

LANE WORKFORCE EXECUTIVE BOARD and POVERTY AND HOMELESSNESS EXECUTIVE BOARD JOINT MEETING

Thursday, October 19, 2017 12:30pm – 2:00pm

Ford Alumni Center, Ballroom, 1720 East 13th Avenue, Eugene, OR, 97403

AGENDA

Mission: To Meet the Workforce Needs of Employers and Individuals
Through Partnerships and Innovation

- I. CALL TO ORDER
- II. PUBLIC COMMENT In accordance with Lane Workforce Partnership's Public Comment Policy: Speakers will be taken in the order in which they sign up and will be limited to three minutes per public comment.
- III. INTRODUCTIONS
- IV. DIALOGUE/CONVERSATION AROUND THE FOLLOWING: Pages 1 28
 - Current state of housing in Lane County
 - Projected future needs for housing in Lane County
 - What can the Lane Workforce Board do in collaboration with the Poverty and Homelessness Board around workforce and housing issues
- V. NEXT STEPS
- VI. ADJOURNMENT

Lane Workforce Partnership is an equal opportunity employer. With 48 hours of notice, auxiliary aids and services, and alternate formats are available to individuals with limited English proficiency free of cost. Requests can be made directly to LWP or with the assistance of TTY: Oregon Relay Services at 1-800-735-2900.



Quality Information, Informed Choices

Labor Market Information

State of Oregon • Employment Department • www.QualityInfo.org

Lane County Fact Sheet

Prepared by: Henry Fields, Workforce Analyst for Lane County (541) 359-9178

Prepared for: Lane Workforce Partnership Executive Board // Poverty and Homelessness Executive Board

Date: 10/6/17

Population and Growth

City	2000	2010 PSU	2016 PSU	Change: 00-	% Change:	Change	% Change:
Oity	Census	2010100	2010100	10	00-10	10-16	10-16
Coburg	969	1,040	1,070	71	7%	30	3%
Cottage Grove	8,445	9,705	9,890	1,260	15%	185	2%
Creswell	3,579	5,030	5,360	1,451	41%	330	7%
Dunes City	1,241	1,305	1,320	64	5%	15	1%
Eugene	137,893	156,295	#######	18,402	13%	9,590	6%
Florence	7,263	8,465	8,680	1,202	17%	215	3%
Junction City	4,721	5,430	6,010	709	15%	580	11%
Lowell	880	1,045	1,070	165	19%	25	2%
Oakridge	3,172	3,205	3,255	33	1%	50	2%
Springfield	52,864	59,425	60,140	6,561	12%	715	1%
Veneta	2,762	4,565	4,755	1,803	65%	190	4%
Westfir	280	255	255	(25)	-9%	-	0%
Unincorporated	98,908	96,245	98,250	(2,663)	-3%	2,005	2%
Lane County	322,977	352,010	365,940	29,033	9%	13,930	4%
Oregon	3,421,399	3,837,300	4,076,350	415,901	12%	239,050	6%

Demographics	Eugene	Lane	Oregon	us
Total population	159,615	357,060	3,939,233	316,515,021
<15 years	14.5%	15.8%	18.1%	19.3%
15-19 years	8.3%	6.8%	6.2%	6.7%
20-24 years	14.8%	9.9%	6.7%	7.1%
25-34 years	13.7%	12.5%	13.6%	13.6%
35-44 years	12.0%	11.4%	13.1%	12.9%
45-54 years	10.7%	12.5%	13.2%	13.9%
55-59 years	5.7%	7.1%	6.9%	6.6%
60-64 years	6.1%	7.2%	6.7%	5.8%
65+ years	13.9%	16.7%	15.4%	14.1%

Source: US Census, 2011-2015 ACS S0101

Population Projections	2016 Estimate	2020	2025
Lane County	365,940	378,335	394,921
Projected Growth from 2016		12,395	28,981

Source: 2013 Oregon Office of Economic Analysis County Population Forecasts

Source: U.S. Census Bureau, Portland State University

Housing

Lane County Housing Units	Eugene #	Percent	Lane #	Lane Percent
Occupied housing units	66,093	94.1%	146,235	92.8%
Owner occupied	31,926	48.3%	85,785	58.7%
Renter occupied	34,167	51.7%	60,450	41.3%
Vacant housing units	4,109	5.9%	11,275	7.2%
For rent	1,123	27.3%	2,237	19.8%
For sale only	650	15.8%	1,540	13.7%
Other vacant	2,336	56.9%	7,498	66.5%

Source: US Census, 2011-2015 ACS DP04, B25004

Lane County	National
\$257,300	\$201,900
3.0%	1.4%
8.9%	6.9%
6.5%	10.4%
\$1,370	\$1,430
6.9%	1.9%
	\$257,300 3.0% 8.9% 6.5% \$1,370

Source: August 2017 Zillow Local Market Overviews,

Sale Price and Inventory	Lane County	Natio	nal
Median Sale Price	\$254,000	Existing	\$253,000
		New	\$300,200
Annual Percent Change	10.4%	Existing	5.4%
_		New	0.4%
Inventory in Months*	2	6.1	

Source: US Census Bureau/National Association of Realtors retrieved from FRED, Federal Reserve Bank of St. Louis
HOSMEDLISMOSON MCACSR MSPNHSUS

Wages and Poverty Rates

Labor Force	Eugene	Lane	OR	US
Percent of population in labor force	60.3%	59.4%	62.2%	63.7%
Median age	32.1	39.3	39.1	37.6
Median household income	\$43,101	\$44,103	\$51,243	\$53,889

Source: US Census, 2011-2015 ACS DP03

Lane County Wages	Median**	Average**
Total all occupations	\$36,864	\$44,922

Source: Oregon Employment Department 2017 Occupational Employment Statistics

Population	Eugene	Lane County	Oregon	us
Percent with	Poverty le	vel income,	last 12 mont	hs
All people	24.4%	20.1%	16.5%	15.5%
Under 18 years	19.9%	22.2%	21.7%	21.7%
18 years and over	25.4%	19.6%	15.0%	13.5%
18 to 64 years	29.0%	22.6%	16.7%	14.5%
65 years and over	8.3%	8.1%	8.1%	9.4%

Source: US Census, 2011-2015 ACS DP03

For more information on how local housing costs compare to income:

https://www.qualitvinfo.org/-/buying-a-home-in-eugene-springfield-part-one-what-an-average-buyer-sees https://www.qualitvinfo.org/-/buying-a-home-in-eugene-springfield-part-two-comparing-costs-to-incomes

*Inventory in Months is calculated by dividing the Active Residential Listings at the end of the month in question by the number of closed sales for that month. This number includes proposed and under construction homes.

^{**}Annual and median wages are calculated based on full-time employment. Not all jobs are full time.



Supportive Housing Strategy Workgroup Statewide Housing Plan Update

Presented by Megan Bolton and Shoshanah Oppenheim

What we know

- Many Oregonians have limited or no choices when it comes to where to live.
- can't find a stable healthy place to call home. Too many Oregonians are living in poverty or
- Rental housing has become more out of reach than ever before
- achieve and maintain. Homeownership is becoming harder to

Statewide Housing Plan

Create a plan that prioritizes investments so that more Oregonians achieve housing stability.

The plan will

- Focus investments and services to achieve the maximum affordable housing impacts
- Identify practical tools and innovative best practices that can help create housing stability
- Spell out specific roles and responsibilities

Statewide Housing Plan

Clear direction for Housing Plan implementation

Clear articulation of the state of housing

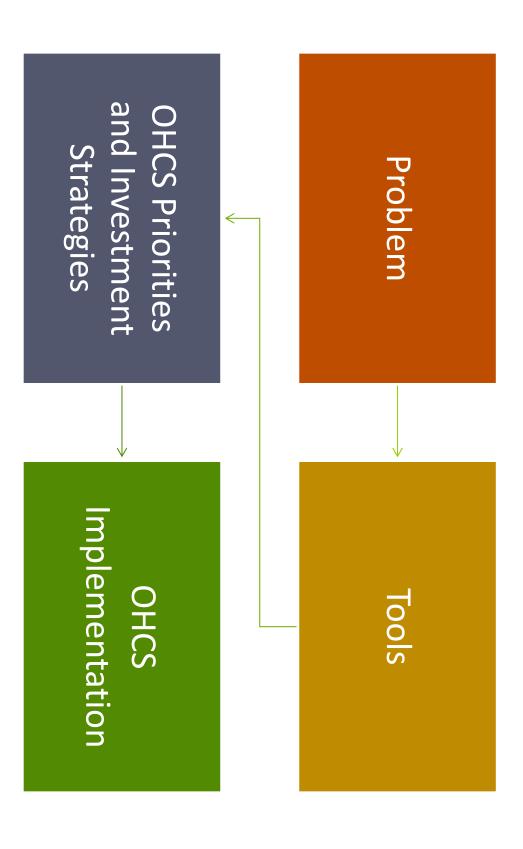
Clear articulation of Oregon's role and the role of our partners

Accountability

Data and Research

Goals and Metrics

Statewide Housing Plan



Defining Affordability

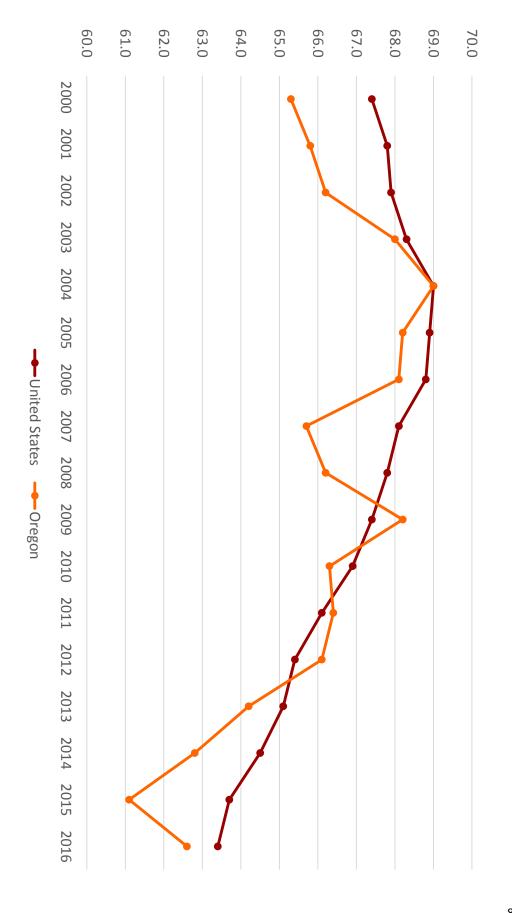
Affordable housing: 30% or less of gross income spent on housing. \$1,619 average rent for a apartment in Oregon

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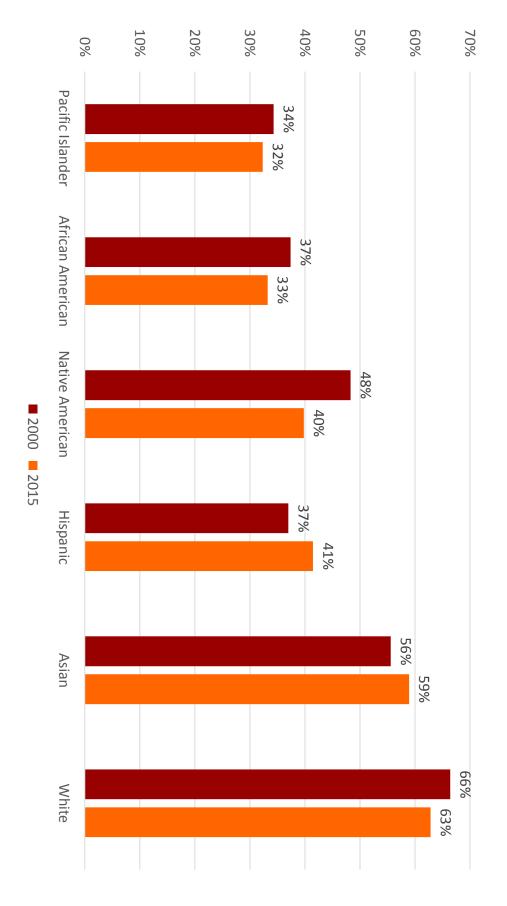


Source: Oregon Bureau of Labor and Statistics and Zillow Rent Estimates

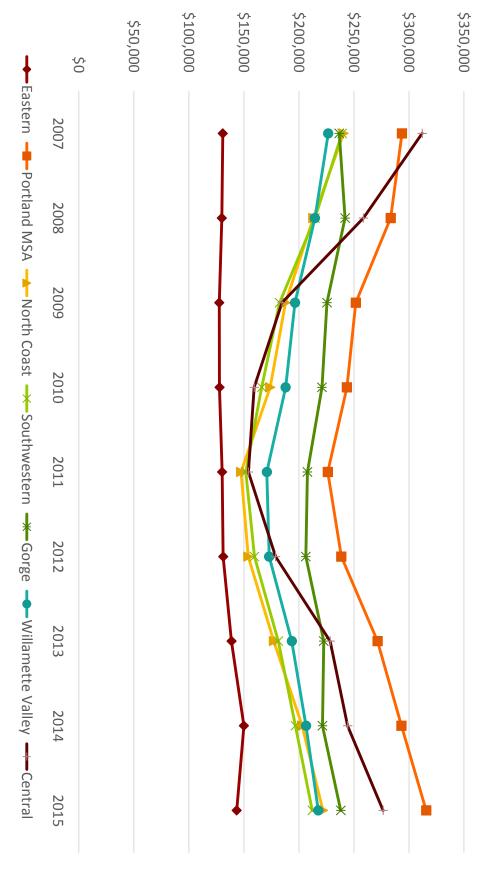
Homeownership Rates, 2000-2016



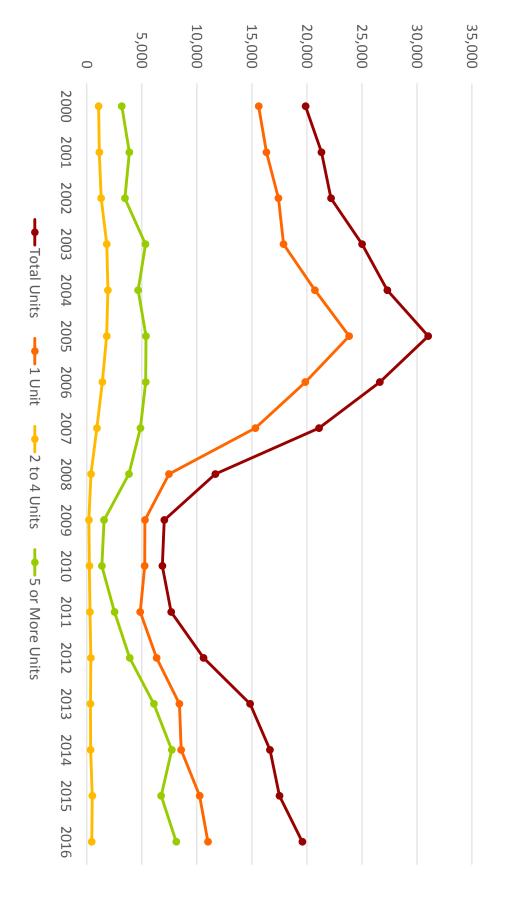
Homeownership Rates by Race and Ethnicity



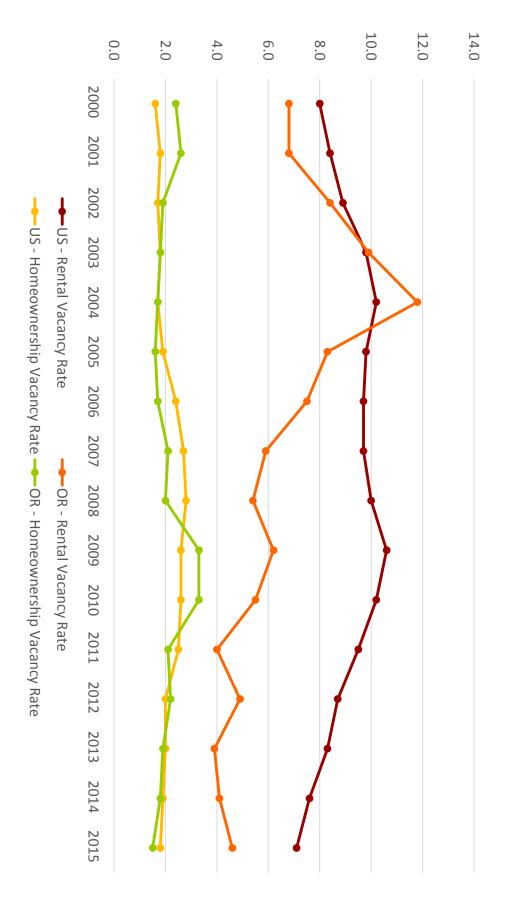
Annual Median Home Sales Price, 2007-2015



New Residential Permits 2000-2016



Vacancy Rates, 2000-2015

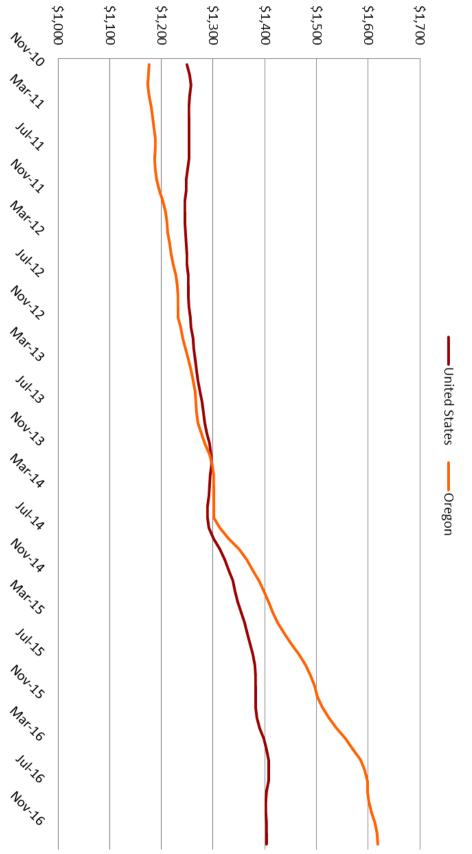


Ten States with largest median rent increases

State	Median Rent: January 2013	Median Rent: January 2017	% Change: 2013 to 2017
Oregon	\$1,242	\$1,619	30%
Maine	\$996	\$1,281	29%
Colorado	\$1,405	\$1,800	28%
California	\$1,911	\$2,396	25%
Idaho	\$931	\$1,165	25%
New York	\$1,769	\$2,192	24%
Massachusetts	\$1,758	\$2,167	23%
Washington	\$1,383	\$1,694	22%
Montana	\$1,000	\$1,218	22%
Hawaii	\$1,968	\$2,390	21%

Monthly Median Rents (Nov. 2010 to Jan. 2017)

Median Rents, Oregon and the U.S.



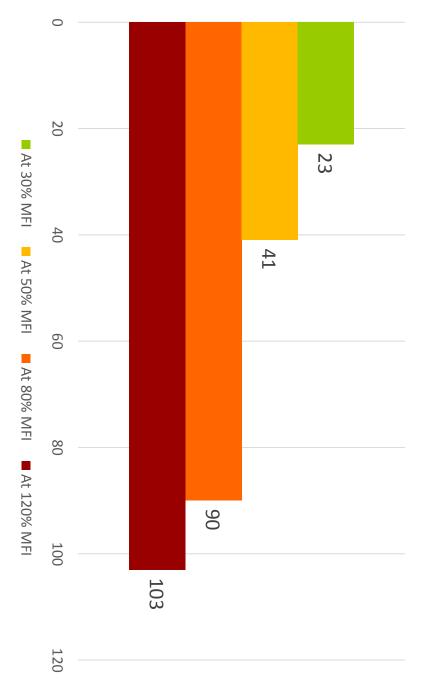
Mismatch of Units and Renters by Affordability, 2015

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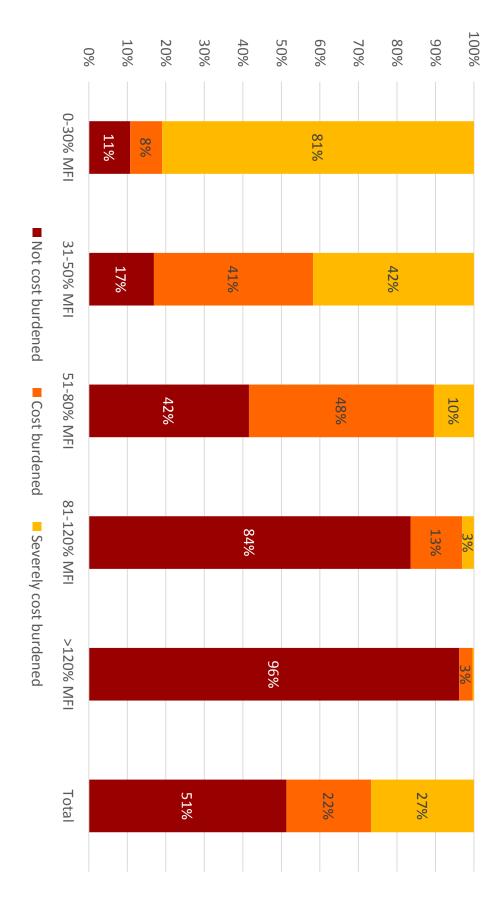


Availability of Affordable Rental Homes

Affordable and Available Rental Homes per 100 Renter Households, 2015

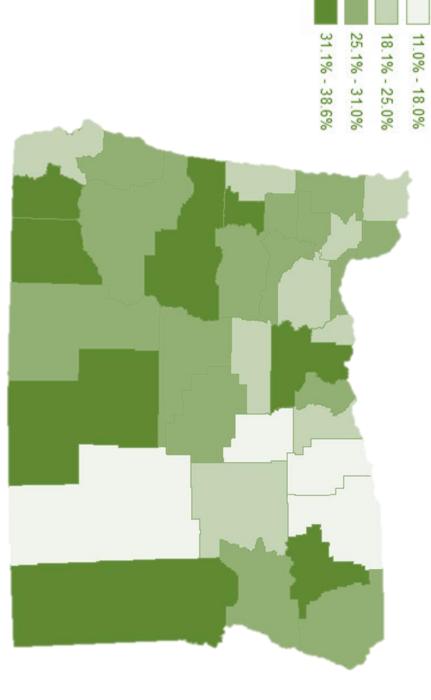


Rent Burden, 2015



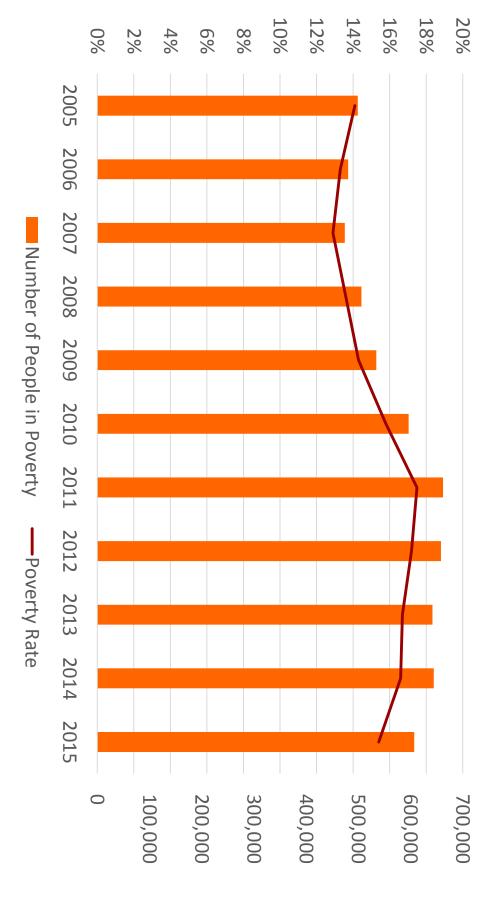
Rent Burden

Percent of Renters with Severe Rent Burdens (50%+)

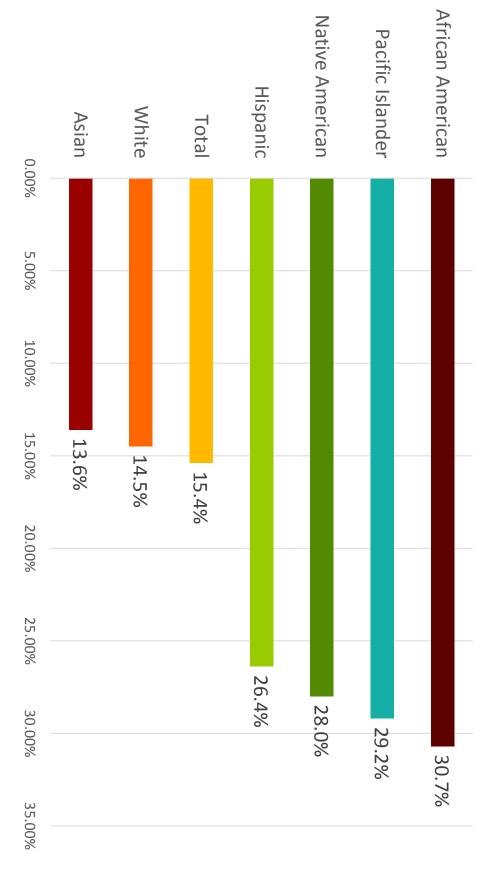


150,000 renter households are currently "severely rent burdened", meaning they spend more than half of their income on housing.

Poverty in Oregon, 2005-2015



Poverty Rates, by Race and Ethnicity, 2015



Homelessness

Homelessness by Household Type, 2017

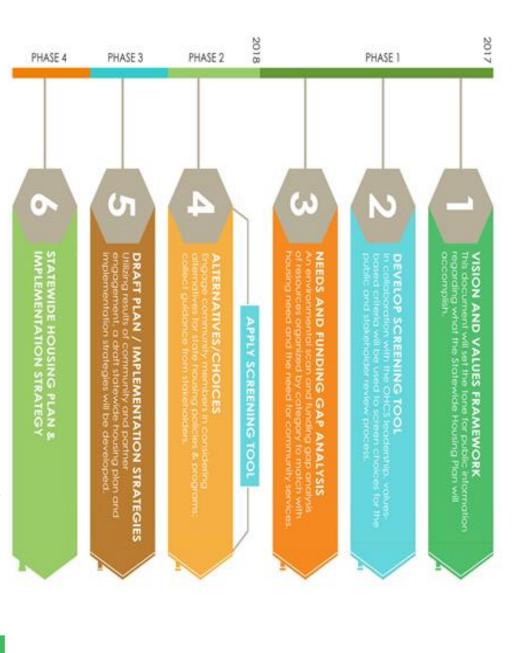


The Process

using the following principles: The Statewide Housing Plan will be developed

- Equity
- Collaboration
- Compassion
- Effectiveness
- Innovation

The Plan Development Process

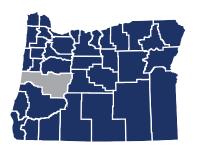


Next Steps

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2017

- Consider developing supportive housing needs statement with Project Team
- Launch outreach and review data with partners
- Complete Environmental Scan and Gap Analysis
- Engage community members in considering investment alternatives
- **Draft Statewide Housing Plan**



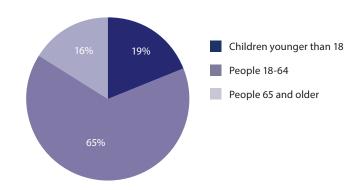
Lane County

Lane County 125 E 8th Avenue, Eugene, OR 97401 Tel: (541) 682-3798 Fax: (541) 682-3760 www.lanecounty.org

County Population	
Total Population (2009-2013)	353,382
# Change since 2000	30,423
% Change since 2000	8.6%

Poverty Rates (2009-2013)	Lane County	Oregon	United States
Total Population	69,183	614,778	46,663,433
Percent in Poverty	20.0%	16.2%	15.4%

Population by Age (2009-2013)



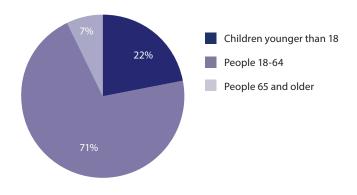


Poverty Population Characteristics

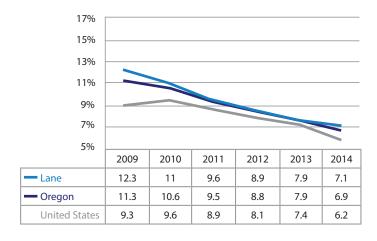
Poverty Rates by Age (2009-2013)	% in Poverty	% of People in Poverty	% of Total Population
Total Population	20.0%	-	-
Children younger than 18	22.1%	21.6%	19.6%
People 18-64	22.1%	71.5%	64.7%
People 65 and older	8.8%	6.9%	15.8%
Poverty Rates by	% in	% of Families	% of Total
Family (2009-2013)	Poverty	in Poverty	Families
Family (2009-2013) All Families	Poverty 12.1%	in Poverty -	Families -
	<u> </u>	in Poverty - 72.3%	+ 42.9%
All Families Families w/ children	12.1%	-	-

Poverty Rates by Race/ Ethnicity (2009-2013)	% in Poverty	% of People in Poverty	% of Total Population
Total Population	20.0%	-	-
White	18.9%	83.9%	88.9%
Black	33.5%	1.5%	0.9%
American Indian	24.7%	1.3%	1.1%
Asian	36.9%	4.4%	2.4%
Pacific Islander	28.7%	0.3%	0.2%
Other	25.9%	2.9%	2.2%
Mixed (2 or more races)	26.4%	5.7%	4.3%
Hispanic Origin	25.7%	9.8%	7.6%

Poverty by Age (2009-2013)



Unemployment Rates, 2009-2014





Lane County Services	2009	2010	2011	2012	2013
Units funded by OHCS	97	122	122	91	162
OHCS funding for affordable housing	\$6,815,302	\$3,640,000	\$6,105,739	\$2,644,000	\$4,936,350
Households receiving energy assistance - #	11,231	9,308	9,015	7,728	7,368
Disconnects prevented - #	3,380	2,985	2,240	2,048	2,123
Restored utility - #	113	67	71	67	76
Household income for energy assistance - avg \$	\$13,972	\$14,263	\$14,318	\$13,839	\$14,006
Students eligible for free/reduced lunch - #	19,888	22,268	23,103	23,393	24,391
Students eligible for free/reduced lunch - %	43%	49%	52%	52%	55%

Food Stamps and Temporary Assistance

Lane County Services	December 2011	December 2012	December 2013
Population Receiving Food Stamps %	22.9%	22.9%	22.4%
Population Receiving TANF %	2.0%	2.2%	2.1%



Household Income and Housing Burden

Lane County	Oregon	United States
	· ·	\$53,046
		\$32,212
,	•	\$67,062
	•	116,444,395
34.1%	31.8%	31.1%
22.7%	22.9%	21.1%
\$12,788	\$15,011	\$15,914
18,490	176,505	15,151,390
14,035	139,558	11,434,125
75.9%	79.1%	75.5%
\$21,314	\$25,018	\$26,523
16,585	173,495	13,825,610
12,235	131,141	9,531,170
73.8%	75.6%	68.9%
\$34,102	\$40,029	\$42,437
24,570	258,060	19,090,870
14,245	134,066	8,787,035
58.0%	52.0%	46.0%
	22.7% \$12,788 18,490 14,035 75.9% \$21,314 16,585 12,235 73.8% \$34,102 24,570 14,245	\$42,628 \$50,036 \$26,529 \$30,993 \$58,951 \$65,076 145,475 1,512,705 34.1% 31.8% 22.7% 22.9% \$12,788 \$15,011 18,490 176,505 14,035 139,558 75.9% 79.1% \$21,314 \$25,018 16,585 173,495 12,235 131,141 73.8% 75.6% \$34,102 \$40,029 24,570 258,060 14,245 134,066



Lane County Point-in-Time Count 2015			
Total Homeless Households	1,292		
Total Homeless Persons	1,473		
Total Sheltered Homeless	757		
Total Unsheltered Homeless	716		
Chronically Homeless Persons	697		
Homeless Veterans	210		
Chronically Homeless Veterans	121		

ALICE IN LANE COUNTY

2014 Point-in-Time Data

Population: 358,337 | **Number of Households:** 145,732 **Median Household Income:** \$44,877 (state average: \$51,075)

Unemployment Rate: 7.5% (state average: 7.8%)

ALICE Households: 24% (state average: 24%); Poverty Households: 18% (state average: 15%)

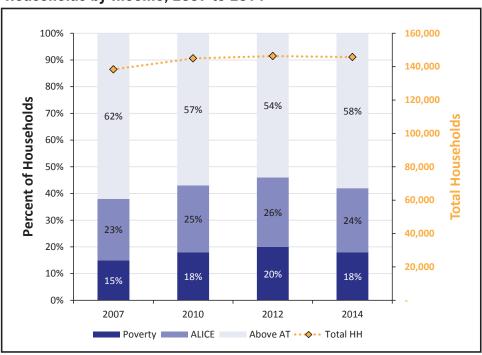
How many households are struggling?

ALICE is an acronym for Asset Limited, Income Constrained, Employed – households that earn more than the Federal Poverty Level, but less than the basic cost of living for the county (the ALICE Threshold, or AT). Combined, the number of poverty and ALICE households equals the total population struggling to afford basic needs. The number of households below the ALICE Threshold changes over time; households move in and out of poverty and ALICE as circumstances improve or worsen. The Great Recession, from 2007 to 2010, caused hardship for many families. Conditions started to improve in 2010 and 2012 for some, but not for all.

What does it cost to afford the basic necessities?

The bare-minimum Household Survival Budget does not include any savings, leaving a household vulnerable to unexpected expenses. ALICE households typically earn above the Federal Poverty Level of \$11,670 for a single adult and \$23,850 for a family of four, but less than the Household Survival Budget.

Households by Income, 2007 to 2014



Household Survival Budget, Lane County			
	SINGLE ADULT	2 ADULTS, 1 INFANT, 1 PRESCHOOLER	
Monthly Costs			
Housing	\$496	\$834	
Child Care	\$-	\$1,060	
Food	\$197	\$595	
Transportation	\$346	\$693	
Health Care	\$135	\$535	
Miscellaneous	\$146	\$439	
Taxes	\$281	\$670	
Monthly Total	\$1,601	\$4,826	
ANNUAL TOTAL	\$19,212	\$57,912	
Hourly Wage	\$9.61	\$28.96	

Sources: 2014 Point-in-Time Data: American Community Survey. ALICE Demographics: American Community Survey; the ALICE Threshold. Budget: U.S. Department of Housing and Urban Development (HUD); U.S. Department of Agriculture (USDA); Bureau of Labor Statistics (BLS); Internal Revenue Service (IRS); Oregon Legislative Review Office; Oregon Department of Human Service.

STEP Program (formerly known as SNAP 50/50)

Lane County Human Services has offered workforce services through its myriad of programs for decades. We have spent the past few years on the development of initiatives, such as FUSE (Frequent User System Engagement) and Project 250, to better align our service delivery system with that of our partner organizations. During Program Year (PY) 2016/2017 Lane County began the alignment of workforce services with our housing services. The Self-Sufficiency Training and Employment Program (STEP) (formerly known as SNAP 50/50) has been instrumental with helping to fill the gap to meet the employment needs of some of our most vulnerable populations.

Currently, the provision of workforce services targeted to unstably housed and homeless persons at the WorkSource Lane center are very limited. This population has barriers to stable employment and most often do not make it to WorkSource Lane to take advantage of Employment and Training services. With the infusion of Lane County's STEP staff at the WorkSource Lane Center, this is just beginning to change and have positive impacts on those we are serving. This population often has difficulty with employment retention that would provide for more stable income. As low-income people acquire stable income, they seek out and can maintain stable housing. The quality of life of participants improves as the problems related to homelessness, untreated health issues, and poverty decrease. By exposing this population to the services available through the STEP program at the WorkSource Center, we can not only help with this stabilization, but to also demonstrate the variety of workforce services available to help this population advance their employment into increased hours of employment and earnings.

Since October 2016, Lane County H&HS has served nearly 100 people in our STEP program. Services range from helping with bus passes and gas cards for transportation assistance, purchasing tools and clothing needed for employment, to assisting people with navigating housing and other needed services. The staff spend a considerable amount of time in providing career counseling and coaching services. Many of the customers we serve are homeless or at risk of losing their housing. It is difficult for people to focus on employment when they are not able to stabilize their basic needs.

To help resolve this, Lane County H&HS is dedicating Emergency Housing Act (EHA) funds to the STEP program. STEP participants who meet the eligibility for EHA will be dual enrolled in both programs. The primary service these participants will receive is employment and training services designed to help stabilize their income, which stabilizes their housing. For those who are at risk of losing their housing, the EHA funds will be used to help pay rent and energy assistance. Our goal is to reduce homelessness through the alignment of the STEP employment and training services with Lane County housing services.