

Accessing Housing: No Easy Answers

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Office of the Governor

- Statewide Housing Coordinator for Long Term Care Reform
Working on:
- Class Action Lawsuit Consent Decrees
- State Operated Developmental Facility Transitions
- Section 811 Implementation
- Statewide Referral Network
- Creating Supportive Housing Options for a Variety of Persons
- Breaking down barriers to access housing

Housing Opportunities

- Public Housing Authorities
- More than 100 around the state
- Waiting Lists
- Housing Choice Vouchers (HCV)
- Public Housing (Section 202 Senior and Disabled Housing)

Illinois Housing Development Authority (IHDA)

- Illinois' Housing Finance Agency (HFA), created by the Illinois Legislature in 1967 in response to a housing crisis.
- Mission: to finance the creation and preservation of affordable housing.
 - Multifamily rental developments –for a range of populations that includes families, elderly, disabled, homeless and others
 - Homeownership programs for low- and moderate-income households
- Self Supporting Agency
 - IHDA receives no income tax dollars or general revenue funds for its operations

Illinois Housing Development Authority (IHDA)

- Comprehensive and coordinated statewide planning for housing issues under the Annual Comprehensive Housing Plan
- Housing Priorities: Very Low Income and Extremely Low Income households, low-income seniors, low-income persons with disabilities, persons experiencing homelessness and at-risk of becoming homeless, housing (affordable) near work and preservation
- Administrator of State's Affordable Housing Trust Fund, and State's portion of Federal HOME funds, Federal Low-Income Housing Tax Credits, State's portion of Donation Tax Credits, and State's Rental Housing Support Program. Issuer of Tax-Exempt and Taxable Bonds, HUD-Risk Share participant.

Statewide Referral Network

- Illinois Housing Development Authority (IHDA) – State Housing Finance Authority
- Low Income Housing Tax Credits (LIHTC)
- IHDA wanted to create more supportive housing, give extra points for setting aside 10-20% of entire projects units as supportive housing
- Online Waiting List Pre-Screening, Assessment, Intake & Referral (PAIR) Module
- Service providers “pledge” to support the person referred by providing social services

Statewide Referral Network

- Eligible referrals are people with a disability, people experiencing homelessness or at risk of homelessness and who are making no more than 30% of Area Median Income (AMI)
- Not a lot of units but a potential resource (about 1,300 units statewide)

Section 811 Rental Subsidy

- Project Based Rental Assistance (PRA)
- Layered onto LIHTC Statewide Referral Network units
- Eligible Tenants: Extremely low-income households where at least one person must be an individual with a disability that is 18 years of age or older and less than 62 years of age at the time of lease signing
- Target Population: three class action lawsuits and MFP participants

Section 811 Rental Subsidy

- The person with a disability must be eligible for community-based, long-term services as provided through Medicaid waivers, Medicaid state plan options, state funded services or other appropriate services related to the target population
- How to ensure that a Ligas Class Member with an intellectual or developmental disability is afforded the opportunity for this rental subsidy?
- Supportive Housing Options (SHO) pilot project

Supportive Housing Options (SHO) pilot project

- Supportive Housing is simply affordable housing with the social, health and support services needed and desired to live a life integrated into my community.
- Affordable = 30% of Adjusted Gross Income
- Services: case management, care coordination, budgeting, transportation, employment, education, healthcare, mental healthcare, social activities, behavioral supports, etc.
- Person-Centered, flexible, available

Supportive Housing Options (SHO) pilot project

- The current service packages in Illinois don't allow for this option (24-hour CILA or Home Based Services)
- Let's talk through the SHO pilot handout
- Questions?

Become an Advocate

- Educate yourself about the options
- Accept nothing less than what you want
- Partner with other families, guardians and self-advocates
- Talk to your legislators
- Be persistent
- Never give up
- Find out about your local Public Housing Authority
- Connect to local Landlord Associations
- Partner with Social Service Providers
- Email me

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