

Supportive Housing Development

Housing Investments Impacting Health Care Outcomes



The North Carolina Housing Finance Agency (the Agency) funds affordable housing with connections to supportive services for low-income households with disabilities. The Targeting Program sets aside 10–20% of units developed with federal Low-Income Housing Tax Credits for people with disabilities. The Supportive Housing Development Program (SHDP) funds a wide variety of housing with supportive services for households with special needs. Integrated Supportive Housing Program (ISHP) funds rental housing where no more than 20% of units are reserved for people with disabilities.

Integrated community settings improve tenant well-being and health outcomes. Through the Targeting Program, SHDP and ISHP, the Agency incentivizes nonprofit and for-profit developers to build integrated supportive housing. In ISHP, developers partner with one of the state’s behavioral health management organizations (LME/MCOs), who refer tenants to units and link them with services. Developers also collaborate with other local partners to identify the need for supportive housing in the community.



Supportive housing has been found to reduce public costs by keeping tenants out of emergency rooms, hospitals, homeless shelters and jails.¹

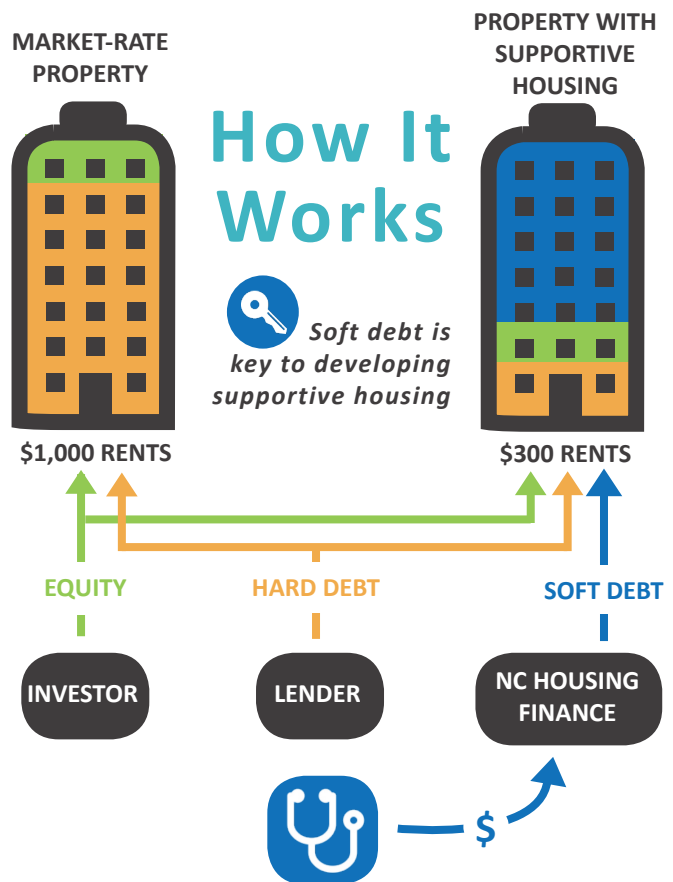


Based on research studies of comparable programs, the Targeting Program could save taxpayers up to \$21 million in public health care costs each year.²



In addition to improving health outcomes and saving public health care dollars, supportive housing programs create integrated residential settings and increase housing choice and inclusion for low-income households with disabilities or special housing needs.

More than 140 units have been financed through ISHP and more than 5,600 apartments have been set aside as Targeted Units.



By investing in the state’s existing program infrastructure, health care partners can achieve improved health benefits and costs savings by sending their dollars through proven channels for producing supportive housing stock. The return on investment in NC could be significant: \$1 million invested in supportive rental housing development through Agency programs could build 12 high-quality, affordable apartments in desirable communities.

¹ Culhane, D. P., Metraux, S. & Hadley, T. (2002). Public service reductions associated with placement of homeless persons with severe mental illness in supportive housing. *Housing Policy Debate*, 13(1): 107-163. Available at https://shnny.org/uploads/The_Culhane_Report.pdf.
² North Carolina Housing Finance Agency. (2018, May). *The impact of the Low-Income Housing Tax Credit in North Carolina*. Available at <https://www.nchfa.com/about-us/research-reporting-and-policy/agency-investment-impacts>.

