

DUKES COUNTY REGIONAL HOUSING AUTHORITY

ANNUAL REPORT, 2019

The 6 towns of Martha's Vineyard established the Dukes County Regional Housing Authority through State public charter in 1986 in response to the Island's growing need for stable year-round affordable & community housing. The Island-wide Housing Forum of 2000 resulted in several significant housing efforts including the 6-town agreement to proportionately share the administrative costs of the Housing Authority. Fully funded by the towns since 2005, the staff of the Housing Authority collaborates with town, state, and island-wide efforts to provide year-round rentals, rental assistance and homelessness prevention; homebuyer training, lottery support and affordability monitoring; and advocacy and planning for future housing program development, management and support.

The Housing Authority's work on homeownership in 2019 included management of a re-sale process for an Island Housing Trust home in Tisbury; assistance with application and lottery preparation for resale of a home in Edgartown; preparation and opening of a lottery process for 6 townhouses being developed by the Island Housing Trust on Greenwood Ave in Tisbury; support of Trust development of ownership opportunities at Daggett Ave in Tisbury; service as affordability monitor for properties in 6 towns including support of 3 affordable home re-finances and 6 re-sale requests including assistance to 2 towns faced with difficult resale and affordability maintenance issues; 26 referrals through Edgartown's Demolition Delay by-law; and maintenance of the Homebuyer Clearinghouse used to publicize homebuyer opportunities and currently numbering over 400 island households.

2019 saw the Housing Authority managing 94 rentals on 16 properties in 5 island towns. Each apartment requires initial and annual income and tenant certification and apartment inspection, attention to service requests throughout the year, work on household and apartment turnovers, and compliance with multiple funding source requirements including program and household income audits and Fair Housing policy strictures. During this past year, the Housing Authority has supported needed development of new rentals by the Island Housing Trust at the Perlman House, the Hanover House, and Kuehn's Way in Tisbury; Meshacket Road by the Town of Edgartown; the Town of Chilmark's planning of housing development at Peaked Hill; the Town of West Tisbury's effort on Old Courthouse Road; the Town of Oak Bluff's replacement of the commercial tenant at the Noyes Building; and the Town of Aquinnah's revisit of rental development in the Town center. The Housing Authority maintains a rental housing waitlist currently numbering over 240 households;

In this time of a near total absence of 12-month leases on the Island, the Housing Authority is particularly appreciative of town voters who continue to dedicate Community Preservation Act funding to the Rental Assistance program which helps stabilize an annual average of 65 working island households. Since 2002, the Housing Authority has administered these funds to work with over 300 tenant households and 260

landlords who have utilized Rental Assistance for an average of 3 years. Each Rental Assistance situation requires initial and annual income certifications and apartment inspections, support contracts, and lease addendums. Beginning each fall, the Housing Authority provides town Affordable Housing and Community Preservation committees the figures of usage, need, cost and landlord availability necessary for thorough deliberation before Annual Town Meeting funding votes.

Island-wide, the Housing Authority provides income certifications and administrative assistance for town programs such as accessory apartments, resident homesite subdivisions and multi-family density allowances. The Housing Authority actively partners with Harbor Homes, the Housing Assistance Corporation, The Resource Inc, the County Manager's office, the Tower Foundation and other organizations that assist with rent, utilities, emergency support and apartment rehabilitation for island tenants and their landlords.

The staff of the Housing Authority is available to work on individual and community housing needs and opportunities at its office at 21 Mechanic St. off State Road in Vineyard Haven. For more information please stop by, call (508) 693-4419 or check our website at <https://housingauthoritymarthasvineyard.org/>

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