



SOUTHERN MARYLAND

**Calvert County
Charles County
St. Mary's County**

**Homelessness and Housing Insecurity
by the Numbers**

Nightly Homelessness



Unsheltered: 129 total

Calvert County: 28

Charles County: 95

St. Mary's County: 6



Emergency Shelter: 178 total

Calvert County: 22

Charles County: 110

St. Mary's County: 46



Transitional Housing: 15 total

Charles County: 15



MARYLAND
BALANCE OF STATE
CONTINUUM OF CARE

January 25, 2023*

Southern MD

Point in Time Count

**2024 data in progress*



Calvert - Charles - St. Mary's

Local Homelessness Coalition

Dedicated to ending homelessness.

Where Are People Sleeping in Southern MD?



49%

UNSHELTERED LOCATIONS:
Individuals who are sleeping in places not meant for human habitation, including cars, vacant lots and buildings, under bridges or in the woods.

EMERGENCY SHELTER:
Emergency Shelters are intended to serve as a temporary shelter for crisis intervention.

55%



5%

TRANSITIONAL HOUSING:
Transitional Housing programs provide time-limited rental assistance and supportive services geared towards self-sufficiency and independence.

Who Is Homeless in Southern Maryland?



Female
43%



Black/African American
63%



Children Under 18
22%



Chronically Homeless
20%



Veterans
3%

Male
56%

White
31%

Older Adults (55+)
27%

Adult Survivor of DV
BoS: 8%

Mental Health/Substance Use
18%



Southern MD Total Served in FY2023

Emergency Shelter

Total Served: 629

Households/Families: 346

Adults: 396

Children: 233

Chronically Homeless
Individuals: 79

Exits to Permanent Housing:
55%

Transitional Housing

Total Served: 28

Households/Families: 25

Adults: 25

Children: 3

Chronically Homeless
Individuals: 8

Exits to Permanent Housing:
44%

Rapid Rehousing

Total Served: 279

Households/Families: 137

Adults: 174

Children: 105

Chronically Homeless
Individuals: 21

Exits to Permanent Housing:
95%

Permanent Supportive Housing

Total Served: 311

Households/Families: 143

Adults: 204

Children: 107

Chronically Homeless
Individuals: 126

Exits to / Retention of
Permanent Housing: 96%

Housing Insecurity in Southern MD

Eviction Rates

17% of Southern Maryland renters receive an eviction filing each year

4,821 households

Wage & Housing Gap*

Southern MD families must work **2.7** full time jobs at current minimum wage to afford a 2-bedroom unit

\$35.35 is the hourly wage needed to afford a 2-bedroom unit with one job

Affordable Housing Shortage[^]

42% of Southern MD renters are spending more than 30% of their income on rent
12,835 households

20% of Southern MD renters are spending more than 50% of their income on rent
6,095 households

Maryland has a shortage of **96,000** affordable housing units statewide



*National Low Income Housing Coalition, Out of Reach 2023 Report
[^]HUD Comprehensive Housing Affordability Strategy (CHAS), 2021



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Unique Challenges in Southern MD

Affordability

Lack of Adequate Shelter

Community Integration

Limited Government Funding

Housing Discrimination

Housing for Veterans

Collaboration

Structural Barriers

Education & Community Engagement



Promising Practices for Southern MD

Local Coordination

Resource Sharing

Mobile Outreach

Advocacy

State Partnerships

New Moore-Miller State Plan

1. Ending Child Poverty in the State of Maryland
2. Setting Maryland's Students Up for Success
3. Creating an Equitable, Robust, and Competitive Economy
4. Connecting Marylanders to Jobs
5. Creating Safer Communities
6. Making the State of Maryland a Desirable and Affordable Home for All Residents
7. Advancing Infrastructure to Better Connect All Marylanders to Opportunities and Each Other
8. Ensuring World-Class Health Systems for All Marylanders
9. Making Maryland a Leader in Clean Energy and the Greenest State in the Country
10. Making Maryland a State of Service

Key Indicators & Goals:
Reducing Homelessness
Increasing Affordable Housing



Governor's 2024 Legislation

The ENOUGH Act (SB 482/HB 4601) is a first-in-the-nation state-level effort to end concentrated poverty. For too long, communities in Maryland have experienced multi-generational poverty and its consequences—which include higher rates of crime, fewer educational and economic opportunities, and decaying housing. Through place-based interventions in select communities across the state, the ENOUGH initiative will give communities the support and resources they need to identify the root causes of poverty in their neighborhoods and begin to address them. Because poverty does not look the same in every neighborhood, ENOUGH communities will work with community organizations, non-profits, anchor institutions, and other key community members to build a locally-focused plan of action for addressing poverty. Governor Moore has set aside \$15 million in this year's budget to fund the initiative in its first year.



Governor's 2024 Legislation

The Housing Expansion and Affordability Act (SB 484/HB 538) seeks to directly address Maryland's housing supply and affordability crisis to lower costs and expand economic opportunity for Marylanders across the state. This legislation will incentivize the construction of highly targeted new housing by removing barriers to development that have contributed to the current supply shortage. The bill also seeks to modernize land use law and expedite and simplify approval for transit-oriented development, development on former state-owned complexes, and housing development by 501(c)(3) organizations if certain affordability requirements are met, in addition to incentivizing development projects by allowing for greater density when certain conditions are met.

The Housing and Community Development Financing Act (SB 483/HB 599) focuses on strengthening state financing tools for housing construction and community development investments. The bill seeks to establish the Maryland Community Investment Corporation as a state Community Development Entity, which will unlock the ability to compete for tens of millions in federal funding through the New Market Tax Credit program. Upon award of federal funds, the Maryland Community Investment Corporation will make investments in low-income communities and community development projects across the state. The legislation also seeks to strengthen the Strategic Demolition and Smart Growth Impact Fund by allowing for debt payments and credit enhancements to be covered for qualified projects—in all, creating new tools for community and economic development in high-need communities.



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Governor's 2024 Legislation

The Renter's Rights Stabilization Act (SB 481/HB 4517) addresses the immediate needs of renters who are experiencing housing instability. This omnibus bill seeks to 1) establish an Office of Tenant Rights in the Department of Housing and Community Development responsible for providing renters with information about their rights under law and creating a tenant's bill of rights; 2) address the high eviction filing rate in the nation by increasing the eviction filing fee and preventing it from being passed on to renters; 3) reduce the allowable security deposit from two months rent to one month; 4) create a powerful new pathway to homeownership by creating a statewide right of first refusal, allowing renters the right to purchase their home if being sold; 5) modify the state's new rental voucher program to provide prioritization of vouchers for families with children under the age of five and for pregnant women.



Federal Opportunities & Successes

HUD & HHS Housing and Services Partnership Accelerator

Maryland selected as one of 9 states to receive federal TA on expanding Medicaid to cover the following services for elderly and disabled individuals who are homeless or at-risk of homelessness:

- Home accessibility modifications
- One-time community transition costs (up to 6 months of financial assistance and services)
- Housing and tenancy-based case management

Governor Moore allocated over \$5m in FY25 budget to expand existing Medicaid pilot for housing case management for people with disabilities experiencing homelessness, which will enable more jurisdictions to participate.

Expanding Medicaid will facilitate increased permanent supportive housing across the state and new resources to prevent households from becoming homeless.



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Federal Opportunities & Successes

FFY2023 HUD Continuum of Care Funding Competition

- Maryland received overall increase in CoC funding of 11%
- Balance of State CoC, which includes Southern MD, received overall increase of 18%
- New Balance of State CoC projects include permanent supportive housing, joint transitional and rapid re-housing, and funding to support development and staffing of domestic violence services related to Coordinated Entry

Maryland DHCD has pending applications for:

- *HUD Youth Homelessness Systems Improvement Grant*
 - Proposes to use funding to create a statewide strategy and framework for preventing and ending youth homelessness – all Maryland youth-serving agencies and Governor's office supporting application
- *HUD Older Adult Home Modification Program Grant*
 - Provides home accessibility modifications, occupational therapy, and nursing to low-income seniors at risk of homelessness or entering an institutional setting