



The Housing Authority of Clackamas County



What does the Housing Authority do?

- Public Housing
- Affordable Housing
- Rent Assistance programs
- Resident Services
- Asset Management & Finance
- Development of affordable housing including Metro Bond Funded Projects
- Administration of programs to end homelessness such as SHS



Housing Authority Development Update

Devin Ellin,
Housing Development Manager

Affordable Housing Bond Program

- Voters approved a \$652.8 million Regional Affordable Housing Bond in 2018
- Bond revenues dedicated to Clackamas County are ~ \$116MM
- HACC Round 1 NOFA - Jan 2020 ~ \$43MM
- HACC Round 2 NOFA - Summer 2022 ~ \$20-25MM



Production Goals for Clackamas County

Create housing for over

2,500



county
residents.

Develop approximately

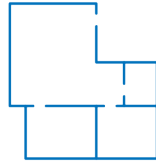
812



new affordable
housing units.

Meet the needs of
families by making at
least

406



units two
bedroom
or larger.

Develop at least

40%



of new affordable units to extremely
low-income families earning 30% or less of AMI

Create affordable homes for low-income
families earning between



61-80%

of AMI by using up to 10%
of the funding.

Affordable Housing Pipeline

	Unit Progress			
	Pre-development	Committed	In Construction	Complete
Rosewood Station, Unincorporated				212
Clayton Mohr Commons, Oregon City				24
Hillside Manor, Milwaukie**				100
Webster Road, Gladstone			48	
Fuller Road Station, Unincorporated			100	
Maple Apartments, Oregon City*		171		
Good Shepard Village, Happy Valley*		143		
Marylhurst Commons, Lake Oswego*		100		
Molalla Apartments, Mollala*		60		
Boones Ferry Road, Lake Oswego	50			
Hillside Park Redevelopment, Milwaukie**	500			
Regional Housing Bond Solicitation - Round 2, County Metro Region***	200			
Total units in pipeline = 1708	750	474	148	336

*Slated to start construction in the first half of 2022

**200 units are rehabbed (Hillside Manor) or new construction (Hillside Park) replacement public housing units

***NOFA to be released Summer 2022 availing approximately \$20-25MM



Clackamas County Supportive Housing Services Program

Vahid Brown,
Supportive Housing Services
Program Manager



Supportive Housing Services Program

- Metro Tax on high income earners and businesses grossing over \$5M
- Clackamas County will receive 21.3% of the tax collections
- Local Implementation Plan developed Spring 2021
- Disbursements began July 2021

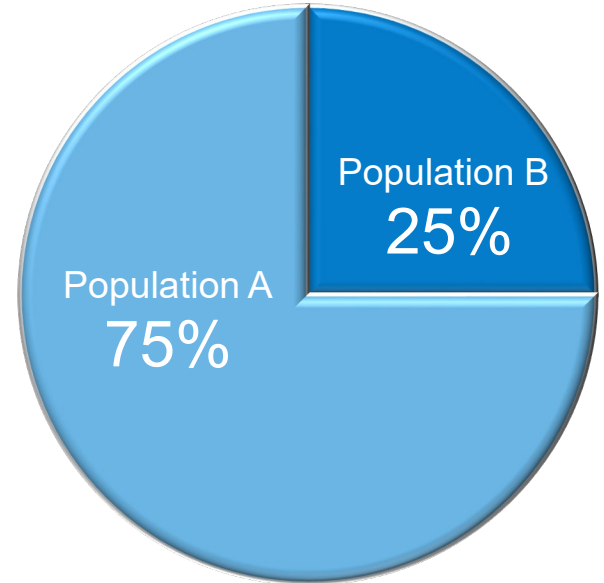
What can SHS funds be used for?

- Supportive housing services
- Regional long-term rent assistance (RLRA)
- Short-term rent assistance (STRA)
- Housing navigation/placement services
- Eviction prevention
- Shelter & transitional housing



Ending Chronic Homelessness

- Population A: 75% of funds must go to serving extremely low-income households with long histories of homelessness and one or more disabling conditions
- Population B: 25% of funds will go toward serving households who are or are at risk of experiencing homelessness.





Local Implementation Plan

Investment priorities phase I

- Increase shelter capacity
- Expand & establish culturally specific services
- Expand wrap around services for housing stability
- Increase all types of outreach & housing placement services
- Expand existing, high performing, contracted programs & services
- Convert vouchers that are time-limited
- Increase internal capacity
- Allocate funds for outreach

Prioritized SHS activities

- Design & evaluate programs with a racial equity lens
- Build supportive housing capacity
 - Regional Long Term Rent Assistance
 - Supportive Housing Case Management
- Ensure participants in time-limited/ emergency shelter programs transition to stable supportive housing
- Stabilize shelter programs & overall system
- Build internal capacity to facilitate program expansion
- Required investment in regional efforts



Initiation of Services

July 2021 – Shelter

- Serenity & Haven Transitional Housing
- Hotel/Motel Emergency Shelter Support (ARPA Funded as of 11/02/21)

October/November 2021 - Supportive Housing

- Regional Long Term Rent Assistance (RLRA) Begins
- Contract awarded to Northwest Family Services to provide Short Term Rent Assistance
- Five contracts awarded to community based organizations to provide Housing Navigation/Placement & Supportive Case Management
- Includes two new culturally specific providers
 - Northwest Family Services
 - Clackamas Women's Service
 - Greater New Hope Family Services
 - Impact Northwest
 - El Programa Hispano Católico

Next Steps

- Tri-County Request for Programmatic Qualifications
- New/Expanded Services in FY21-22 Q3&4
- Development of FY22-23 Work Plan
- Regular reporting and updates on SHS Program implementation progress



Questions and comments

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