
Artist Affordable Housing Workshop

Program funded by the San Francisco Arts Commission.

Mission Economic Development Agency
2301 Mission Street, Suite 301
San Francisco, CA 94110



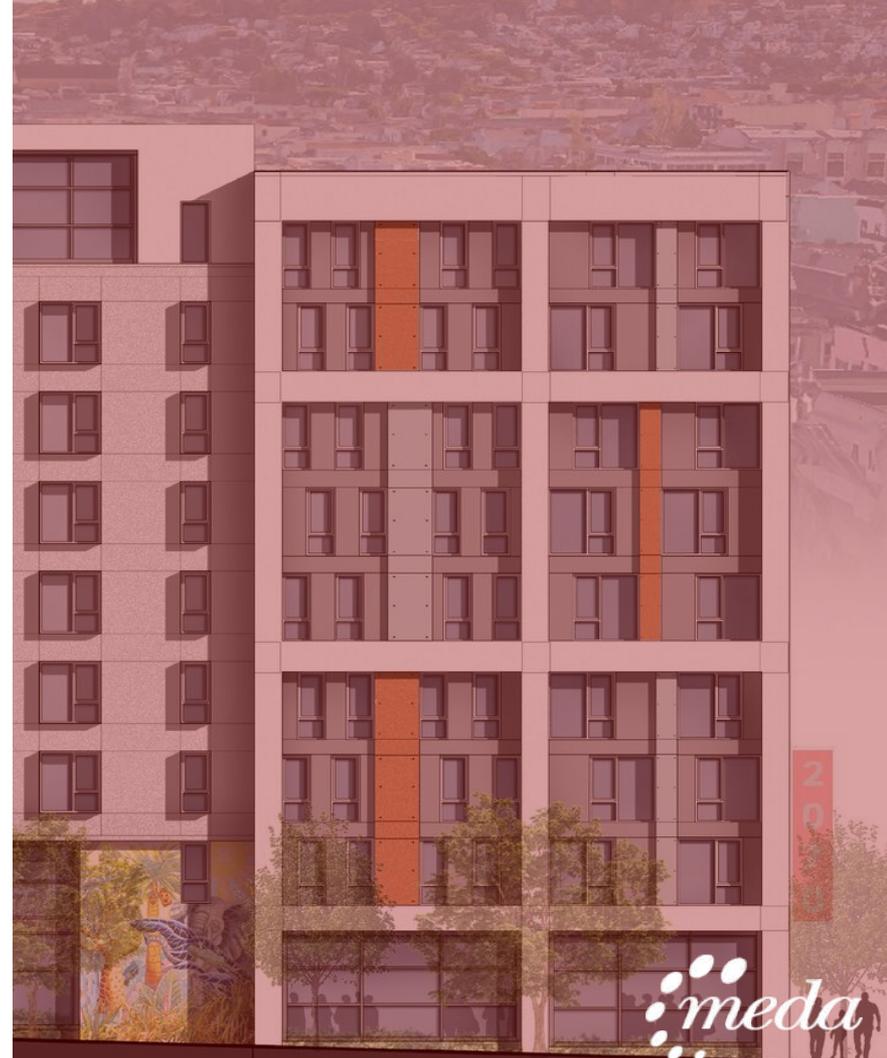
What is affordable housing?

- Housing subsidies
- Permanent supportive housing
- Below Market Rate (**BMR**) units
- Low-cost market rate units



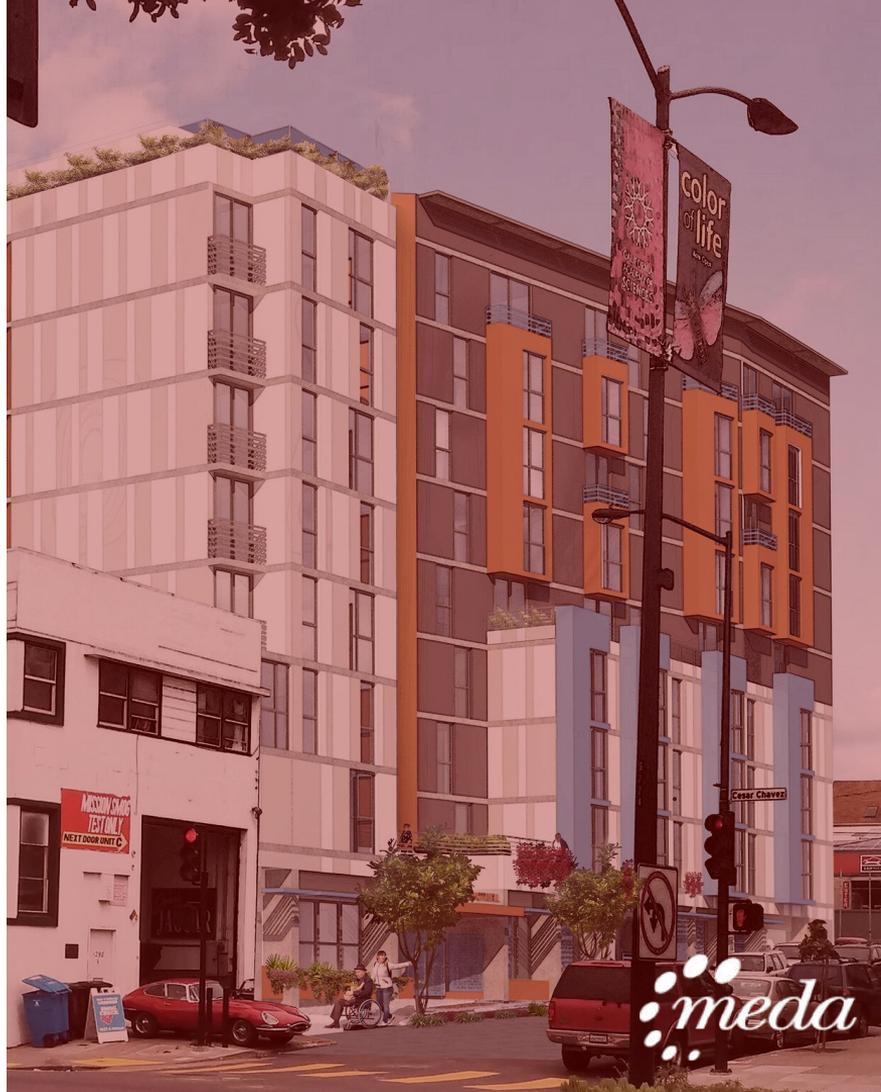
Below Market Rate (BMR) Units

- City designated units
- Artificially low rent
- Available for purchase or rental
- Vary in price and requirements
- For profit and **non-profit developers**



BMR Restrictions

- Earn 2x the rent monthly
- <80% of the Area Median Income (**AMI**)
- Recertify annually
- 1 to 3 person per 1 bedroom minimum
- 3 to 7 person per 3 bedroom maximum



Area Median Income (AMI)

- Average / median SF income
- Depends on **household size**
- 200% = twice the AMI
- 100% = at AMI
- 50% = half of AMI

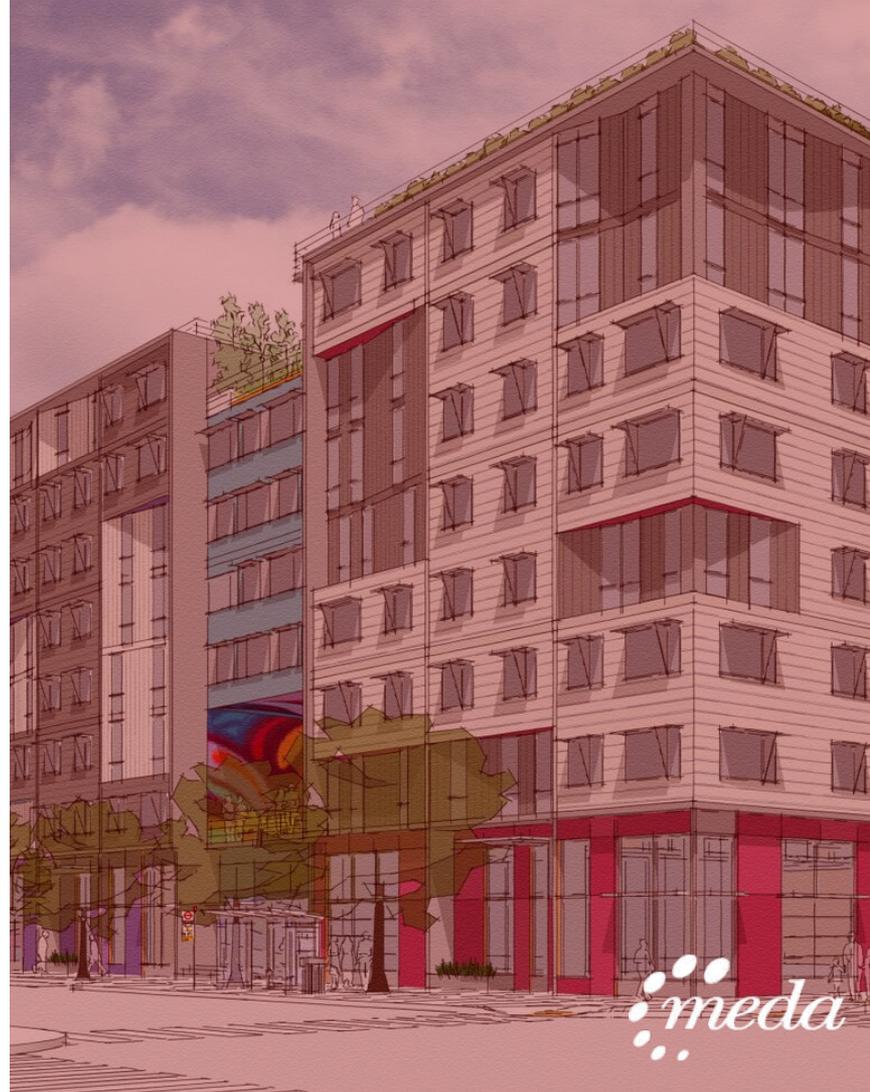
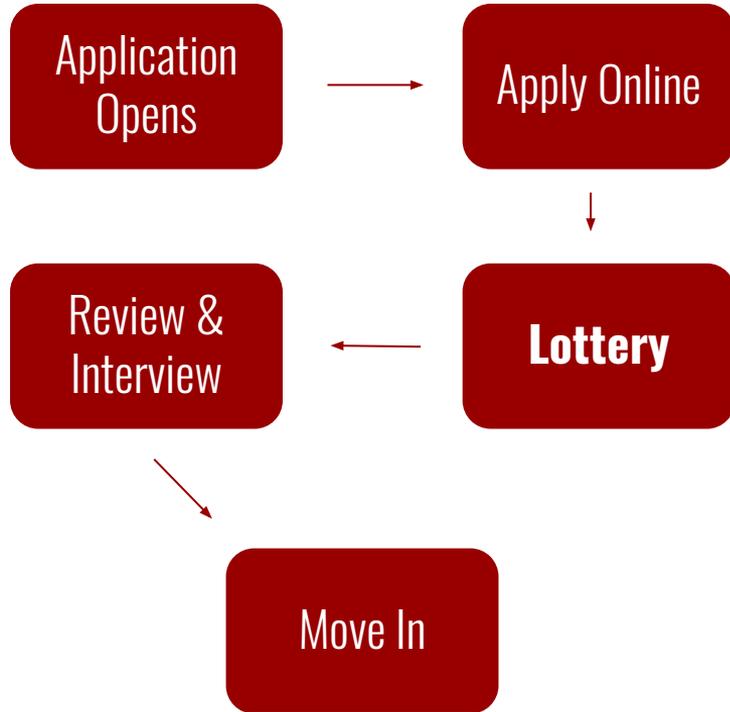


Preferences

- **Live / Work** in San Francisco
- Displaced Tenant Housing Preference
- Certificate of Preference
- Live within half mile of building*

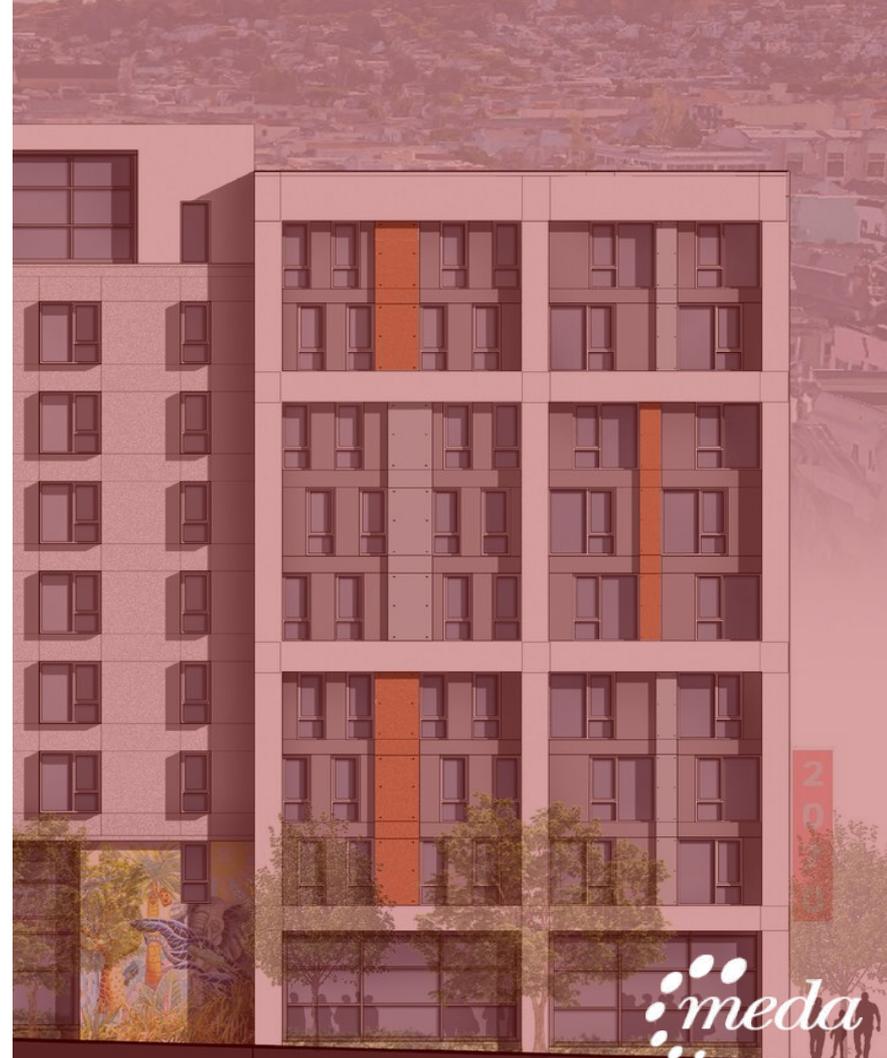


BMR Application Process



Review & Interview

- Verify proof of income
 - Paycheck stubs
 - Certification of cash income
 - Taxes
 - Bank statements
- Verify Live/Work preference
- Interview (MEDA can accompany)



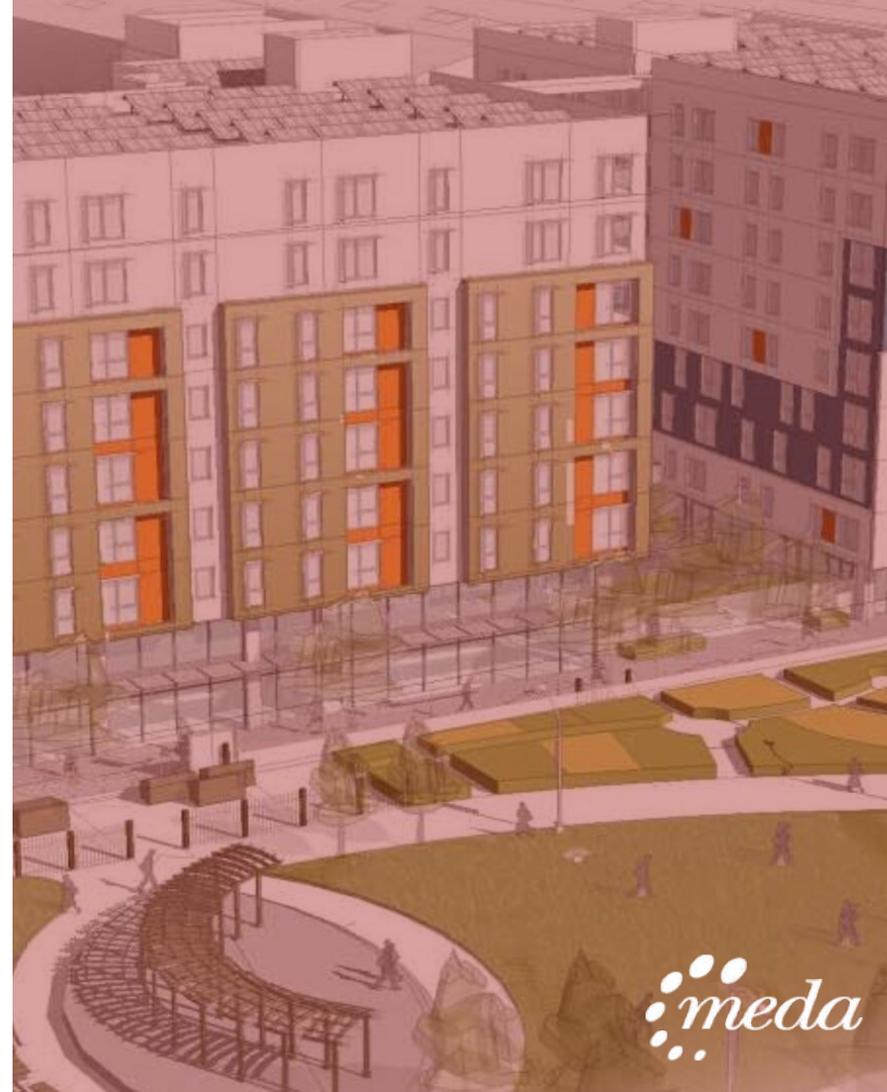
Applying

- Account Info
- **Proof** of Live / Work Preference
- Names & Birthdates
- Income information
- KEEP APPLYING!



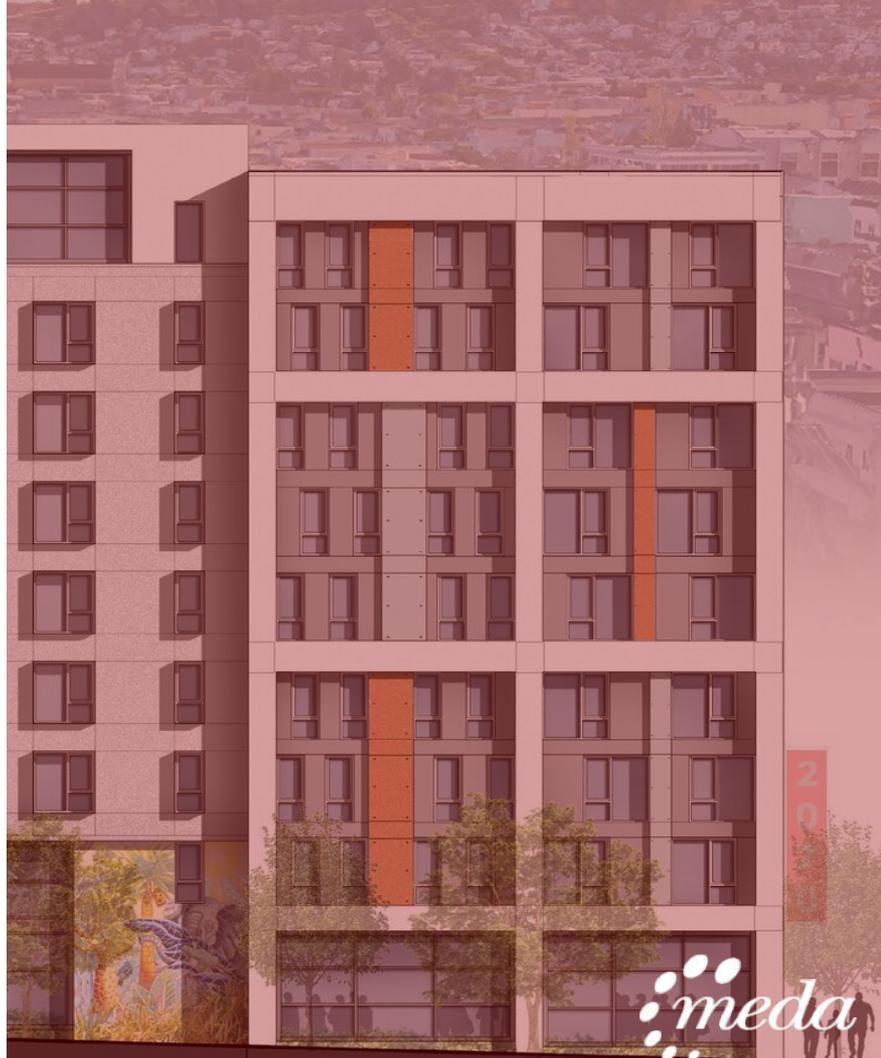
How MEDA helps

- Ensures you fill out correctly
- Contacts you after lottery
- Advocates on your behalf
- Address income or debt barriers



Review

- Income 2x rent
 - Paycheck stubs
 - Taxes
 - Bank statements
- Collections <\$500
- Security deposit 1x - 1.5x rent



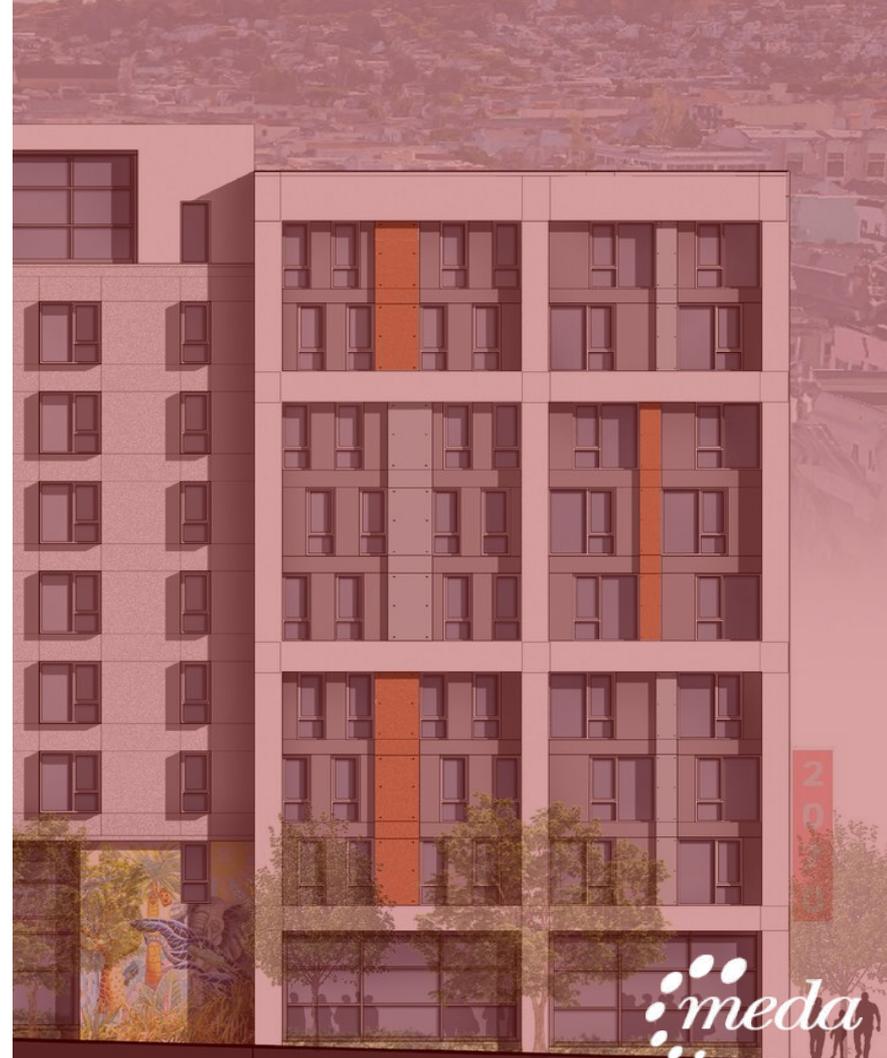
MEDA: Workforce Development

- Job search (Full-time & part-time)
- Job training
- Career planning



MEDA: Business Development

- Business planning
- Marketing and promotions
- Lease negotiations
- Financial planning



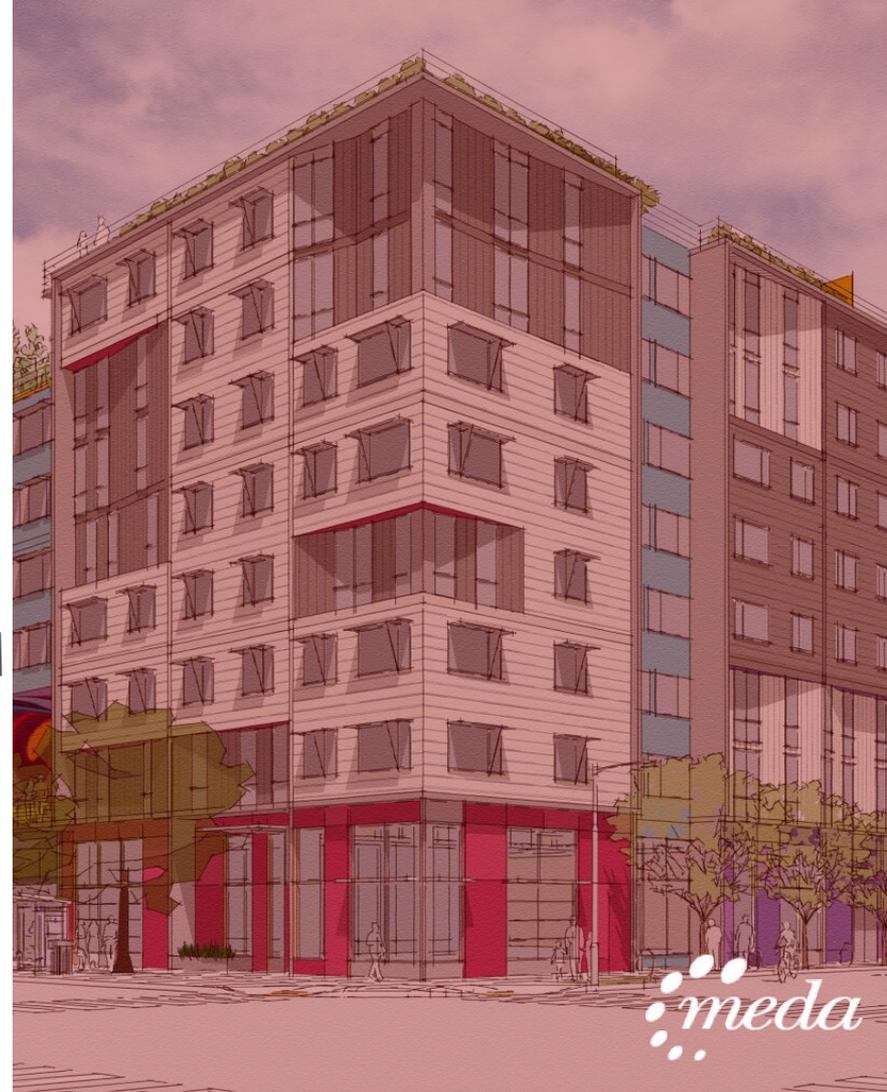
MEDA: Financial Assets

- Debt management
- Credit building
- Savings plans
- Taxes



MEDA Help

- Artist Appointments - **Today w/Peter**
- Application Clinic: Wednesdays 1PM - 4PM
- **Welcome Orientations:** Wednesday @ 5:45 PM



Thank You & Questions

Artists - for housing counseling appointments write to:
homeownership@medasf.org

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626 Mission Bay - Let's Apply

1. Open up Chrome or Safari
2. Go to housing.sfgov.org (**DAHLIA**)
3. Click "SIGN IN"
4. Click "CREATE ACCOUNT"
5. Fill out information

