



**Housing Action Team  
Sioux Falls Housing Trust Fund Preliminary Overview  
November 2022**

**What is Sioux Falls Thrive?**

Sioux Falls' quality of life and economic vitality depend on youth achieving their highest potential. Yet one-third of our school-age children face disadvantages that make educational and career achievement difficult if not impossible. Thrive-facilitated collaboration harnesses a full spectrum of community leadership through Action Teams to realign existing resources, remove obstacles to student success, and foster opportunity for all children, from cradle to career.

**What is the Housing Action Team?**

This team of volunteers works on addressing the housing needs of families with children. In order to thrive, Sioux Falls residents need access to housing that is both stable and affordable when balanced against other needs.

**What is the problem regarding housing?**

Sioux Falls has a significant housing gap for extremely low-income households. The existing gap amounts to about 4500 units according to the 2021 city housing study update. Due to this gap, the lowest income renters have the highest housing cost burden of any group in the city. Additionally, some of the existing housing is in poor and unsafe condition. This housing gap contributes to more than 1,000 students in the Sioux Falls School District being homeless during any given school year. *Our vision is to have no children living in motels, shelters, or vehicles.*

**What are the Obstacles to Providing Affordable Housing?**

- Community acceptance of the concept of affordable housing and the people who need this housing.
- Difficulty in attracting developers for these projects when profitability is questionable.
- Red tape involved in using State and Federal funds.
- Regulatory and zoning barriers to constructing or rehabbing housing affordably.

**What is Our Proposed Solution?**

The Housing Action Team from Sioux Falls Thrive will work with community stakeholders, including the city, community foundation, developers, and others, to create a community model and address potential sources for the future funding of a Sioux Falls Housing Trust Fund.

A housing trust fund will provide a sustainable source of local funding that supports the development and rehabilitation of quality, affordable housing units for families and individuals living under 30% of the area median income.

**Learn more about Housing Trust Funds from our national partners at The Housing Trust Fund Project:**

<https://housingtrustfundproject.org/> .