

INCOME ASSISTANCE FOR SENIORS AND PERSONS WITH DISABILITIES

The City of Los Angeles (City) should leverage this ULA funding to create a Senior/Disabled Housing Stability & Income Assistance program that directly prevents a large number of severely rent burdened senior and/or disabled households in the City with expiring Time Limited Subsidies (TLS). Through the City's front funding of \$150 million toward ULA, there will be \$23 million dedicated toward Senior and Disabled Income Assistance.

Targeted Assistance through Time-Limited Subsidies

On any given day in the City, there are ~100k senior renters who are severely rent burdened (paying 50% or more of their income toward rent). Almost 1,000 City seniors are on General Relief, 64,000 are receiving In-Home Supportive Services (IHSS), and 35k are on SSI with an average monthly payment of \$837 and a median rent of \$1,703. Overlapping with these low-income seniors is a population of low-income City residents living with disabilities. In fact, there are roughly 182k seniors with disabilities renting in the City of LA. The long-term primary goal for this ULA-funded program should be to prevent seniors and people with disabilities from experiencing homelessness. According to the LA Homeless Services Authority (LAHSA) and the Housing Authority of the City of Los Angeles (HACLA), the average time between when an unhoused senior who is connected with a TLS voucher and when that senior is actually placed into permanent housing (permanent supportive or otherwise) is between 5-6 years. Unfortunately, LAHSA TLS programs only allow participants to receive up to 24 months (2 years) of financial assistance. The recommended allocation of funding with the program is as follows:

- At least 90% for Targeted Assistance: Expiring TLS for Seniors/Disabled Persons
- Up to 10% for Program Administration

Time-Limited Subsidies

TLS programs provide support to households experiencing homelessness by assisting them in accessing permanent housing quickly and for a limited amount of time. However, seniors are usually on a fixed income, so the City's TLS program for low-income unhoused seniors should not set an arbitrary two-year time-limit on the rental subsidy and services. Instead, the City's senior/disabled TLS program should model itself more on HUD's Section 202 vouchers, where individuals aged 62 and older can access the voucher until the individual no longer needs the voucher or the individual expires. Even a time-limited rental subsidy for the senior and disabled population will need to be paired with supportive services - like housing navigation, case management, and tenancy supports - during participation in the TLS program. Such services can help clients identify units, transition from the streets or shelters into housing, connect to mainstream supports and benefits, and identify the most appropriate longer-term level of support and assistance needed to age in place.

Key Design Principles

- **Leverage Existing Infrastructure**
- **Low Administrative Burden**
- **Minimize Negative Impact on Benefits**
- **Connection to Mainstream Supports**
- **Culturally Competent Marketing & Targeting**