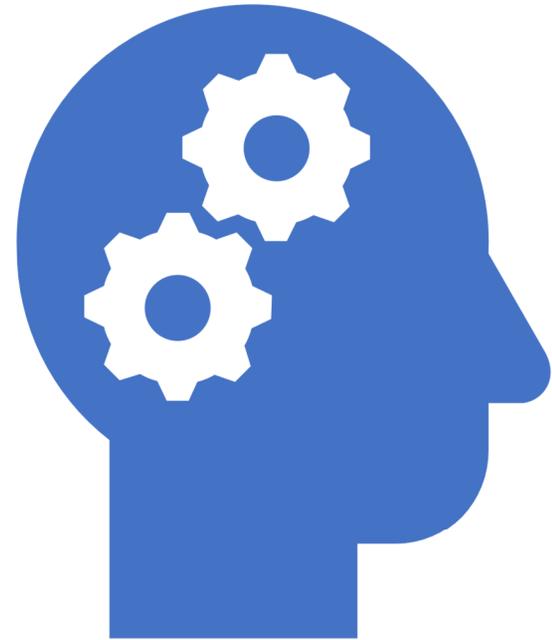


Moving to Work (MTW)

MPHA's indispensable tool for innovation



MPHA basics...

- Largest public housing authority in Minnesota; 20th largest in the nation
- Provide deeply subsidized housing to more than 26,000 people through:
 - 6,000+ public housing units
 - 5,000+ housing vouchers
- Large majority of families are “extremely low-income” (below 30 percent of the area median income)
 - Average annual household income ~\$15,000
 - Many senior & disabled households in highrises make less
- Approximately 98 percent federally funded
 - In recent decades, this funding has been considerably short of calculated need



MPHA's "Moving to Work" status

- Congress enacted the Moving to Work (MTW) Demonstration in 1996.
- MTW-designated public housing authorities (PHAs) can design and implement **innovative, locally-designed strategies** for providing low-income families with affordable housing.
- MPHA was among the original MTW agencies, and has had full MTW status since 2008.



MPHA is one of **39** MTW agencies nationwide.

MTW: MPHA's Innovation Tool



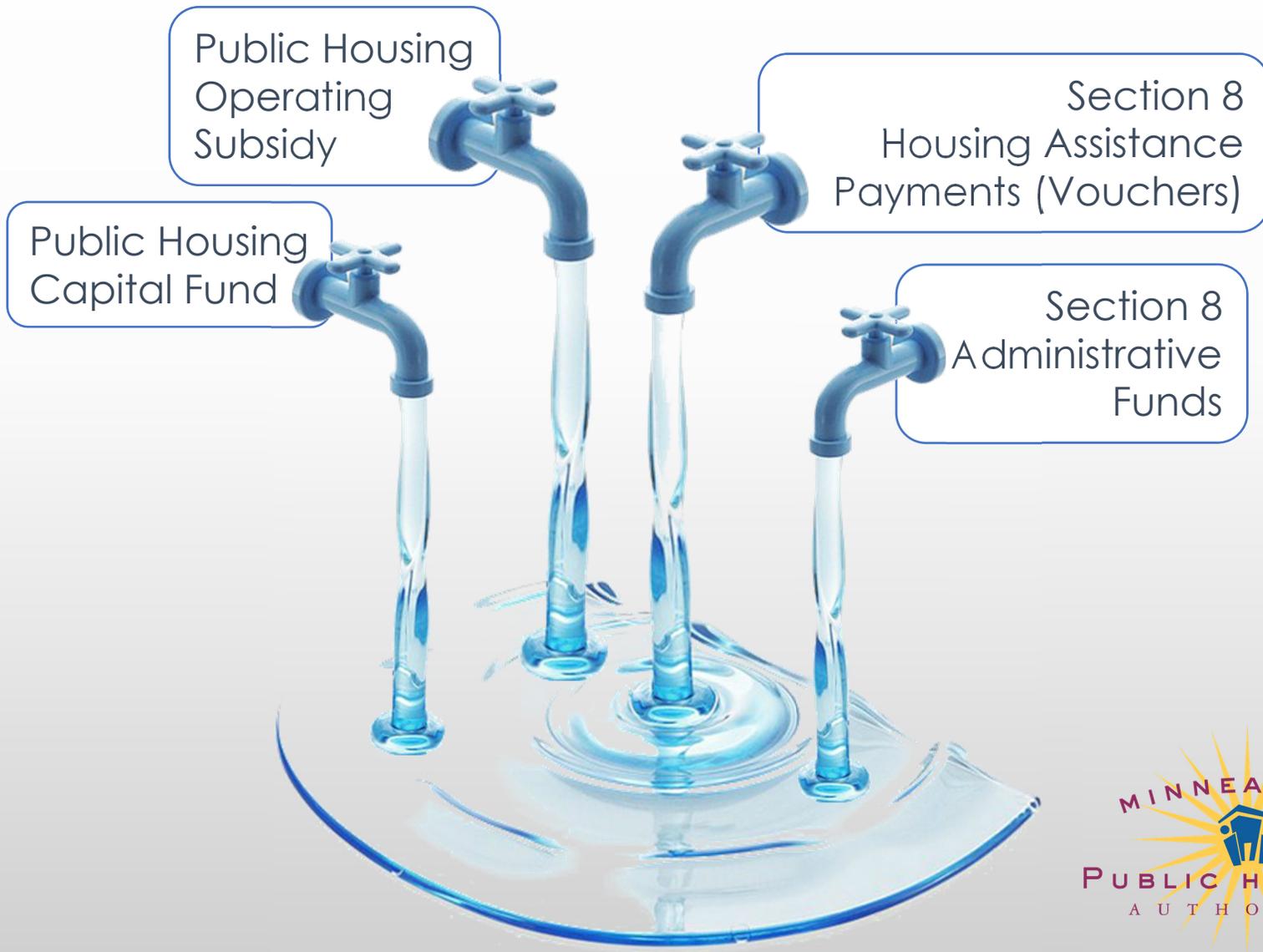
MPHA may waive most regulations that apply to other PHAs, to pursue three goals:

1. Increase **housing choices**
2. Create opportunities for families with children to become **self-sufficient**
3. Increase **cost effectiveness** of the agency

MTW: MPHA's Innovation Tool



Crucially, MTW agencies like MPHA can also **combine all sources of funding.**



MTW
agencies
must still
continue
to:

Assist	substantially the same total number of eligible low-income families.
Maintain	a comparable mix of families (by family size) to those they would have served without MTW status.
Ensure	that at least 75 percent of the families assisted are very low-income (< 50 percent of AMI).
Establish	a reasonable rent policy to encourage employment and self-sufficiency.
Assure	that the housing the agencies provide meets HUD's housing quality standards.

Also good to know...

- Despite the name “Moving to Work,” MTW status *does not* require or imply greater work requirements for families.
- MTW status does not increase MPHA’s funding from HUD.
- As an MTW agency, MTW has a Resident Advisory Board that meets regularly to advise MPHA on our ongoing and proposed MTW activities.
- MPHA reports annually to HUD through two public documents: an MTW Annual Plan & MTW Annual Report.

MTW status gives MPHA **additional flexibility** to weather federal funding volatility and to design programs that allow us to **better serve our community.**



Some of MPHA'S MTW activities

Transitional housing for homeless families (including the Minnehaha Townhomes)

Supportive housing and services, provided by partners, for homeless youth and ex-offenders

Mobility voucher program

Lease-to-own public housing program

Housing Choice Voucher "rent reform" initiatives

Joint incentive program with City of Minneapolis to support property owners who take housing vouchers

Less burdensome (for staff and clients) income and asset verification processes

Integrated housing and job-training/education programs (*upcoming*)

Selected authorizations under MTW

- Single budget with full flexibility
- Partnerships with non-profit and for-profit entities
- Short-term transitional housing programs
- Locally designed...
 - Waiting list systems
 - Eligibility, rent, and property management policies
 - Deconcentration policies
 - Income and asset review and measurement processes
 - Design guidelines
- Development, redevelopment, and disposition procedures
- Agency project-based voucher program

