

# WHAT YOU SHOULD KNOW

about Kansas' housing shortage and economic growth

## Kansas' housing shortage is holding back our economic growth.

**We are all on the same housing continuum**, whether we are in our forever home, struggling to find an apartment, or currently unhoused. Stable housing that fits our stages of life is our ideal destination. Kansas has an acute housing shortage, especially in attainable and workforce housing; it is holding back our economic growth and leaving more Kansans in homelessness.



**43%** of Kansas Renters and

**23%** of homeowners with a mortgage



*Spend 30% or More of their Income on Housing.*

Source: U.S. Census Bureau American Community Survey 5-year 2021 estimates

## Homelessness is temporary and solvable.

Kansas has gaps in its housing continuum, but we can make cost-effective investments. By building and maintaining housing where Kansans need it, acting upstream to keep Kansans housed, and providing housing with supports, we can build a future where homelessness is a rare and brief occurrence rather than a chronic, costly issue.

Chronic homelessness costs **\$35,578** per person/year for emergency responders, medical services, and law enforcement.



Housing with supports costs an average of **\$12,800** per person/year.

Source: [www.endhomelessness.org](http://www.endhomelessness.org)

## Jobs and homes go hand-in hand.

Filling gaps in our housing continuum ensures sustainable economic growth. To continue economic growth, all Kansans, from those with disabilities to public servants to retirees, must have a secure place to call home in our community. Then we can focus on employment, personal growth, and education, leading to a stronger, more vibrant, and inclusive community.

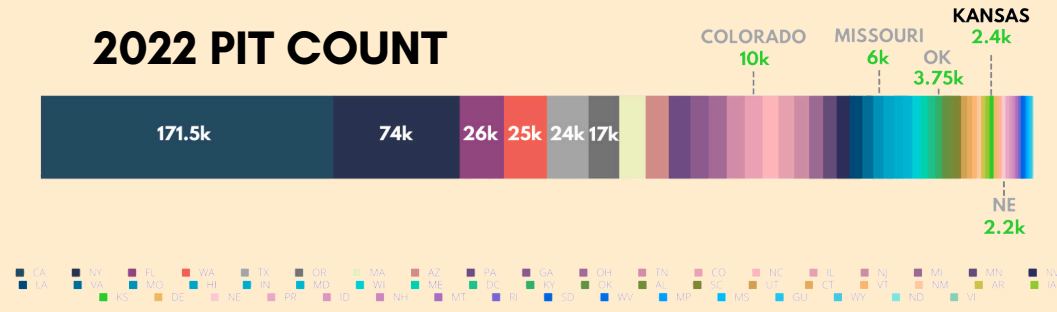
### The Housing Continuum



Source: [https://www.engagemuskoka.ca/muskoka-housing-task-force/news\\_feed/muskoka-housing-task-force-101-the-housing-continuum](https://www.engagemuskoka.ca/muskoka-housing-task-force/news_feed/muskoka-housing-task-force-101-the-housing-continuum)

**According to the Point-In-Time (PIT) Count, the national, annual one-night count of homelessness, Kansas represents just 0.40% of homelessness in the United States. 2024 PIT data shows about a 6% increase in homelessness, but Kansas homelessness remains solvable if we act now.**

## 2022 PIT COUNT



**TOTAL 582,462**

### Kansas can effectively address housing security and end homelessness through a three-pronged response:

#### Incentivize development and retention of attainable housing where Kansans need it.

- Like Montana, support responsive housing development by reducing regulatory burdens and increasing individual property rights, like allowing accessory dwelling units (ADUs).
  - Repeal KSA 12-16,120, which prohibits local governments from requiring affordable housing in developments.
- Like other midwestern states, maintain the Affordable Housing Tax Credit (AHTC) - a state match to federal low-income housing tax credit (LIHTC), which resulted in >400% increase in new units in Kansas in 2023.
- Like Arizona and Nebraska, provide state revenue for the state Housing Trust Fund to support maintenance and weatherization of existing housing; much of Kansas' housing is 60+ years old.

FOR FURTHER INFORMATION,  
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#### Act upstream to prevent vulnerable Kansans from losing housing.

- Ensure Kansans remain housed by reducing the property tax burden for cost-burdened renters, seniors, and disabled individuals; rapidly increasing home values have created significant financial burdens. Expand the Homestead Act to include renters.
- Keep Kansas dollars in Kansas. Protect Kansans and local property owners from out-of-state firms purchasing homes and using pricing algorithms to increase rent. Repeal KSA 12-16, 138 to allow localities to require rental registration, fees, interior inspections, and require local representatives and fee transparency.
- Expand the State Housing Trust Fund's strategic rental assistance and tax sale relief to keep Kansans housed.
- Like Utah, ensure Kansans can use existing supports: provide property owner incentives for participation in housing choice voucher (HCV - previously "Section 8") and prohibit discrimination on the basis of income.

#### Invest in critical services plus housing supports to ensure homeless Kansans stabilize.

- Reinstating the Kansas Interagency Council on Homelessness to promote greater partnership between all state agencies, providers, and Continuum of Care (CoC) programs.
- Support statewide data and outcomes management: provide state matching funds for federal homelessness funding *conditioned* on participation in consistent data collection and outcomes through the Homeless Management Information Systems. State cost for 25% matching would be \$3-3.5M.
- Address underlying contributors to homelessness by increasing investment in mental and behavioral health, such as Supportive Housing Funds (SHF), Options Housing, Projects for Assistance in Transition of Homelessness (PATH), and SSI/SSDI Outreach, Access and Recovery Services (SOAR) and allowing PATH and SOAR for non-CMHC providers to ensure rural Kansans access.