

RAPID RE-HOUSING PROGRAM



- Costs associated with certifications, licenses, and general training classes for staff ;
- Credit card bills or other consumer debt;
- Developing discharge planning programs in mainstream institutions such as hospitals, jails, or prisons;
- Education or work related materials;
- Entertainment activities;
- Food;
- Home furnishings;
- Medical or dental care and medicines;
- Operational costs for housing program;
- Pet care;
- Travel costs;
- Mortgage costs (such as expenses needed by homeowners to assist with homeownership retention, including fees, taxes, or other costs of refinancing a mortgage to make it affordable, or legal fees related to the above).

INCOME LIMITS & FAIR MARKET RENTS

FY 2009 Income Limits Summary – Essex County, New Jersey

FY 2009 Income Limit Area	Median Income	FY 2009 Income Limit Category	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
Essex County	\$87,600	Very Low (50%) Income Limits	\$30,650	\$35,050	\$39,400	\$43,800	\$47,300	\$50,800	\$54,300	\$57,800
		Extremely Low (30%) Income Limits	\$18,400	\$21,050	\$23,650	\$26,300	\$28,400	\$30,500	\$32,600	\$34,700
		Low (80%) Income Limits	\$44,800	\$51,200	\$57,600	\$64,000	\$69,100	\$74,250	\$79,350	\$84,500

Final FY 2009 Essex County Fair Market Rents (FMRs) for All Bedroom Sizes

The following table shows the Final FY 2009 FMRs by unit bedrooms.

	Efficiency	One-Bedroom	Two-Bedroom	Three-Bedroom	Four-Bedroom
Final FY 2009 FMR	\$916	\$1,119	\$1,279	\$1,531	\$1,693



HOMELESS PREVENTION & RAPID RE-HOUSING PROGRAM

TO LEARN MORE:

Contact the 4311 Call Center or one of the service providers below to determine program eligibility.

CATHOLIC CHARITIES

Homeless Prevention and Rapid Re-Housing Program
321 Central Avenue, Newark
973-268-3175 or 973-266-7982
Contact: Sasha Pilgrim or Margarita Toledo

ESSEX NEWARK LEGAL SERVICES

Homeless Prevention (No financial assistance available)
5 Commerce Street
973-624-4500
Provides free legal assistance and basic need referrals to Newark residents facing eviction or who are homeless.

NEWARK EMERGENCY SERVICES FOR FAMILIES

Rapid Re-Housing Program
982 Broad Street
973-639-2100
Contact: James Tillery or Michael Pressey

NON-NEWARK RESIDENTS: ESSEX COUNTY DIVISION OF COMMUNITY ACTION HPRP PROGRAM

Contact: Rachel Rebrovich, 973-395-8352
Pat Brown, 973-395-8749
Marvin Goodson, 973-395-8364

FOR MORE INFORMATION CONTACT:

Tonya R. Bryan
Policy Advisor in the Office of the Mayor
973-733-3889
email: bryanto@ci.newark.nj.us

Municipal Council
Mildred C. Crump, Council President, Council Member-At-Large
Luis A. Quintana, Vice President, Council Member-at-Large

Augusto Amador, Council Member, East Ward
Charles A. Bell, Council Member, Central Ward
Carlos M. Gonzalez, Council Member-At-Large
Oscar S. James, II, Council Member, South Ward
Donald M. Payne, Jr., Council Member-At-Large
Anibal Ramos, Jr., Council Member, North Ward
Ronald C. Rice, Council Member, West Ward

Michelle L. Thomas, Business Administrator
Tonya R. Bryan, Policy Advisor, Office of the Mayor
Desiree Peterkin Bell, Director, Office of Communications

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CORY A. BOOKER, MAYOR

THE HOMELESS PREVENTION AND RAPID RE-HOUSING PROGRAM

provides funding for housing expenses to persons who are homeless or who would otherwise be homeless if not for this assistance. HPRP assistance is not intended to provide long-term support, nor will it be able to address all of the financial and supportive services needs of households that affect housing stability. Rather, assistance will focus on housing stabilization, linking residents to community resources and mainstream benefits, and helping to develop a plan for preventing future housing instability.



REQUIREMENTS FOR APPLICANTS

In order to receive financial assistance or services through HPRP, all individuals and families, whether homeless or housed, must meet all of the following threshold criteria:

1. Must have lived in the City of Newark for at least six consecutive months
2. Must have an initial consultation with a Case Manager or other authorized representative to determine eligibility; the level of assistance needed if eligible; and, if ineligible for HPRP, referral to appropriate resources or service provider that can assist them; and
3. Household must be at or below 50% of Area Median Income (AMI)*

4. Must be either homeless or at risk of homelessness and meet both of the following circumstances:
 - a. Have no appropriate subsequent housing options identified; and
 - b. Lack financial resources and support networks needed to obtain immediate housing or remain in existing housing.

5. Would be homeless but for this HPRP assistance
- People who are housed and have great need but would not become homeless if they did not receive assistance are not eligible for financial assistance.

HOMELESS PREVENTION PROGRAM

Potential applicants **must** have **at least two** of these risk factors to be eligible for service.

RISK FACTORS:

- Eviction within 2 weeks from private dwelling
- Discharge within 2 weeks from an institution in which the person has been a resident for more than 180 days (prisons, mental health, hospital, etc.)
- Residency in housing has been condemned by housing official or is no longer fit for human habitation

- Sudden and significant loss of income
- Pending foreclosure of rental housing
- Extremely low income (less than 30 percent of Area Median Income)
- Sharing another person's dwelling on a temporary basis where continued tenancy is contingent upon the hospitality of the primary leaseholder or owner and can be rescinded at any time without notice ("doubled up")

- High overcrowding (exceeds safety standards for housing unit size)
- Credit problems that preclude obtaining housing
- Significant amount of medical debt
- Recent traumatic life event, such as death of a spouse or primary care provider, or recent health crisis that prevented the household from meeting its financial responsibilities

ELIGIBLE ACTIVITIES

Financial Assistance

- Rental arrears not to exceed 3 months
- Re-certification for Continuation of Services
- Short-term (up to 3 months) and medium-term (up to 18 months) rental assistance
- Utility arrears
- Utility payments

Housing Relocation Services

- Housing relocation
- Housing search and placement, including lead paint inspection

Stabilization Services

- Case management
- Legal services
- Credit repair

INELIGIBLE ACTIVITIES

- Construction or rehabilitation;
- Credit card bills or other consumer debt;
- Medical or dental care and medicines;
- Mortgage costs (such as expenses needed by homeowners to assist with homeownership retention, including fees, taxes, or other costs of refinancing a mortgage to make it affordable, or legal fees related to the above).

IN ADDITION:

- Programs may not charge fees to HPRP applicants.
- Payments will not be issued directly to applicants, only to third parties.
- An assisted property may not be owned by the applicant, parent, or relative.

***See Rapid Re-Housing for additional ineligible activities.**

RAPID RE-HOUSING PROGRAM

ELIGIBLE ACTIVITIES

Financial Assistance

- Short-term Rental (maximum term 1-3 months)
- Mid-term Rental (4 – 18 months)
 - Rent arrears not to exceed 3 months
 - Security deposit
 - Utility deposit
 - Utility payments
 - Utility arrears

Housing Relocation Services

- Housing relocation
- Housing search and placement – including lead paint inspection

Stabilization Services

- Case management
- Legal services

- Credit repair

RAPID RE-HOUSING ASSISTANCE CRITERIA

The Rapid Re-housing program includes short or medium-term rental assistance and services for individuals or families that have moderate barriers to housing, but are most likely to sustain housing after the HPRP subsidy ends. The purpose of HPRP rapid re-housing funds is to assist eligible applicants to quickly obtain and sustain stable housing.

INELIGIBLE ACTIVITIES

- Car repair or other transportation costs;
- Clothing and grooming;
- Construction or rehabilitation;

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