



Issue 2022.2

“Communication leads to community.”

Landlord Newsletter

2022: A Year of Growth in Affordable Housing

As the year comes to a close, it's a good time to look back and reflect on where the year took us. Most recently, Mother Nature took us on a ride with a series of earthquakes starting in the early morning hours of December 20, 2022. While most households and businesses are getting back to normal, there are handfuls who were rendered homeless by no fault of their own, and who will likely be looking for temporary/long-term housing while they sort out the effects of the earthquakes. If you have available space, now might be the time to make someone's end of year miracle come true, by making it known that rentals are available, even in this tough market.

Our county has several affordable housing projects in process, thanks to increased state and federal funding and the supportive agencies here who don't just acknowledge a need, but also work effortlessly to add to our housing stock.

- Eureka 7th & Myrtle – This 36-unit affordable housing project by Danco acknowledges the need for more affordable senior housing locally. Scheduled to open 2023, the housing authority will attach vouchers to 35 units, subsidizing them to help maintain long-term affordability for tenants.
- HomeKey 2 Projects in Valley West, Arcata – Arcata House Partnership opened The Grove at the beginning of December 2022. This project consists of 60 hotel units converted to permanent supportive affordable housing. Danco will be converting another motel, scheduled to open Spring 2023 and adding another 78 units. Residents are referred to the owners through the Coordinated Entry System.
- Ke-Mey-Ek Place – At the north end of Eureka are 18 units of affordable housing, a collaboration between Arcata House Partnership and the Yurok Indian Housing Authority using Homekey 1 grant funding to bring more affordable housing to our community, paired with supportive services for residents.
- Sorrel Place – 44-unit multifamily residential property with 1-, 2-, and 3-bedroom units, developed by Danco. This property opened in 2021, and in 2022 the Housing Authority contracted to assist the five extremely-low-income units in this property. Applications for these five units are available at the Housing Authority.
- Providence Mother Bernard (Eureka) House – Providence Washington is converting the former Humboldt Inn to 42 units of permanent housing. Additionally, an on-site office and community space as well as 6 units for recuperative care are being constructed. Supportive services will be available to all tenants, and the housing authority will be assisting the 42 units to ensure they are deeply affordable. Scheduled to open 2023.

Our mission statement: *The mission of the Housing Authority of the County of Humboldt is to assist low-income families with safe, decent, and affordable housing opportunities as they strive to achieve self-sufficiency and improve the quality of their lives. The Housing Authority is committed to operating in an efficient, ethical, and professional manner, and treating all clients with dignity and respect. The Housing Authority will create and maintain partnerships with its clients and appropriate community agencies in order to accomplish this mission.*

Housing Authority of the County of Humboldt Voucher Programs

We have added new and grown existing voucher programs over the past couple years. Below is a list and descriptions of our various programs.

HCV (“Section 8”) – The HCV program has an open waitlist, and anyone may apply. After a preliminary screening to determine initial eligibility, applicants will be put on the wait list. Vouchers may be “ported” to other jurisdictions for out-of-county use.

Mainstream – Eligible families must have at least one adult member of the household who is disabled and non-elderly (between 18-61). Voucher recipients are selected one of two ways: they may be pulled from our regular HCV waitlist or referred by a local Continuum of Care (CoC) participating agency.

VASH – Veterans are screened by calling CalVET, Nation’s Finest, or HUD-VASH to determine eligibility. HUD-VASH caseworkers prioritize qualified applicants, who are referred to the Housing Authority for further screening, then issued a voucher if they meet program requirements. VASH clients are provided ongoing supportive services from their HUD-VASH caseworker while they are assisted.

EHV – Emergency Housing Vouchers are issued only by referral from the CoC or from HDVS. Assistance is specifically for those who are homeless, recently homeless, at risk of homelessness, or fleeing domestic violence, stalking, or sex trafficking. A dedicated caseworker helps voucher recipients find housing, successfully utilize the voucher, and obtain services.

PBV – Vouchers that are project based, instead of tenant based, stay with the unit, ensuring a development will provide affordable rents for up to 20 years. Tenant application is by site-based list or referral, depending on requirements of the location.

While new affordable housing projects are in the works, they still aren’t enough. Our programs rely on landlords, property managers, and your continued support of our community through these assistance programs.

Do you have available rentals, or units that will soon be vacant? We can help publicize vacant units and answer any questions you have about our programs, even if you’ve been with us for years already. Please feel free to call Housing Advocate Jennifer Toole for information about our voucher programs (707.443.4583 x217).

General & Contact Information

Our lobby is open 10 a.m. to 3 p.m. Tuesdays, Wednesdays, and Thursdays. Business hours are weekly Monday-Thursday, 9:00-4:30, and Fridays alternating 9:00-4:30 and closed.

Please call our main line during business hours at (707) 443-4583 x210 if you need assistance.

Address: 735 West Everding Street
Eureka, CA 95503

We have a payment drop box by our front door for easy submission of any amounts payable.

Call our main line at (707) 443-4583, then:
Caseworkers are based on tenant last name:
Davina (A-Gr)..... x216
Kristi (Gu-Pr)..... x227
Ana (Pu-Z)..... x233
Mandee for EHV program x231
Stephanie for accounting..... x221
Housing Advocate Jennifer..... x217

Front desk for all other questions regarding Housing Authority services..... x210

Active Vouchers 2022



The housing authority has actively pursued growth in 2022, assisting 898 households at 1/1/2022, and finishing the year assisting 960 households as of 12/1/2022, a 7% increase.

While unit utilization of our 1,586 vouchers rests around 60%, we use over 100% of our monthly funding from HUD to assist renters, drawing on HUD-held reserves for the excess.

Unit and Dollar Utilization 2022

