



# Development Centers, Inc

## Housing Programs

### Omega Program

Omega is supportive housing program for homeless individuals and families that meet ACT criteria. The Omega program is a collaborative between DCI and COTS. COTS provide the housing and DCI provides the services via the ACT Omega team. The Omega program works with families and individuals.

### Shelter Plus I

Shelter Plus I is a subsidized, supportive, scattered site-housing program for consumers that are homeless and have a Mental Health disability. Consumers pay 30% of their income for rent. Consumers in S+C I can be in any level of services ACT, AOP, Case Management depending on the consumer's individual needs.

Consumers in this program can also move from one level of service to another according to their needs. This program works with both individuals and families. **This program is best for consumers and families that need rapid placement with flexible services.**

### Shelter Plus II

Shelter Plus II is a subsidized, supportive, scattered site-housing program for chronically homeless consumers with a Mental Health disability. Chronic homelessness is evidenced by at least 4 episodes of homelessness over the past 3 years. Consumers pay 30% of their income for rent. Consumers in S+C I can be in any level of services ACT, AOP, Case Management depending on the consumer's individual needs. Consumers in this program can also move from one level of service to another according to their needs. This program works with single individuals.

Income is not a factor in this program. An individual may be placed then we will work to obtain benefits or employment. **This program is best for adult consumers that need rapid placement with flexible services.**

## **Tax Credit Programs**

### **Hope Park Homes**

Hope Park Homes is a tax credit project for a limited number of low-income families who receive services at DCI. The household income must be below 30% of median income for Wayne County. Families must meet special need criteria the person signing the lease must have a mental health disability. Families referred to this program get to live in a new 3 or 4 bedroom home in the Brightmoor area. Families must be able to meet the responsibilities of residing in a new home including lawn care, prompt reporting of problems and the ability to interact with multiple staff.

Intact families including husband, wife and minor children may reside in this program.

### **Rouge Woods Apartments**

Rouge Woods Apartments is a Supportive housing tax credit project for low-income homeless, individuals with disabilities. The household income must be below 30% of median income for Wayne County. Tenants that live in Rouge Woods apartments have access to an onsite computer with Internet access, fitness center, geo thermal heating, and a state of the art security system. **Individuals referred to this program must have an income. This program is best for high functioning individuals in supported employment or AOP.**

### **Housing Choice Voucher HCV**

DCI also has access o the HCV (formerly known as Section 8) is subsidized, scattered site housing for low-income individuals or families. There is a homeless preference waiting list for HCV that is significantly shorter than the old section 8 list. To meet the homeless preference consumers must have had a history of homelessness and a Mental Health disability. Consumers in this program can move from one level of service to another according to their needs. This program works with both individuals and families. **HCV is best for individuals or families that have been successful in our other housing programs over the past several years, no longer require the same level of housing service, and have an excellent rent payment history.**