THE OPPORTUNITY LINK PROJECT: CONNECTING HOUSING ACQUISITION TO HIGH PERFORMING SCHOOLS

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Erin Boggs, Esq.
Open Communities Alliance
## IMPACT ON OPPORTUNITY

<table>
<thead>
<tr>
<th>Educational Indicators</th>
<th>Economic Indicators</th>
<th>Neighborhood/Housing Quality Indicators</th>
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</thead>
<tbody>
<tr>
<td>Students Passing Math Test scores</td>
<td>Unemployment Rates</td>
<td>Neighborhood Vacancy</td>
</tr>
<tr>
<td>Students Passing Reading Test scores</td>
<td>Population on Public Assistance</td>
<td>Crime Rate</td>
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<tr>
<td>Educational Attainment</td>
<td>Job Growth</td>
<td>Neighborhood Poverty Rate</td>
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<td>Employment Access</td>
<td>Homeownership Rate</td>
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<td>Job Diversity</td>
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**Final Opportunity Score (Map)**
WHERE DO WE LIVE?
OPPORTUNITY BY RACE AND ETHNICITY IN CT

% of People by Race & Ethnicity Living in Lower Opportunity Areas

- Blacks: 73%
- Latinos: 73%
- Whites: 26%
- Asians: 36%


## NEW ANALYSIS: OPPORTUNITY DETAIL AND RACE

<table>
<thead>
<tr>
<th></th>
<th>Very Low</th>
<th>Low</th>
<th>Moderate</th>
<th>High</th>
<th>Very High</th>
</tr>
</thead>
<tbody>
<tr>
<td>White</td>
<td>9%</td>
<td>17%</td>
<td>22%</td>
<td>23%</td>
<td>29%</td>
</tr>
<tr>
<td>Black</td>
<td>52%</td>
<td>21%</td>
<td>13%</td>
<td>9%</td>
<td>5%</td>
</tr>
<tr>
<td>Asian</td>
<td>14%</td>
<td>21%</td>
<td>19%</td>
<td>20%</td>
<td>25%</td>
</tr>
<tr>
<td>Hispanic</td>
<td>50%</td>
<td>22%</td>
<td>12%</td>
<td>9%</td>
<td>7%</td>
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</table>
The Preservation List is the most comprehensive list of subsidized housing supported with federal and state funding that OCA is aware of. Unfortunately, even thought it includes over 82,000 units of housing, it is incomplete and, to the best of our knowledge, not regularly updated.
Higher opportunity areas make up 58% of the land area of the state.

87% of subsidized housing outside of higher opportunity areas.

- Very High: 6%
- High: 7%
- Moderate: 14%
- Low: 28%
- Very Low: 45%
LOCATION OF RAP PARTICIPANTS

Rental Assistance Program
STATE RENTAL ASSISTANCE PROGRAM

93% of state RAP program outside of higher opportunity areas.

86% of people using the federal government’s Section 8 live outside of higher opportunity areas.
NHT (and partners) acquire existing multifamily units in higher opportunity areas ($6 million in equity from Kresge).

Undertake some rehab and energy efficiency improvements.

Developments managed by local partners.

Set aside 20% of units for lower income families as turnover occurs (use of Housing Choice vouchers and Rental Assistance Program certificates likely).

Connect mobility counseling clients to units as they become available.
BENEFITS

- Preserving existing multifamily housing near high-resourced areas (e.g. high performing schools).

- Increased energy efficiency.

- Cash-flowing property for owner.

- Engage owners and managers committed to accepting vouchers and not discriminating.

- Ensuring full information for families using HCV and RAP through mobility counseling.

- Possibly adding some deed restricted units to a town housing stocks – which count towards 8-30g thresholds.

- Improved outcomes for low income children, decreased segregation = significant cost savings.
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