

Division on Aging - Housing

Mission: Sedgwick County Housing Division works to build healthy communities by increasing safe, fair, and affordable housing options for families and individuals living on very low to moderate incomes.

**Annette Graham
Director**

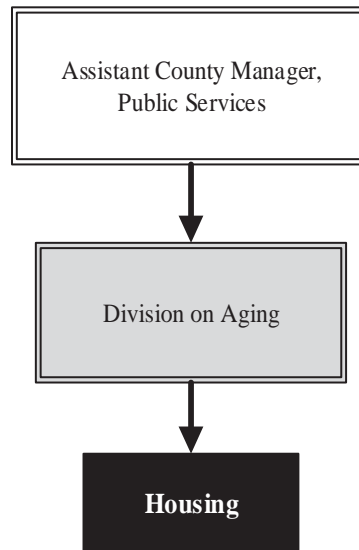
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Overview

The Housing Division is tasked with improving community and household vitality by providing rental services assistance for low and extremely-low income families and individuals.

These tasks are accomplished through the administration of the Housing Choice Voucher program (Section 8). The target population for this program includes extremely-low, low and moderate-income families and individuals.

In 2018, the Housing program is consolidating with the City of Wichita's Housing program into one single program.



Highlights

- Received the Standard Housing Authority rating from the Federal Housing and Urban Development (HUD) Division



Accomplishments and Priorities

Accomplishments

In 2016, the residents of the Sedgwick County Housing Authority had four families that self reported income beyond the limit for subsidy. Additionally, seventeen families requested that current assistance be closed; providing the opportunity for other families to be served.

Housing increased outreach to community providers and families to increase awareness of safe and affordable housing. Staff meet on a regular basis with community nonprofits that provide services to families that have the need for stable housing options.

Priorities

In 2018, the Housing program is consolidating with the City of Wichita.

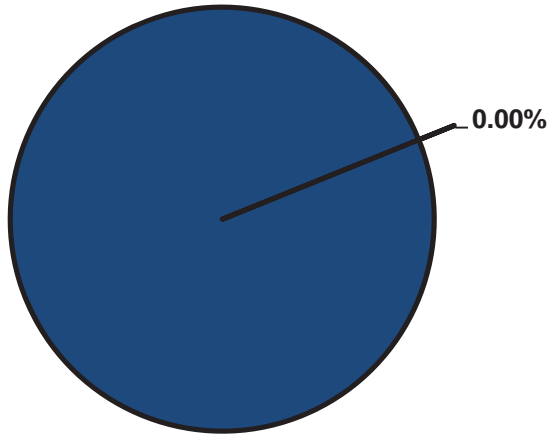


Significant Budget Adjustments

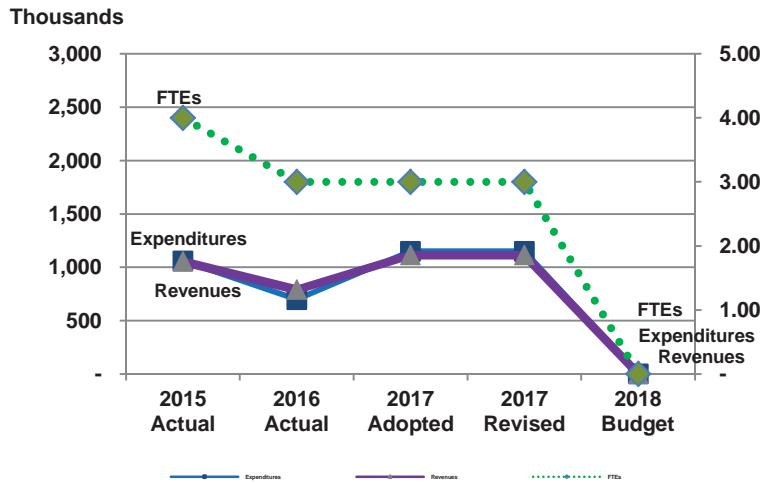
Significant adjustments to the Division on Aging - Housing's 2018 budget include the program consolidating with the City of Wichita. This includes a \$1,150,522 reduction in expenditures and a \$1,114,431 reduction in revenue.

Divisional Graphical Summary

Housing
Percent of Total County Operating Budget



Expenditures, Program Revenue & FTEs
All Operating Funds



Budget Summary by Category

	2015 Actual	2016 Actual	2017 Adopted	2017 Revised	2018 Budget	Amount Chg '17 Rev.-'18	% Chg '17 Rev.-'18
Expenditures							
Personnel	206,392	127,064	185,052	185,904	-	(185,904)	-100.00%
Contractual Services	847,806	569,345	956,223	956,223	-	(956,223)	-100.00%
Debt Service	-	-	-	-	-	-	-
Commodities	6,204	1,129	8,395	8,395	-	(8,395)	-100.00%
Capital Improvements	-	-	-	-	-	-	-
Capital Equipment	-	-	-	-	-	-	-
Interfund Transfers	-	-	-	-	-	-	-
Total Expenditures	1,060,402	697,537	1,149,670	1,150,522	-	(1,150,522)	-100.00%
Revenues							
Tax Revenues	-	-	-	-	-	-	-
Licenses and Permits	-	-	-	-	-	-	-
Intergovernmental	951,443	766,961	968,176	968,176	-	(968,176)	-100.00%
Charges for Services	-	100	-	-	-	-	-
All Other Revenue	101,337	21,393	146,255	146,255	-	(146,255)	-100.00%
Total Revenues	1,052,781	788,454	1,114,431	1,114,431	-	(1,114,431)	-100.00%
Full-Time Equivalents (FTEs)							
Property Tax Funded	0.90	1.45	0.45	0.45	-	(0.45)	-100.00%
Non-Property Tax Funded	3.10	1.55	2.55	2.55	-	(2.55)	-100.00%
Total FTEs	4.00	3.00	3.00	3.00	-	(3.00)	(1.00)

Budget Summary by Fund

Fund	2015 Actual	2016 Actual	2017 Adopted	2017 Revised	2018 Budget	Amount Chg '17 Rev.-'18	% Chg '17 Rev.-'18
General Fund	31,201	32,448	33,645	34,497	-	(34,497)	-100.00%
Housing Grants	(2,145)	-	3,750	3,750	-	(3,750)	-100.00%
HUD Grants	1,031,346	665,089	1,112,276	1,112,276	-	(1,112,276)	-100.00%
Total Expenditures	1,060,402	697,537	1,149,670	1,150,522	-	(1,150,522)	-100.00%

Significant Budget Adjustments from Prior Year Revised Budget

	Expenditures	Revenues	FTEs
Program consolidating with the City of Wichita	(1,150,522)	(1,114,431)	(3.0)

Total	(1,150,522)	(1,114,431)	(3.0)
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Budget Summary by Program

Program	Fund	2015 Actual	2016 Actual	2017 Adopted	2017 Revised	2018 Budget	% Chg '17 Rev.-'18	2018 FTEs
Housing	110	31,201	32,448	33,645	34,497	-	-100.00%	-
HUD Section 8	272	1,031,346	665,089	1,112,276	1,112,276	-	-100.0%	-
Housing Grants	273	(2,145)	-	3,750	3,750	-	-100.0%	-
Total		1,060,402	697,537	1,149,670	1,150,522	-	-100.00%	-

• Housing

The Housing Division promotes community and neighborhood vitality with revitalization services, tenant-based rental assistance, owner-occupied housing rehabilitation and first-time homebuyer resources. The Division provides Section 8 rental assistance through the Sedgwick County Housing Authority in accordance with Federal rules and regulations to over 330 low and extremely low-income families in Sedgwick, Harvey, and Butler counties.

The Division administers a first-time homebuyer program and manages home rehabilitation projects funded with HOME Investment Partnership dollars from the Kansas Housing Resources Corporation and local matching funds.

Fund(s): County General Fund 110

Expenditures	2015 Actual	2016 Actual	2017 Adopted	2017 Revised	2018 Budget	Amnt. Chg. '17 - '18	% Chg. '17 - '18
Personnel	29,346	31,036	31,700	32,552	-	(32,552)	-100.0%
Contractual Services	1,000	652	1,000	1,000	-	(1,000)	-100.0%
Debt Service	-	-	-	-	-	-	0.0%
Commodities	855	760	945	945	-	(945)	-100.0%
Capital Improvements	-	-	-	-	-	-	0.0%
Capital Equipment	-	-	-	-	-	-	0.0%
Interfund Transfers	-	-	-	-	-	-	0.0%
Total Expenditures	31,201	32,448	33,645	34,497	-	(34,497)	-100.0%
Revenues							
Taxes	-	-	-	-	-	-	0.0%
Intergovernmental	-	-	-	-	-	-	0.0%
Charges For Service	-	-	-	-	-	-	0.0%
All Other Revenue	-	-	-	-	-	-	0.0%
Total Revenues	-	-	-	-	-	-	0.0%
Full-Time Equivalents (FTEs)	0.90	1.45	0.45	0.45	-	(0.45)	-100.0%

• HUD Section 8

The Housing Authority is the core program of the Housing Division and receives federal dollars directly from the U.S. Department of Housing and Urban Development (HUD) to assist more than 330 very low- and extremely low-income families with rental housing and, in some cases, utility payments. The Authority's jurisdiction covers Sedgwick County outside Wichita, and Butler and Harvey Counties. Applications are available at the Division office located at 2622 W. Central, Suite 500, on the county web site or may be mailed to qualified applicants. Families may remain on the waiting list up to 12 to 24 months depending on how soon existing clients exit the program. More than 100 landlords participate in the program.

Fund(s): Hud - Grants 272

Expenditures	2015 Actual	2016 Actual	2017 Adopted	2017 Revised	2018 Budget	Amnt. Chg. '17 - '18	% Chg. '17 - '18
Personnel	177,046	96,028	153,353	153,353	-	(153,353)	-100.0%
Contractual Services	848,951	568,693	951,473	951,473	-	(951,473)	-100.0%
Debt Service	-	-	-	-	-	-	0.0%
Commodities	5,349	368	7,450	7,450	-	(7,450)	-100.0%
Capital Improvements	-	-	-	-	-	-	0.0%
Capital Equipment	-	-	-	-	-	-	0.0%
Interfund Transfers	-	-	-	-	-	-	0.0%
Total Expenditures	1,031,346	665,089	1,112,276	1,112,276	-	(1,112,276)	-100.0%
Revenues							
Taxes	-	-	-	-	-	-	0.0%
Intergovernmental	926,758	766,961	968,176	968,176	-	(968,176)	-100.0%
Charges For Service	-	-	-	-	-	-	0.0%
All Other Revenue	101,337	21,393	146,255	146,255	-	(146,255)	-100.0%
Total Revenues	1,028,095	788,354	1,114,431	1,114,431	-	(1,114,431)	-100.0%
Full-Time Equivalents (FTEs)	3.10	1.55	2.55	2.55	-	(2.55)	-100.0%

• Housing Grants

The Housing Division administers the HOME Investment Partnership Program that rehabilitates homes belonging to low-income families residing in Sedgwick County outside the City of Wichita. The Neighborhood Stabilization Program grant was awarded to the Housing Division to acquire and redevelop foreclosed upon properties that might otherwise become sources of abandonment and blight within their communities and has helped over thirty low-to-moderate income families achieve their dream of home ownership. The original Neighborhood Stabilization Program ended in 2012. Housing maintains records for program integrity and facilitates refinancing and sale of past subsidized homes for recipients.

Fund(s): Housing - Grants 273

Expenditures	2015 Actual	2016 Actual	2017 Adopted	2017 Revised	2018 Budget	Amnt. Chg. '17 - '18	% Chg. '17 - '18
Personnel	-	-	-	-	-	-	0.0%
Contractual Services	(2,145)	-	3,750	3,750	-	(3,750)	-100.0%
Debt Service	-	-	-	-	-	-	0.0%
Commodities	-	-	-	-	-	-	0.0%
Capital Improvements	-	-	-	-	-	-	0.0%
Capital Equipment	-	-	-	-	-	-	0.0%
Interfund Transfers	-	-	-	-	-	-	0.0%
Total Expenditures	(2,145)	-	3,750	3,750	-	(3,750)	-100.0%
Revenues							
Taxes	-	-	-	-	-	-	0.0%
Intergovernmental	24,685	-	-	-	-	-	0.0%
Charges For Service	-	100	-	-	-	-	0.0%
All Other Revenue	-	-	-	-	-	-	0.0%
Total Revenues	24,685	100	-	-	-	-	0.0%
Full-Time Equivalents (FTEs)	-	-	-	-	-	-	0.0%