

**Results from Discussions with Councilmembers for the
Affordable Housing Work Session
June 2012**

Draft Goal statement:

Goal statement: The Affordable Housing Trust Fund is designed to leverage additional resources to implement effective, ongoing programs to maintain affordable housing in the City of Saint Paul.

Priorities

I. Three focus areas:

1. Housing rehabilitation
2. Keeping people in their homes
3. New construction of affordable housing

II. Effective, timely and sustained funding that grows and is flexible to address critical housing needs and maximize existing resources.

Outcomes:

- Eliminate vacant buildings by rehabbing and reoccupying them with owners/tenants
- Provide support to preserve the existing affordable housing stock
 - Financing assistance for capital improvements or major rehabilitation (e.g. assistance to fixed income condo owners)
 - Maintaining occupancy in foreclosure situations (e.g., the Boston model)
- Revitalize and/or reinvent neighborhoods for ongoing vitality
 - Change duplexes from investment properties to owner-occupied dwellings
 - Target homes in neighborhoods that can spur ongoing revitalization or maintain healthy neighborhoods (address the single vacant home on a street that has the potential to bring about neighborhood decline)
- Training to achieve better rental and homeownership outcomes
 - Provide professional tenant screening and training for tenants to be successful tenants
 - Provide incentives to attract 'good' landlords
 - Create fund for qualified landlords to improve properties
- Alternative ownership models
 - Shared equity
 - Rent to own
 - Expand Habitat for Humanity-like programs
 - Boston model for foreclosures