

Chatham County Affordable Housing Advisory Committee **Annual Report 2022**

Susan Levy, Advisory Committee Chair
November 7, 2022



Today's Objectives



Review

Review the Goals, Mission and Responsibilities of AHAC.



Inform

Inform the commissioners of 2022 AHAC accomplishments and activities.



Present

Present data on Housing Needs and Progress.



Inform

Inform the commissioners of activities of the coming year.



Receive

Receive any questions or feedback from the commissioners.

AHAC Mission & Responsibilities

Understand	Understand the Chatham County Affordable Rental Housing Strategy Toolbox and help implement priorities
Review	Review affordable housing policies & procedures and provide recommendations and comments to advise County leadership
Provide	Provide feedback and assistance in developing additional strategies to support affordable homeownership opportunities and transitional housing in Chatham County.
Promote	Promote opportunities related to affordable housing like fair housing workshops, RFPs and surveys.
Submit	Submit an “Advisory Committee Summary Annual Report” to the Chatham County Board of Commissioners.

AHAC Goals

- 1. Increase the number & diversity of affordable rental options.**
- 2. Preserve legally-binding affordable housing.**
- 3. Preserve existing naturally occurring affordable housing.**
- 4. Ensure rental quality.**
- 5. Support low-income renters.**
6. Foster healthy communities.
7. Improve economic mobility.

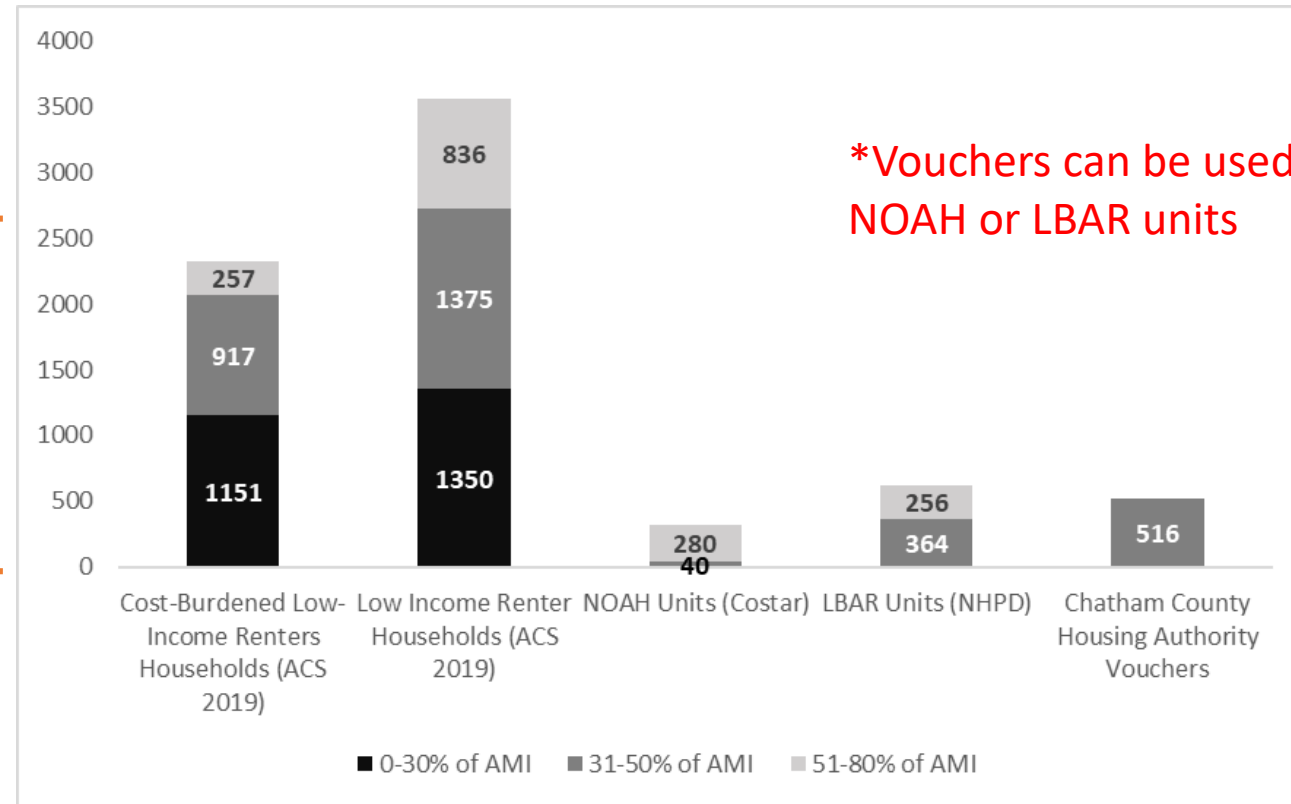


2022 Activities & Accomplishments

- Housing Trust Fund Application and Scoring Guides
- Engagement with Housing Developers
- Exploring Partnerships and Models for the County
- Outside Funding Sources
- Unified Development Ordinance Project

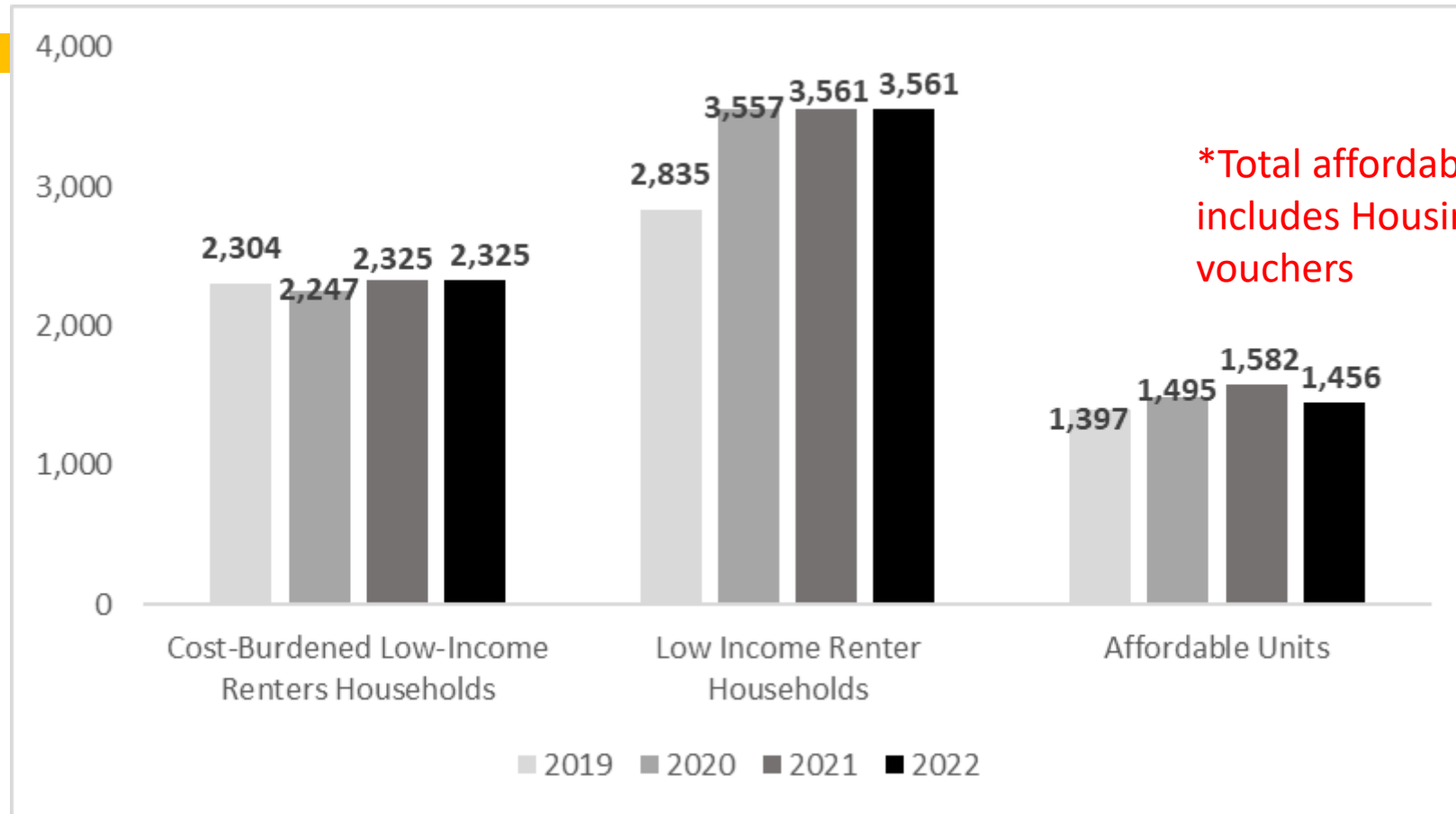
2022 Data Update: Affordable Rental Units Needed

2,325
Affordable
Rental
Units
Needed



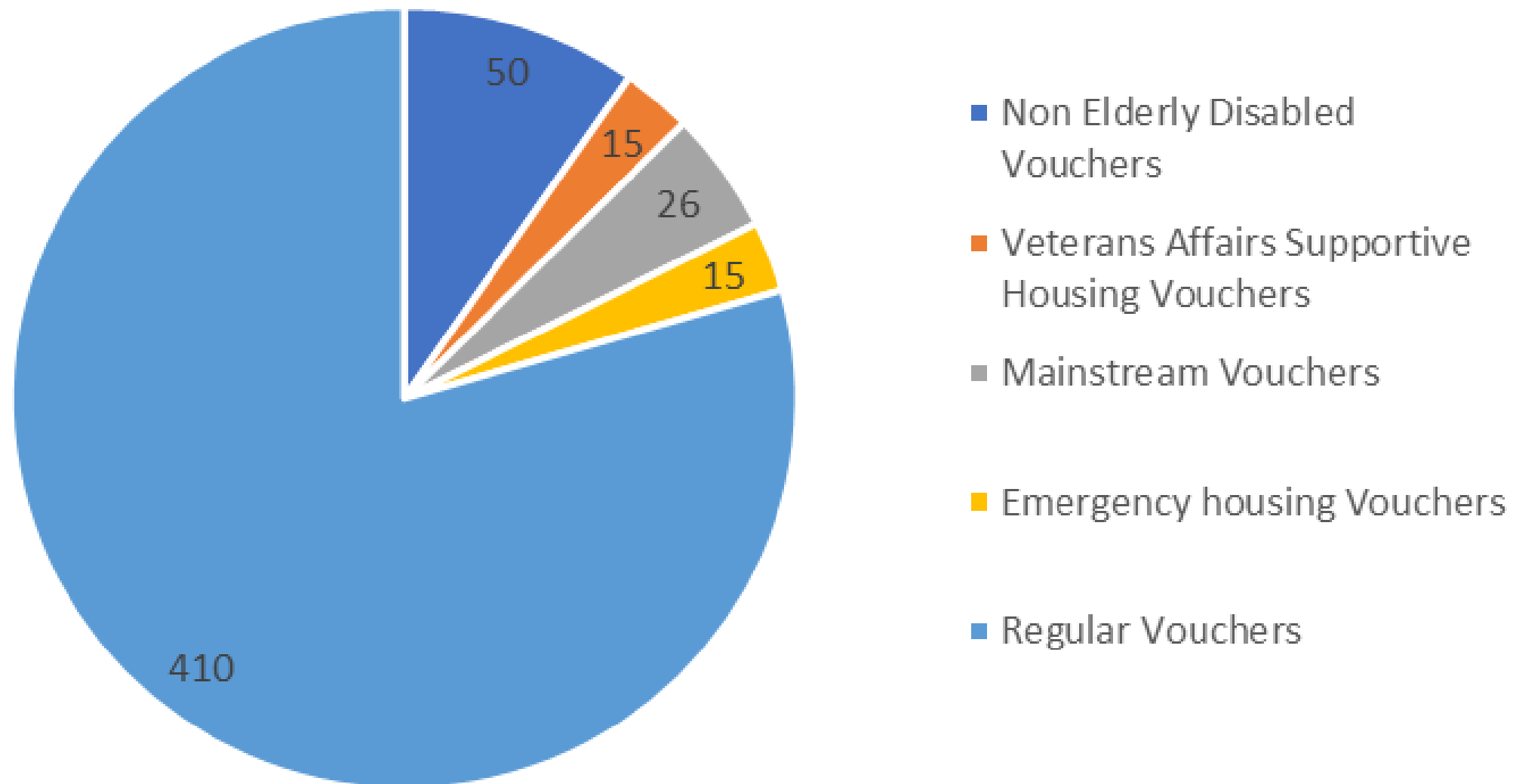
Rental Need & Affordable Supply

2019-2022

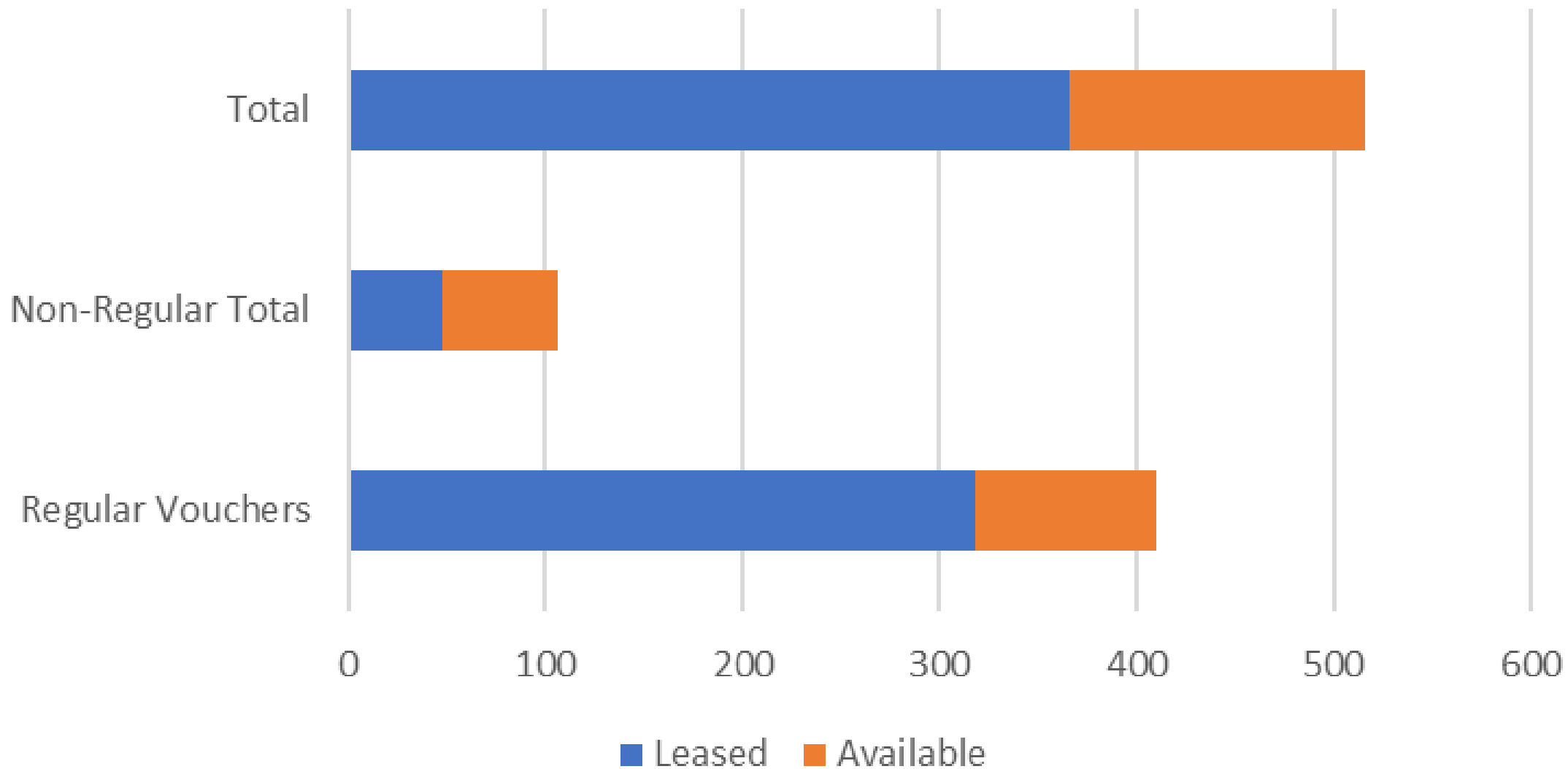


*Total affordable units includes Housing Authority vouchers

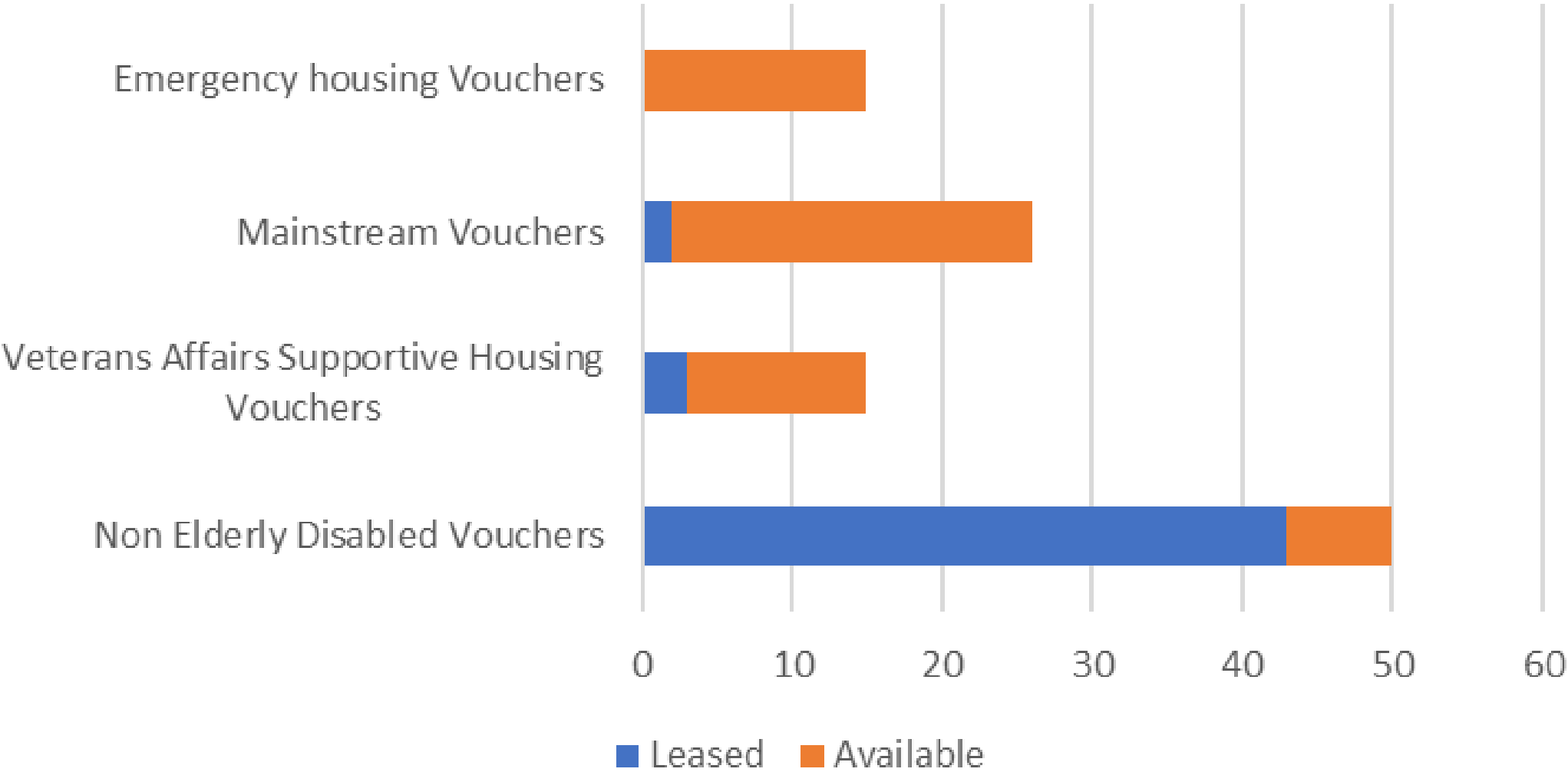
Total Voucher Amounts By Type



Voucher Availability

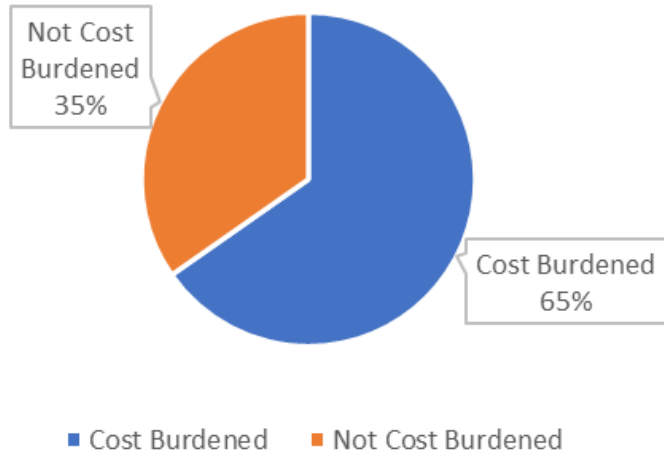


Utilization of Non-Regular Vouchers

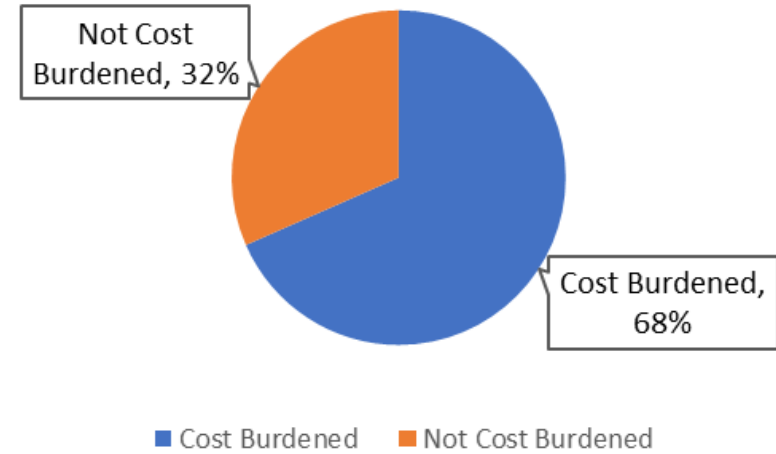


2022 Homeowner and Renter Cost Burden

80% AMI and Below Homeowner Cost Burden Rate



80% AMI and Below Renter Cost Burden Rate





Data Update Highlights for 2022

- Number of affordable housing units decreased by 126 units- largely due to decreasing NOAH (lost 84) and total available Housing Vouchers (lost 42).
 - Need for landlord engagement to support utilization of housing voucher assistance
 - Local emergency assistance funds have remained constant while available state and federal funds for rental, mortgage, and energy assistance for low-income households decreased "post-pandemic."
 - Need for data to better understand unsheltered homelessness in Chatham County
 - Need for increased preservation of NOAH, including manufactured home parks
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Looking Ahead...



This Coming Year

- In process of allocating \$300,000 in Housing Trust Fund dollars.
 - Implement a process to invest Article 46 Sales Tax revenue to achieve short-and long-term housing goals.
 - Continue engagement in the UDO development process
 - Continue exploring opportunities for manufactured housing preservation, including cooperative ownership models
 - Coordinate with the Homelessness and Housing Instability Workgroup to build stronger collaborative processes
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Feedback for the Future

As we wrap up the sixth presentation of the AHAC Annual Report, we would like to take a moment to request feedback from you.

- What would you like to hear more about or see AHAC involved with?
- What concerns or questions do you have about Affordable Housing?
- As we work towards a strategic plan, what would you like us to consider for the next 1-3 years?