

Michigan's Statewide Housing

Plan



West Michigan Housing Partnership

Region F Quarterly Progress Report

October to December 2025

The Council meets quarterly to discuss progress, identify barriers, share policy recommendations for MSHDA, and advise on education sessions. We are working on a new schedule for the upcoming year of webinars and other resources that will benefit our region. We are focusing on educational needs and are also planning a housing summit for August 2026.

Goals	Description	Progress	Notes
Goal 1.2	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.	Well Underway	We continue to meet as a steering committee to focus on the needs of each community. We have worked hard at making sure we have representation for all 13 counties in both Urban and rural settings. We are coming up with webinars that will help with educational topics that will benefit multiple locations, needs and topics.
Goal 3.2	Increase access to stable and affordable quality housing options for households with extremely low incomes.	Well Underway	We continue to use our resources and educate those in our region on opportunities to move supply solutions forward. We continue to work with investors and other stakeholders to inform opportunities of gap financing.
Goal 4.1	Increase the supply of the full spectrum of housing that is affordable and attainable to Michigan residents.	Almost Finished	Steering committee continues to meet and share information and important data for the counties they represent. Data is being collected by Housing Next. We are having conversations about how to work with all counties to get the most accurate data for each. We working with a company to complete a dashboard and other resources region wide to share and collect data.
Goal 6.1	Keep people housed by reducing the number of evictions.	Well Underway	Advisory Council continues to meet to share resources in their communities including educational opportunities, grants, etc. that will help other counties improve. Housing Readiness Grants opportunities continue to go out to municipalities. Continuing to support projects in our region through gap financing and zoning reform.
Goal 7.2	Increase homeownership among households with low to moderate income.	Almost Finished	Advisory committee will work together to share opportunities in their region with the Tri-leads. We will pass on Webinars and other education opportunities for the region to be aware of and keep encouraging those to get involved. We continue to engage municipalities in zoning reform opportunities and other resources that help drive supply solutions forward.
Goal 8.1	Increase awareness of and support for the importance and benefits of accessible, affordable, and attainable housing throughout Michigan.	Almost Finished	Communications sent via the RHP contact list with over 200 people on the list. We continue to put together Webinars and other educational opportunities to share to this list.

<i>Program Units and Dollars Year to Date 2025</i>	<i>Allegan</i>	<i>Barry</i>	<i>Ionia</i>	<i>Kent</i>	<i>Lake</i>	<i>Mason</i>	<i>Mecosta</i>	<i>Montcalm</i>	<i>Muskegon</i>	<i>Newaygo</i>	<i>Oceana</i>	<i>Osceola</i>	<i>Ottawa</i>	<i>Region F Total</i>
Total Building Permits (as of October 2025)*	569	207	139	2,794	38	82	131	283	619	145	161	0	1,685	6,853
Single Family Permits (as of October 2025)*	554	207	137	1,762	38	82	131	268	467	145	157	0	1,078	5,026
Multifamily Permits (as of October 2025)*	15	0	2	1,032	0	0	0	15	152	0	4	0	607	1,827
MSHDA Homeless Programs--Dollars	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	\$1,816,229
Housing Choice Vouchers Households (Q4 2025)	355	54	94	2,306	16	46	97	70	633	78	58	20	489	4,316
Housing Choice Vouchers Dollars (Q4 2025)	\$760,309	\$93,579	\$201,852	\$7,286,072	\$28,056	\$79,741	\$148,566	\$99,590	\$1,202,247	\$119,431	\$98,706	\$26,377	\$1,302,178	\$11,446,704
HOME Program/Housing Trust Fund Projects	0	0	0	0	0	0	0	0	0	1	0	0	0	1
HOME/Housing Trust Fund Dollars	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$660,000	\$0	\$0	\$0	\$660,000
Homeownership Transactions	76	63	124	369	16	19	52	128	264	49	23	12	64	1,259
Homeownership Dollars	\$15,432,278	\$12,152,526	\$20,918,366	\$79,102,006	\$2,169,164	\$3,543,246	\$7,903,293	\$23,224,137	\$40,747,162	\$8,827,296	\$4,175,482	\$1,902,332	\$14,925,463	\$235,022,751
4% LIHTC Units	32	0	0	465	0	0	0	0	0	0	0	0	0	497
4% LIHTC Dollars	\$4,467,967	\$0	\$0	\$68,845,458	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$73,313,425
9% LIHTC Units	0	0	0	160	0	0	0	0	140	0	0	145	0	445
9% LIHTC Dollars	\$0	\$0	\$0	\$4,529,300	\$0	\$0	\$0	\$0	\$4,208,492	\$0	\$0	\$2,108,300	\$0	\$10,846,092
Missing Middle Program Units	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Missing Middle Program Dollars	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Housing Readiness Incentive Grants	0	0	0	1	0	0	0	0	1	0	1	1	0	4
Housing Readiness Incentive Dollars	\$0	\$0	\$0	\$50,000	\$0	\$0	\$0	\$0	\$50,000	\$0	\$45,000	\$50,000	\$0	\$195,000
Legislative Enhancement Grant Projects	0	0	0	3	0	0	0	0	0	0	0	0	0	3
Legislative Enhancement Grant Dollars	\$0	\$0	\$0	\$2,310,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,310,000
Employer-Assisted Housing Fund Units	0	0	0	198	0	0	0	0	0	0	0	0	0	198
Employer-Assisted Housing Fund Dollars	\$0	\$0	\$0	\$2,100,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,100,000
Tribal Nation Grants Dollars	\$0	\$0	\$0	\$300,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$300,000
MI Neighborhood Program Units***	0	0	12	106	0	8	22	0	0	0	0	0	6	154
MI Neighborhood Program Dollars***	\$113,924	\$25,903	\$1,260,000	\$11,517,776	\$0	\$299,500	\$1,700,000	\$0	\$629,625	\$0	\$0	\$0	\$889,730	\$16,511,458
County Unit Totals**	108	63	136	1,298	16	27	74	128	404	49	23	157	70	2,553
County Dollar Totals	\$20,774,478	\$12,272,008	\$22,380,218	\$176,040,612	\$2,197,220	\$3,922,487	\$9,751,859	\$23,323,727	\$46,837,526	\$9,606,727	\$4,319,188	\$4,087,009	\$17,117,371	\$354,521,659

* Figure is 95% of units permitted to model completions

** Totals do not include housing choice vouchers

***Adjustments of previous awards noted in MSHDA Board meeting dockets; totals inclusive of multicounty grants

NA = Not Available