 24 legislative days before the October 1 deadline. Because Congress will soon adjourn for August recess, they must act quickly.

Join housing advocates around the country by **calling your senators and representatives today** to urge them to lift the low spending caps and to ensure affordable housing and community development programs receive the highest funding levels possible for FY20.

Sample Script:

“Please work with your colleagues to lift the low federal spending caps that have prevented Congress from funding affordable housing investments at the level needed. We cannot risk across-the-board cuts to affordable housing and community development programs that help families thrive.”

Call the Capitol switchboard to contact your congressional delegation: (202) 224-3121.

Disaster Housing Recovery

House of Representatives to Vote on ‘Reforming Disaster Recovery Act of 2019’

The House Financial Services Committee voted unanimously on July 16 to approve H.R. 3702, the “[Reforming Disaster Recovery Act of 2019](#),” thanks in large part to the strong advocacy of the more than 800 organizations that make up NLIHC’s [Disaster Housing Recovery Coalition \(DHRC\)](#). The bill now heads to the House floor for a vote. A similar bill is expected to be introduced in the Senate as soon as this week.

These bills are an important milestone for equitable disaster housing recovery and rebuilding. The DHRC’s members worked closely with Representatives Al Green (D-TX) and Ann Wagner (R-MO) over the past two years to draft and advance this legislation. The final bill includes virtually all the critical reforms proposed by DHRC members to help ensure the federal government’s long-term disaster recovery program – Community

Development Block Grant–Disaster Recovery (CDBD-DR) grants – better serve the lowest-income survivors and their communities. If enacted, the bill would help target CDBG-DR resources to survivors with the greatest needs, ensure greater data transparency and oversight, protect civil rights and fair housing, and encourage disaster mitigation and resiliency.

This strong bill is the result of the hard work of advocates and key congressional champions, including Chairwoman Maxine Waters (D-CA), Ranking Member Patrick McHenry (R-NC), and Representatives Green and Wagner. For more details on the Reforming Disaster Recovery Act, see the DHRC’s [factsheet](#) and NLIHC’s [press release](#) on the vote.

To help build on this success, we are asking all NLIHC members and partners to [call your representatives](#) and urge them to cosponsor H.R. 3702.

Additional Disaster Housing Recovery Updates - July 22, 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 [7/15](#)).

Federal Action

The Department of Homeland Security Inspector General released a [report](#) finding that FEMA erred in providing funds for a contract between the Puerto Rico Electric Power Authority and Cobra Acquisitions LLC to restore power on the island after Hurricane Maria. The report specifically called FEMA’s decision to use public assistance funds for the contract “unsound and unsupported.”

Political upheaval and scandal in Puerto Rico has led some to [call for additional oversight](#) over federal disaster recovery funds. Some lawmakers worry the situation will make getting disaster recovery assistance to the island even more difficult.

The *New York Times* [highlighted](#) major staffing deficiencies at FEMA, saying the agency’s staff has decreased 55% in two years, while the number of federally declared disasters has doubled.

A recent study found the proliferation of urban sprawl has made flooding during rain events more [damaging and more likely](#).

Midwest Flooding

Missouri

Missouri officials have asked FEMA to [expand its disaster declaration](#) to include 21 additional counties. Flooding across the Midwest has inundated many communities, a situation made worse by the remnants of Hurricane Barry.

California Wildfires

California Governor Gavin Newsom [certified](#) the Town of Paradise as a “rural area” paving the way for the town to receive recovery funding from the U.S. Department of Agriculture.

The [last of the debris](#) from 2018’s Hill and Woolsey fires has finally been cleared. Overall debris removal from areas destroyed by the Camp Fire has just reached the half-way point.

[A new study](#) found the number of acres burned every year in California has seen a five-fold increase in the last 45 years due to increasing areas of dry air caused by climate change.

Midwest Tornadoes

Ohio

In Dayton, multiple organizations have come together to form the [Miami Valley Long-term Recovery Operations Group](#). As residents question why FEMA has only authorized its Transitional Shelter Assistance Program to assist survivors who lost their homes, the new coalition is working to assist Miami Valley residents find longer-term shelter.

Hurricane Michael

Florida

After ratifying its disaster recovery plan, Bay County's [Long-Range Recovery Task Force](#) has just 11 weeks to decide which of the 114 projects needing HUD funding will receive priority.

Hurricane Florence

North Carolina

DHRC member Catholic Charities USA [spotlights](#) its Raleigh chapter's efforts to rebuild homes in the aftermath of Hurricane Florence.

Wilmington celebrates the start of a new [affordable housing project](#), but city leaders recognize they still have a long way to go.

2017 Disasters

Hurricane Harvey: The EPA Office of Inspector General (OIG) released a [report](#) criticizing the agency's outreach to communities of color in the aftermath of Hurricane Harvey. The OIG found that Houston residents lacked adequate access to translated guidance on water and waste management after the storm, and the OIG recommended the local EPA office conduct additional outreach to minority and immigrant communities in advance of future storms.

Hurricane Maria: The Government Accountability Office (GAO) [released its testimony](#) from a hearing on Puerto Rico and U.S. Virgin Islands recovery held by the House Homeland Security Committee. The testimony provides an update on FEMA's Public Assistance Program on the islands. The GAO found multiple issues still exist with the program, from governing rules that lack clarity to the length of time needed to implement new procedures laid out by FEMA in Puerto Rico.

Congress

House Passes Legislation to Raise Minimum Wage to \$15

The House voted 231 to 199, largely on party lines, on July 18 to raise the minimum wage to \$15 an hour by 2025. The federal minimum wage has not been raised since 2009, the longest time the country has gone without a minimum wage increase since it was established in 1938. If enacted, the bill would more than double the current federal minimum wage of \$7.25 an hour – a move that would increase wages for 27 million workers, according to a recent Congressional Budget Office [analysis](#).

NLIHC supports increasing the federal minimum wage to help bridge the gap between incomes and rents. NLIHC's [Out of Reach 2019](#) report found that a worker earning the federal minimum wage must work nearly 127 hours per week – more than three full-time jobs – to afford a two-bedroom rental home or 103 hours per week – more than 2.5 full-time jobs – to afford a one-bedroom rental home at the national average fair market rent.

It is important for policymakers to know, however, that while raising the minimum wage is critically important, it alone will not solve the housing affordability crisis. In many communities, a \$15 minimum wage provides less than what is needed to afford a modest one- or two-bedroom apartment.

The bill now heads to the Senate.

Senators Introduce Bipartisan Bill to Protect Against Carbon Monoxide Poisoning

Senators Tim Scott (R-SC) and Bob Menendez (D-NJ) introduced on July 18 the “[Carbon Monoxide Alarms Leading Every Resident to Safety Act \(CO ALERTS Act\)](#),” to help protect residents of federally assisted housing from carbon monoxide poisoning. The bill was introduced in response to the deaths of 13 public housing residents from the toxic gas since 2003.

If enacted, the bill would require carbon monoxide alarms in federally assisted homes that have potential carbon monoxide sources, such as gas-fired appliances, fireplaces, forced-air furnaces, and attached garages. The bill directs HUD to provide guidance to public housing agencies on how to educate tenants on health hazards in the home, including carbon monoxide poisoning and lead poisoning, and it instructs HUD to conduct a public study with the Consumer Product Safety Commission on requiring carbon monoxide alarms in housing not covered by the International Fire Code.

The House Financial Services Committee unanimously approved in June a separate bill requiring carbon monoxide detectors in public housing. That bill was introduced by Representative Chuy Garcia (D-IL).

Read the CO ALERTS Act of 2019 at: <https://tinyurl.com/y2fyrvb2>

Read Senator Scott's press release at: <https://tinyurl.com/y4fsznt4>

Representative Lawson Introduces Bill to Improve Public Housing Conditions

Representative Al Lawson (D-FL) introduced on July 12 the “[HUD Inspection Oversight Act](#)” (H.R. 3745) to increase transparency and strengthen enforcement of the inspection process for federally subsidized housing. Other original co-sponsors of the bill are Representatives Alma Adams (D-NC) and Val Demings (D-FL).

The bill would create higher physical condition standards for subsidized housing and provide HUD with greater enforcement authority to tackle health and safety concerns. Under the bill, HUD would work with tenants or tenant organizations to develop public remediation plans and timetables if property owners fail to address issues identified during inspections. HUD can then impose various penalties, such as fines or termination of contracts if owners do not correct the issues. To increase transparency, HUD would be required to publish a quarterly report of all properties with unsatisfactory reviews.

“It is my firm belief that everyone should have access to decent, safe and affordable housing regardless of their income or zip code,” said Representative Lawson. “We’ve seen HUD properties in dilapidated conditions pass inspection, and this is absolutely unacceptable. This bill will provide much-needed transparency in the inspection process and strengthen enforcement actions against property owners who fail to maintain their properties.”

Read more about the bill at: <https://tinyurl.com/yyzkdnfv>

Senators Duckworth and Young and Rep. Kildee Introduce Bill to Reduce Lead in Potable Water

Senators Tammy Duckworth (D-IL) and Todd Young (R-IN) and Representative Dan Kildee (D-MI) introduced on July 11 the “Get the Lead Out of Assisted Housing Act of 2019” ([S. 2087](#) and [H.R. 3721](#)), which aims to improve protections against lead poisoning in housing. Senator Duckworth introduced a similar bill during the previous congressional session.

The bill includes several provisions to decrease the presence of lead in drinking water. The proposal includes the creation of the Healthy Homes Lead In Drinking Water Grant pilot program, which would provide resources to state and local governments to identify and remediate threats of lead in drinking water in homes. Grantees in the pilot program would also test for lead in public water fountains, schools, and childcare facilities and would create a public inventory of lead service lines.

HUD and the Environmental Protection Agency (EPA) would be required to work together to identify and address lead contamination and update current physical condition standards. The bill also provides additional guidance that ensures HUD addresses issues of lead in drinking water when remediating homes for lead-based paint.

Read more about the bill at: <https://tinyurl.com/y2mryeg7>

Representatives Introduce Bipartisan Bill to Increase Access to Legal Services for Homeless Veterans

Representatives Jimmy Panetta (D-CA), Gilbert Cisneros (D-CA), Greg Steube (R-FL), Brian Mast (R-FL), Don Bacon (R-NE), and Mike Waltz (R-FL) introduced the “[Legal Services for Homeless Veterans Act](#)” (H.R. 3749) on July 12. This bipartisan bill would allow the secretary of Veterans Affairs to allocate grants to legal services providers that serve veterans who are homeless or at risk of homelessness.

The bill would help increase veterans’ access to legal aid services and address issues that may contribute to remaining or becoming homeless. “While serving as a local prosecutor and working as a board member for the Veterans Transition Center of Monterey County,” stated Representative Panetta in his [press release](#), “I encountered many veterans who had certain legal issues that brought them to the brink or pushed them into homelessness. This legislation provides those veterans, and supportive and surrounding organizations, the resources necessary to help our veterans resolve these legal issues and get back on their feet.”

Read more about the bill at: <https://tinyurl.com/y56xjyus>

Our Homes, Our Votes

Will Housing Affordability Be Addressed in the Next Democratic Presidential Debates?

On July 30 and 31, the 2020 Democratic presidential candidates will be back on the national stage for the second round of nationally televised debates. The NLIHC-led [Our Homes, Our Votes: 2020](#) nonpartisan candidate and voter engagement project calls on the debate moderators to raise the critically important issue of housing affordability in the U.S. and for the presidential candidates to tell us what they will do about it.

The issue of affordable housing is of the utmost importance to families across the country, and voters are demanding answers on the campaign trail as never before. According to a recent national poll commissioned by NLIHC, 85% of people in America believe that ensuring everyone has a safe, accessible and affordable home should be a top national priority, and 8 in 10 want major action from Congress and the White House. Seventy-six percent are more likely to vote for a candidate with a detailed plan on making housing more affordable.

The [June presidential debates](#) were a missed opportunity, however, as the moderators failed to ask any questions on the nation’s affordable housing crisis, and only a few of the more than 20 candidates mentioned it in their responses.

In advance of the next debates, here are three things you can do today to help get affordable housing on the agenda this election cycle:

1. Learn what each of the candidates has said so far on affordable housing by checking out the [candidate profiles](#) on the *Our Homes, Our Votes* website. We are keeping track of everything candidates are saying and proposing related to affordable housing in America. (Be sure to let us know if we have missed something!)
2. Use social media to call on candidates to take strong positions on affordable housing. Use #OurHomesOurVotes2020 in your posts and tag @OurHomesVotes on Twitter or @OHOV2020 on Facebook so we can amplify your message!
3. Use the [Voter and Candidate Engagement Tool Kit](#) to plan events and candidate interactions during the primaries to show the candidates that voters need to hear from them about their affordable housing solutions.

Register Now for July 31 *Our Homes, Our Votes 2020* Webinar – *Because Affordable Homes Are Built with Ballots*

NLIHC's [*Our Homes, Our Votes 2020*](#) nonpartisan voter and candidate engagement effort is offering NLIHC members and partners a webinar, [*Let's Get It Started*](#), on July 31 at 1:00 p.m. ET. The session will provide an overview of the *Our Homes, Our Votes 2020* project and what you can do to engage voters and candidates in the presidential, state and local elections. Registration is [now open](#).

Learn why it is imperative for housing organizations and other nonprofits to be involved in voter and candidate engagement, how you can make a difference in elections in a nonpartisan way, how you can use a comprehensive toolkit of voter and candidate engagement resources, and how NLIHC partners in the early voting states like Iowa and New Hampshire are already reaching out to the presidential candidates to ensure they address the issue of housing affordability.

Speakers will include Diane Yentel, NLIHC president and CEO; Joey Lindstrom, NLIHC manager of field organizing; Elissa Margolin, Housing Action New Hampshire director; and Lauren Johnson, Polk County (Iowa) Housing Trust Fund policy and communications coordinator.

The *Our Homes, Our Votes 2020* project provides strategies and tools for nonpartisan candidate engagement and voter registration, education, and mobilization. The project seeks to get candidates for office address to issues of homelessness and affordable housing and commit to real solutions. Through *Our Homes, Our Votes 2020* advocates and residents across the country will engage in the electoral process and stress to candidates at every level—federal, state, and local—that affordable housing is a critical issue they must address.

Because affordable homes are built with ballots.

Register at: <https://rebrand.ly/6eyagt>

FRAC and Demos Release Advocate Primer on National Voter Registration Act

The Food Research Action Center (FRAC) and Demos recently released a [*Primer for Advocates on the National Voter Registration Act \(NVRA\)*](#).

In addition to providing important background on the NVRA, the primer explores the critical role public assistance agencies—such as those administering SNAP, WIC and Medicaid—can play in nonpartisan voter registration. Key findings included:

- The lowest-income voter registrants—those making less than \$30,000 per year—register at public assistance agencies at disproportionately high rates. In 2016, these lowest-income voter registrants were only 11% of the total registered population, but they represented nearly half—49%—of those who reported registering to vote at public assistance agencies.
- Some communities of color register at public assistance agencies at much higher rates than their percentage of the overall registered public. In 2016, black registrants made up 13% of the total registered population, but they represented 35% of those who registered to vote at public assistance agencies. Latinos made up 10% of all registered people but 19% of those registered at public assistance agencies.

These findings underscore the important role public agencies play in ensuring low-income people and communities of color register to vote. Advocates can support public assistance agencies' voter registration efforts; the *Primer* includes ways to get engaged.

[Our Homes, Our Votes: 2020](#), NLIHC's nonpartisan candidate and voter engagement project, recently released a comprehensive [tool kit](#) with resources and materials to support housing advocates' voter-engagement efforts. Be sure to check out those resources as well.

Research

Researchers Examine Affordability of Manufactured Homes

Noah Durst and Esther Sullivan published a report, "[The Contribution of Manufactured Housing to Affordable Housing in the United States](#)," in *Housing Policy Debate* that explores the affordability and location of manufactured homes (MHs). MHs, often called mobile homes or trailers, are a significant source of unsubsidized affordable housing in both metropolitan and non-metropolitan areas of the U.S., but they remain overlooked in housing research and policy.

Three types of tenure in MHs are owners who own both their dwellings and the land, MH households who own their dwellings but rent the land, and MH renters who rent both their dwellings and the land. Housing costs for MH residents are substantially lower than costs for residents in conventional housing. In 2013, the average monthly housing cost was \$530 for residents who owned both their dwellings and land, \$670 for MH residents who owned their dwellings but rented their land, and \$700 for MH residents who rented both their dwellings and the land. In comparison, average monthly housing costs were \$1,300 for conventional owners and \$1,000 for conventional renters.

Renting a mobile home, however, is not necessarily affordable, especially for renters. The average MH renter household spent 35% of its income for housing, compared to 20% for the average MH owner and 27% for the average MH owner/renter. On a square-footage basis, MH residents who owned their dwellings and the land had housing costs of \$0.40 per square foot, compared to approximately \$0.70 per square foot for conventional home owners, MH owners who owned their homes but rented the land, and MH renters. Conventional renters had the highest housing costs per square foot with an average cost of \$1.10.

Sixty-nine percent of the 7 million occupied MHs were located within one block of another MH. The authors state this clustering could be due to self-sorting of MH residents or to land-use regulations that concentrate MHs in specific areas. Thirty percent of the occupied MHs were located in informal subdivisions, which are communities with minimal regulations like zoning and building codes and often have limited infrastructure and services. MH residents own both their homes and the land in informal subdivisions. Approximately 39% of MHs were in mobile home parks, which are usually owned and operated by private landlords who lease land to MH owners or renters. Informal subdivisions are more likely in rural areas and the South.

Controlling for home sizes and other physical characteristics, neighborhood and market characteristics, and regions of the U.S., manufactured homes in informal subdivisions were the least expensive housing. Households in informal settlements paid approximately \$0.50 per square foot. Households in mobile home parks spent approximately \$0.65 per square foot.

The authors recommend removing regulatory barriers and encouraging the location of MHs in single-family districts rather than mobile home parks. They say steps should be taken to ensure informal subdivisions have adequate infrastructure.

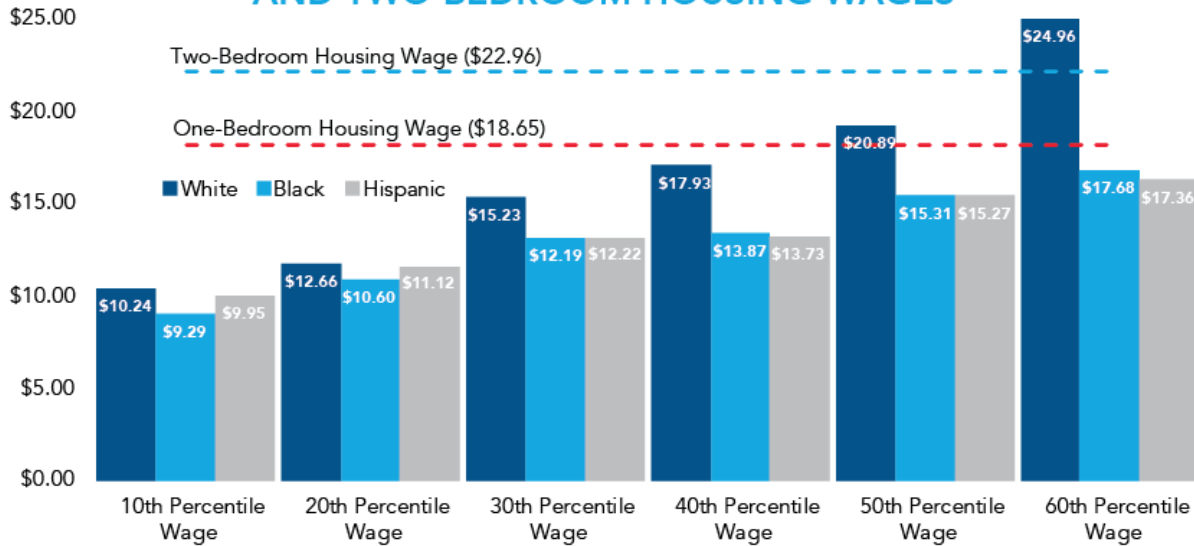
The full report can be read at: <https://bit.ly/2xPWpMf>

Fact of the Week

Because Black and Latinx Households Are Paid Less than Whites, They Cannot Afford Rents Even at Higher Wage Percentiles

OUT^{of} REACH

HOURLY WAGE PERCENTILES VS. ONE AND TWO-BEDROOM HOUSING WAGES



Source: Housing wages based on HUD fair market rents. The hourly wages by percentile from the Economic Policy Institute State of Working America Data Library 2018. Adjusted to 2019 dollars.

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Source: NLIHC's [Out of Reach 2019](#). Housing wages based on HUD fair market rents. The hourly wages by percentile from the Economic Policy Institute State of Working America Data Library 2018. Adjusted to 2019 dollars.

Opportunity Starts at Home

Campaign Welcomes New State Partners

The [Opportunity Starts at Home](#) multisector affordable homes campaign is pleased to announce two new state partners – [Housing Action Illinois](#) and [Prosperity Indiana](#) – have joined the campaign. Both organizations were recently selected through the campaign's "[Endorsement Application](#)," which enables state-level organizations pursuing multi-sector efforts focused on housing policy to earn a formal endorsement from the national campaign.

Each organization, both already state partners of NLIHC, is now considered a formal [state partner](#) of its national campaign and is working to broaden its state's housing coalition to other sectors such as healthcare, education, civil rights, anti-poverty, and more. These multi-sector partnerships will be leveraged to influence national policymakers who represent the state to advance more robust and equitable federal housing policies. In their applications, Housing Action Illinois and Prosperity Indiana each demonstrated a strong track record of

bringing non-housing groups into the work of housing advocacy and a readiness to engage its federal delegation around the campaign's [policy priorities](#).

Housing Action Illinois and Prosperity Indiana will be joining the campaign's original state partners in California, Idaho, Maine, New Jersey, Ohio, Oregon, and Utah. As new partners, they will participate in peer-to-peer learning with the other states and will gain access to resources, networks, and technical assistance from the national campaign.

"We are thrilled to welcome both Housing Action Illinois and Prosperity Indiana as state partners of the *Opportunity Starts at Home* campaign," said National Campaign Director Mike Koprowski. "Together, we will build a broad-based movement to end housing poverty and homelessness."



"Where you live affects everything in your life, from your job and education to your health and ability to raise a family," said Housing Action Illinois Executive Director Sharon Legenza. "Housing Action Illinois is excited to join this campaign because working across sectors is essential to creating communities where everyone can thrive."

"By uniting housing advocates with multisector partners dedicated to improving health, social justice, and economic mobility, we will build stronger communities that benefit all Hoosiers," said Prosperity Indiana Executive Director Jessica Love. "We are excited to expand our alliance and build on the momentum of this national movement to ensure more Americans have the opportunity to prosper with access to safe, stable affordable housing."



The campaign's "Endorsement Application" remains open to state-level organizations engaged in building multi-sector partnerships to advance stronger affordable housing solutions. Learn more [here](#).

From the Field

Pennsylvania Increases Potential Funding for Affordable Homes to \$40 Million

Pennsylvania Governor Tom Wolf signed on June 28 a state spending bill that increased the cap to \$40 million on a revenue source for the Pennsylvania Housing Affordability and Rehabilitation Enhancement Fund (PHARE), the state housing trust fund.

The potential new funding will help create more affordable housing, provide services to keep Pennsylvanians in their homes, help low-income people become first-time homeowners, and assist communities address blight. NLIHC state partner the Housing Alliance of Pennsylvania urged State Senators Art Haywood (D-4) and Elder Vogel (R-47) to advance this important legislation.

Created in 2010, PHARE receives funding from three sources, a portion of the Realty Transfer Tax (RTT), a portion of Marcellus Shale Impact Fees, and the national Housing Trust Fund. Marcellus Shale Impact Fee funding can be used only in specific communities. The RTT funding, based on a formula that grows as the real estate market grows, can be used statewide. The RTT was previously capped at \$25 million. Under this new law, if the real estate market continues to stay strong, up to \$15 million could be added to the PHARE fund up to the new \$40 million limit.

There is a serious shortage of affordable housing in Pennsylvania. Landlords charge rents unaffordable to households in every community across the state, from the most rural to the most urban. NLIHC's report [The](#)

[*Gap: A Shortage of Affordable Homes*](#) shows there are only 42 homes affordable and available for every 100 extremely low-income households in Pennsylvania.

PHARE-RTT-funded projects demonstrate the diverse ways grants can be used to help address a variety of community, social, and infrastructure issues related to affordable housing. Successful PHARE projects include Delaware County Department of Human Services' foster youth rental assistance program; new housing opportunities for seniors created by Delaware County Department of Human Services and Fayette County; and Montgomery County's Office of Community and Economic Development's program that provides homes for families and single adults returning from the hospital, jail, or treatment facility.

"Everyday organizations at the local level are making it possible for more of Pennsylvania's families to access a home of their own through rental housing and homeowner opportunities and for local leaders to demolish and rehabilitate blighted properties," said Housing Alliance Executive Director Phyllis Chamberlain. "This will be even more possible because of the General Assembly's action to increase funding for the state housing trust fund, otherwise known as PHARE. We applaud the leadership of the general assembly, especially Senators Art Haywood and Elder Vogel. PHARE is good for Pennsylvania's families, and it benefits Pennsylvania's economy. More affordable housing creates jobs and brings new resources to communities. And less blighted properties increase property values and revitalize our local communities."

For more information, contact Levana Layendecker, deputy director of the Housing Alliance of Pennsylvania, at: levana@housingalliancepa.org or 215-576-7044.

Event

NLIHC to Host Congressional Briefing on Findings from *The Gap: A Shortage of Affordable Homes* and *Out of Reach*

NLIHC will host a congressional briefing on July 26 sponsored by Representatives Ayanna Pressley (D-MA) and Lacy Clay (D-MO) to share findings from NLIHC's two newest reports, [*Out of Reach 2019*](#) and [*The Gap: A Shortage of Affordable Rental Homes 2019*](#). Panelists will discuss the direct impact the shortage of affordable homes in America has on low-income renters' health and well-being, highlight racial disparities in rental home affordability, and share policy solutions to the nation's affordable housing crisis.

Representative Pressley has been invited to give opening remarks. Other speakers are:

- Andrew Aurand, vice president for research, NLIHC
- Agatha So, policy analyst, UnidosUS
- Shalonda Rivers, president, 22 Avenue Apartments Cordoba Tenant's Association and board of directors, NLIHC
- Sarah Mickelson, senior director of policy, NLIHC

The briefing will be held at 1:00 p.m. ET in Congressional Visitors Center Room 217.

Register for the event at: <https://tinyurl.com/y2pbjcb9>

NLIHC in the News

NLIHC in the News for the Week of July 14

The following are *some* of the news stories that NLIHC contributed to during the week of July 14:

- “The House just voted to give 33 million workers a raise—here’s what has to happen to make it a reality,” CNBC, July 18 at: <https://tinyurl.com/y4dm8vdu>
- “Bay Area workers take second jobs to get by,” *The Mercury News*, July 18 at: <https://tinyurl.com/y5zw5bnr>
- “Our affordable housing crisis needs immediate action, say all 5 directors of N.J.’s Catholic Charities,” *NJ.com*, July 17 at: <https://tinyurl.com/y2pt6w5m>
- “The USDA Wants to Kick Mixed-Status Immigrant Families out of Their Homes,” *VICE News*, July 15 at: <https://tinyurl.com/y3gkngn>
- “Housing is a Human Right,” *Medium*, July 13 at: <https://tinyurl.com/y3vc7pgr>

NLIHC News

NLIHC Publishes *Out of Reach 2019* in Spanish (*Fuera de Alcance 2019*)

NLIHC released a Spanish edition of its report [*Out of Reach 2019*](#) ([*Fuera de Alcance 2019*](#)) on July 22. This year’s edition is the 30th anniversary edition of *Out of Reach*, which documents the significant growing gap between renters’ wages and the cost of rental housing throughout the U.S.



The report’s national Housing Wage - the hourly wage a full-time worker must earn to afford a rental home at HUD’s fair market rent without spending more than 30% of his or her income on housing - is \$22.96 for a modest two-bedroom rental home and \$18.65 for a one-bedroom rental home. *Out of Reach/Fuera de Alcance* provides the Housing Wage for every state, metro area, county, and metro-area ZIP code in the U.S.

The report shows that a full-time worker with a standard 40-hour work week earning the federal or prevailing state minimum wage cannot afford a two-bedroom rental home at fair market rent in any U.S. county and can afford a one-bedroom rental in fewer than 99% of counties (28 out of more than 3,000 counties) nationwide. On average, a worker earning the federal minimum wage of \$7.25 an hour must work 127 hours every week (3 full-time jobs) to afford a modest two-bedroom rental home (\$1,194/month) or 103 hours every week (2.5 full-time jobs) to afford a one-bedroom rental home (\$970/month).

Fuera de Alcance 2019 is available at: reports.nlihc.org/oor

NLIHC Seeks Fall Interns

NLIHC is accepting applications for our fall internship positions. 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 as policy, research, field, and communications/media/graphic design interns from late August/early September until mid-December.

The available positions are:

Policy Intern. Tracks new legislation, reviews legislation and attends congressional hearings and writes summaries for NLIHC's *Memo to Members and Partners* e-newsletter, participates in visits to congressional offices, develops materials for use in advocating with House and Senate offices to achieve NLIHC's policy agenda and more.

Field Intern. Assists the NLIHC Field team in creating email campaigns focused on important federal policies, writing blogs and *Memo to Members and Partners* e-newsletter articles, managing our database of membership records, mobilizing the field for the legislative efforts, and reaching out to new and existing members.

Research Intern. Assists in ongoing quantitative and qualitative research projects, writes weekly articles on current research for the *Memo to Members and Partners* e-newsletter, attends briefings, and responds to research inquiries. Quantitative skills and experience with SPSS a plus.

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. In your cover letter, please specify the position(s)/semester for which you are applying. 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

Where to Find Us – July 22

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

- [National Alliance to End Homelessness](#) Annual Conference 2019, Washington, DC, July 23
- [UnidosUS' 2019 Annual Conference](#), San Diego, CA, August 3
- Independence Social Service Summit, Independence, MO, August 16
- [NeighborWorks Training Institute](#), New Orleans, LA, August 19-21
- [Utah Housing Coalition Conference](#), Park City, UT, August 27–28
- [2019 National Community Action Partnership Annual Convention](#), Chicago IL, August 29

- [Housing & Community Development Network of NJ Annual Conference](#), New Brunswick, NJ, October 18
- New Mexico Coalition to End Homelessness Conference, Albuquerque, NM, October 24
- [2019 Housing Matters! Conference](#), Housing Action Illinois, Bloomington, IL, October 24-25
- Rural Housing Summit, San Jose, CA, November 7

[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
 Taylor Washington, Field Intern, x252
 Chantelle Wilkinson, Housing Campaign Coordinator, x230
 Renee Willis, Vice President for Field and Communications, x247
 Diane Yentel, President and CEO, x225