



## **Talking Points for the Shared Housing Option with Clients**

### **Housing in Southern Nevada**

- Southern Nevada has only 15 affordable housing units for every 100 extremely low-income households. A shared housing model is one of the most efficient and proven ways to increase affordable housing inventory. Thirty percent of the US lives in a shared housing situation.

### **What is the Shared Housing Option?**

- Shared Housing is when two or more individuals share a home or apartment.

### **Benefits of Shared Housing Option**

- Utilizing the Shared Housing Option can help you increase your budget by approximately 50%, depending on how many housemates you have.
- Increasing the options for neighborhoods a client can afford to live in and/or the amenities they can afford.
- Having a built-in support system reduces isolation and the ability to sustain affordable housing when rent increases or when rental assistance subsidies.

### **Shared Housing Option Information**

- ✓ Everyone has their own lease.
- ✓ Shared Housing lasts for at least the duration of the lease. After the lease is up, you can choose to leave for your own place or stay long-term with your housemate.
- ✓ The clients do not have to find their potential housemates: The Shared Housing Coordinator will provide compatible matches for the client.
- ✓ Most clients will have their own bedroom as most funding sources require separate bedrooms (only specific programs will have housemates share bedrooms- please check with your manager if you are unsure of your program rules).
- ✓ Everyone participating in the Shared Housing Option will create a housemate agreement that outlines responsibilities of utilities, specific common area rules and deal breakers.

### **Keep the Shared Housing Option conversation realistic to support the client's goals.**

- ✓ What are your current housing goals?
- ✓ How can we best support your quickest path out of homelessness?
- ✓ Are you aware of the housing market rent increase in Clark County?
- ✓ What type of housing do you think you can afford?
- ✓ What could you achieve if you were housed sooner?

### **Reality Testing:** (Help keep the client-centered on the truth about their income.)

- ✓ Determine income level and ask about fluctuations and other variables.
- ✓ Recommend the client work with the lowest end of projected income and confirm other expenses that may exist (loans, medical bills, etc.)
- ✓ Identify if there are opportunities to modify expenses.