



# Michigan's Statewide Housing

*Plan*

## **Wayne Housing Partnership**

### **Region N**

### **Quarterly Progress Report**

### **July - September 2024**

Team Met in Q3 to review and redevelop regional goals.

Goals	Description	Progress	Notes
<b>Goal 1.2</b>	Identify and advocate for modifications to policies and practices to remove barriers across the housing continuum for BIPOC, immigrants, migrants, refugees, people with disabilities, LGBTQ+, those with low incomes, and other marginalized populations.	<b>Well Underway</b>	The Out Wayne CoC is working along with five other Continuums of Care (CoC) in Michigan on an assessment and prioritization pilot addressing policies and practices that produce barriers to specific populations in accessing housing and homeless services. The CoC is creating additional training and shareable information to landlords, property owners and property investors. The CoC is developing a training planning including SOGIE training.
<b>Goal 3.2</b>	Increase access to stable and affordable quality housing options for households with extremely low incomes.	<b>Just Started</b>	Shelter diversion has been prioritized to assist folks maintain housing. Additional funds were allocated to prevention funding. Created a form to survey area landlords on available units within their properties to match with families/individuals seeking housing. Landlord and property development forum. The Out CoC is applying for the CoC Build NOFO to build additional supportive housing in Ecorse. A school in Wyandotte is planned to be converted into housing by a Wyandotte Member's Organization
<b>Goal 3.3</b>	Improve the quality of the homelessness response system to be client-centered, flexible, grounded in respect, trauma informed, and aware and inclusive of the cultural values, beliefs, and practices of those they serve.	<b>Just Started</b>	Lead Agency in partnership with the CoC is conducted a gaps analysis based on CoC data. In addition, the HARA is reviewing the process and procedures to ensure the process is client centered and trauma informed. In addition the CoC is outlining and publishing updated policies and procedures. Reviewed shelter operating policies to ensure they are low barrier. The CoC and Coordinated entry is being restructured to match community need.
<b>Goal 6.2</b>	Reduce the number of underserved and vulnerable populations experiencing rent burden by removing barriers and increasing resources.	<b>Just Started</b>	A form was created and sent to landlords asking for available units and asking for needs of trainings to help remove barriers. Attend local landlord and Housing Agency meetings. Presented at a meeting with Housing Commissions early in Q3 on available supports and resources with in the community. Continued to partner with Downriver Community Conference Housing subgroup to continue housing rehab in river front communities.

<b>Progam Units and Dollars Q3 2024</b>	<b>Outcounty Wayne</b>
<b>Total Building Permits*</b>	<b>84</b>
<b>Single Family Permits*</b>	<b>62</b>
<b>Multifamily Permits*</b>	<b>22</b>
<b>MSHDA Homeless Programs--Dollars</b>	<b>\$1,020,876</b>
<b>Housing Choice Vouchers in Q3</b>	<b>2,140</b>
<b>Housing Choice Voucher Dollars</b>	<b>\$5,522,595</b>
<b>HOME Program/Housing Trust Fund Projects</b>	<b>0</b>
<b>HOME/Housing Trust Fund Dollars</b>	<b>\$0</b>
<b>Homeownership Transactions</b>	<b>215</b>
<b>Homeownership Dollars</b>	<b>\$35,870,419</b>
<b>4% LIHTC Units</b>	<b>208</b>
<b>4% LIHTC Dollars</b>	<b>\$35,165,517</b>
<b>9% LIHTC Units</b>	<b>0</b>
<b>9% LIHTC Dollars</b>	<b>\$0</b>
<b>Missing Middle Program Units</b>	<b>0</b>
<b>Missing Middle Program Dollars</b>	<b>\$0</b>
<b>Housing Readiness Initiative Grants</b>	<b>1</b>
<b>Housing Readiness Initiative Dollars</b>	<b>\$50,000</b>
<b>Legislative Enhancement Grant Units</b>	<b>0</b>
<b>Legislative Enhancement Grant Dollars</b>	<b>\$0</b>
<b>MI Neighborhood Program Units</b>	<b>12</b>
<b>MI Neighborhood Program Dollars</b>	<b>\$472,000</b>
<b>County Unit Totals</b>	<b>2,576</b>
<b>County Dollar Totals</b>	<b>\$78,101,407</b>

**\*Figures shown are 95% of all units permitted, since not all permitted units are completed.**

**NA = Not Available**

<b><i>Program Units and Dollars 2024 YTD</i></b>	<b><i>Outcounty Wayne</i></b>
<b>Total Building Permits*</b>	<b>675</b>
<b>Single Family Permits*</b>	<b>446</b>
<b>Multifamily Permits*</b>	<b>229</b>
<b>MSHDA Homeless Programs--Dollars</b>	<b>\$2,800,002</b>
<b>Housing Choice Voucher Dollars</b>	<b>\$5,522,595</b>
<b>HOME Program/Housing Trust Fund Projects</b>	<b>0</b>
<b>HOME/Housing Trust Fund Dollars</b>	<b>\$0</b>
<b>Homeownership Transactions</b>	<b>1029</b>
<b>Homeownership Dollars</b>	<b>\$84,421,745</b>
<b>4% LIHTC Units</b>	<b>208</b>
<b>4% LIHTC Dollars</b>	<b>\$35,165,517</b>
<b>9% LIHTC Units</b>	<b>0</b>
<b>9% LIHTC Dollars</b>	<b>\$0</b>
<b>Missing Middle Program Units</b>	<b>0</b>
<b>Missing Middle Program Dollars</b>	<b>\$0</b>
<b>Housing Readiness Initiative Grants</b>	<b>8</b>
<b>Housing Readiness Initiative Dollars</b>	<b>\$50,000</b>
<b>Legislative Enhancement Grant Projects</b>	<b>0</b>
<b>Legislative Enhancement Grant Dollars</b>	<b>\$0</b>
<b>MI Neighborhood Program Units</b>	<b>90</b>
<b>MI Neighborhood Program Dollars</b>	<b>\$2,264,207</b>
<b><i>County Unit Totals</i></b>	<b><i>1,327</i></b>
<b><i>County Dollar Totals</i></b>	<b><i>\$127,424,064</i></b>

**\* Does not include the number of Housing Choice Vouchers in use  
NA = Not Available**