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CHAPA Housing Briefs

April 2021



State Updates

CHAPA Seeking Feedback for Summer Regional Meetings

Each year, CHAPA travels across Massachusetts to hold listening sessions and regional meetings with housing professionals, advocates, community members, elected officials, and other stakeholders who want to expand access to safe, healthy, and affordable housing. To assist us in making the Regional Meetings as relevant to you and your work as possible, [please complete this short survey](#) by April 30th.

House Ways & Means Releases FY2020 State Budget Proposal

On April 14, the House Committee on Ways & Means released its [FY2021 state budget proposal](#) with funding for affordable housing and homelessness prevention priorities, including the Massachusetts Rental Voucher Program (MRVP), Public Housing, and Residential Assistance for Families in Transition (RAFT). The House will debate the proposal the week of April 26. Stay tuned for how you can help advocate for CHAPA's affordable housing priorities in the state budget!

\$400 Million in Federal Funds Available for Eviction Diversion Initiative

On April 2, the Baker-Polito Administration announced [\\$400 million in new federal funding for the Eviction Diversion Initiative](#) to increase emergency rental and utility assistance to low-income renters, create a subsidized housing emergency rental assistance program, and provide targeted outreach to communities with demonstrated need and small landlords. The additional funding will expand emergency rental assistance to more households and provide deeper and longer-term assistance.

Baker Administration Awards \$13.7 Million for Supportive Housing

On March 31, the Baker-Polito Administration announced \$13.7 million to support the production and preservation of [67 supportive homes for vulnerable populations](#). The award included \$2.6 million in National Housing Trust Fund funding, \$10.7 million through the Housing Innovations Fund and the Housing Stabilization Fund, and 57 state project-based housing vouchers.

Baker Administration Announces Housing Choice Awards & Designations

On March 31, the [Baker-Polito Administration awarded \\$5 million in capital grants](#) to 28 communities under the Housing Choice Initiative and presented 14 communities with Housing Choice designations.



Federal Updates

President Biden Releases \$1.52 Trillion FY22 Budget Plan

On April 9th, [President Biden released his plan for a \\$1.52 trillion Fiscal Year 2022 \(FY22\) budget](#). The FY22 budget includes \$68.7 billion for HUD housing programs, which represents a 15% increase over FY21.

President Biden Releases \$2 Trillion American Jobs Plan

On March 31st, [President Biden unveiled the American Jobs Plan](#), which provides approximately \$2 trillion for U.S. infrastructure. The plan recommends close to \$213 billion to produce, preserve, and retrofit more than 2 million affordable homes. This includes \$40 billion for improving public housing infrastructure.

CDC Extends Eviction Moratorium through June 30, 2021

On March 29th, the [Centers for Disease Control and Prevention \(CDC\) extended its eviction moratorium through June 30, 2021](#). The moratorium further prevents the eviction of tenants who are unable to make rental payments.

Treasury Releases Revised Guidance for Emergency Rental Assistance Program

On March 26th, the [Department of the Treasury released revised FAQs on its Emergency Rental Assistance \(ERA\) program](#). The updated version allows security deposits, rental application fees, and applicant screening charges to be covered as a portion of back rent. It also allows for ERA to pay for the costs of hotel or motel rooms occupied by eligible households for up to 12 months.

Marcia Fudge Confirmed as HUD Secretary

On March 10th, the Senate voted to [confirm former Rep. Marcia Fudge \(D-OH\) as HUD Secretary](#). She is the first Black woman to lead HUD in more than 40 years.

CFPB Issues Guidance on Lending Protections for LGBTQIA+ Community

On March 9th, the [Consumer Financial Protection Bureau \(CFPB\) issued guidance on sex discrimination protections](#) under the Equal Credit Opportunity Act. This law prevents discrimination by lenders on the basis of sexual orientation and gender identity.



Recent Research

NLIHC Releases The Gap: A Shortage of Affordable Rental Homes

The National Low-Income Housing Coalition (NLIHC) released [The Gap: A Shortage of Affordable Rental Homes report](#). The report finds that Massachusetts has 298,370 extremely low-income renter households and is facing a shortage of 156,028 affordable and available rental units for these families.

JCHS and Urban Institute Analyze Renters' Responses to Pandemic-Induced Financial Stress

The [Joint Center for Housing Studies \(JCHS\) and Urban Institute released a research paper](#) exploring renters' responses to pandemic-induced financial stress. The paper finds that incomes fell for about half of all U.S. renters over the last year. Additionally, the income loss was larger among renter households headed by people of color, those with lower incomes, and younger people.

U.S. GAO Releases Report on National Eviction Moratoria

The U.S. Government Accountability Office (GAO) released its "[Covid-19 Housing Protections: Moratoriums Have Helped Limit Evictions, but Further Outreach Is Needed](#)" analysis. The report finds jurisdictions without separate state or local moratoriums experienced larger increases in eviction filings and recommends that a communication and outreach plan be developed to ensure all eligible renters and property owners are aware of the national eviction moratorium.

Redfin Research Finds that Formerly Redlined Neighborhoods Have Larger Share of Homes Facing High Flood Risks

Redfin released [research on the connection between redlining and neighborhoods with higher risks of flooding](#). Redfin's analysis finds homes located in historically redlined neighborhoods are 25% more at risk of flooding compared with homes in neighborhoods that were deemed best for lending.


UPCOMING EVENTS

April 16, 2021
[Municipal Engagement Initiative Office Hours](#)

April 20, 2021
[Affordable Housing 101 Training](#)

April 27, 2021
[Affordable Housing Development Competition Awards Ceremony](#)

April 29, 2021
[CHAPA's Fair Housing Month Symposium](#)



Thank you for joining us for CHAPA's first virtual Housing Day! Video clips from the event are available on [our YouTube channel](#) and materials from the event can be found on [our website](#).

CHAPA IN THE NEWS

April 13, 2021
[Housing Organization Honors Rep. Vargas for Role in 'Significant Zoning Reforms'](#)

April 2, 2021
[Baker-Polito Administration Announces Federal Funding Through Eviction Diversion Initiative](#)

March 18, 2021
[LEXINGTON AT LARGE: League Forum features historic housing legislation](#)

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