

Baltimore Regional AI Stakeholder Work Group

Updated Notes (flip pads) from April 10, 2019 Meeting – Initial Solutions Discussion

Upcoming Events

- May 6 What's on Tap event on [framing affordable housing messages](#)
- May 13 JHU [Social Determinants of Health Symposium](#)

Data Follow-Up

- Waiting list size is a measure of demand, but not exact:
 - All but one of the waiting lists are closed – would obviously be larger if they were open.
 - 75,000 people signed up for Housing Authority of Baltimore City's list when opened briefly years ago; HABC conducted a lottery to cut it down to 24,000, so that number does not reflect demand.
 - Baltimore City's figure on the slide is only voucher waiting list, not public housing or others.
 - On the other hand, people can be on more than one list.
- Zoning impacts rental housing unit production.
- [Recent Center on Budget & Policy Priorities study](#) showed that in almost all metro areas vouchers are not distributed as widely as voucher-affordable rental units.
- Helping voucher holders access higher rent areas:
 - Higher voucher payment standards
 - Inclusionary zoning brings rent down to level voucher can afford.
- Do people with vouchers live in Low Income Housing Tax Credit units in Harford?
- Federal Reserve Report – need for affordable housing (Federal Reserve Bank of Atlanta [report on southeast available here](#))

Possible Survey

- Add education and health questions, level of satisfaction with school districts
- Survey can't zero in below zip code level.
- Anecdotal, not statistical – how to present?
- Maryland Affordable Housing Coalition – can distribute to their members, who can distribute to their residents.
- Add question about native language.

Fair Housing Action Step Feedback & Ideas

- Require all housing to be fully accessible.
- Eliminate or reduce neighborhood disparities.
- Reverse the harm done by history of redlining.
- Don't limit ambitions of action steps – should be aspirational.
- Should be a proposal for a regional housing mobility program open to all voucher holders in the region:
 - Current mobility program run by Baltimore Regional Housing Partnership (BRHP) is not open to all voucher holders in the region.

- But BRHP is a national best practice.
- Current idea of BRHP technical assistance local public housing authorities (PHAs) is inefficient.
- BRHP should conduct housing mobility counseling for all voucher holders across the region, potentially with satellite locations at local PHA offices.
- Failure of people's housing search to find home in desired communities has two roots:
 - Discrimination – need for enforcement
 - Skills (e.g. knowing where to look, how to repair credit & deal with landlords) – need for housing mobility counseling
- Some of Action Item ideas overlap – should consolidate.
- Need a “Marshall Plan” for challenged neighborhoods.
- Be specific about supporting persons with disabilities:
 - “Integration” needs to be defined: Living with people who are not disabled.
 - Permanent Supportive Housing should be considered a model.
- Having a disability and being a person of color should both be considered when thinking about integration.
- There is a problem with lack of follow-up inspection for accessible housing units:
 - Good plans are not always implemented in construction – homes need to be inspected for accessibility during construction.
 - There is a lack of enforcement and also a lack of training for developers and contractors.
- Mortgage lending: Lack of access to credit aligns with race and national origin.
- Workforce development programs should include financial literacy.