

Lisboa, 9-10 December 2013

Fundação Calouste Gulbenkian



INTERNATIONAL CONFERENCE

HOUSING FIRST

Ending Homelessness

Working with Landlords

Teresa Duarte & Paulo Martins

Organized by





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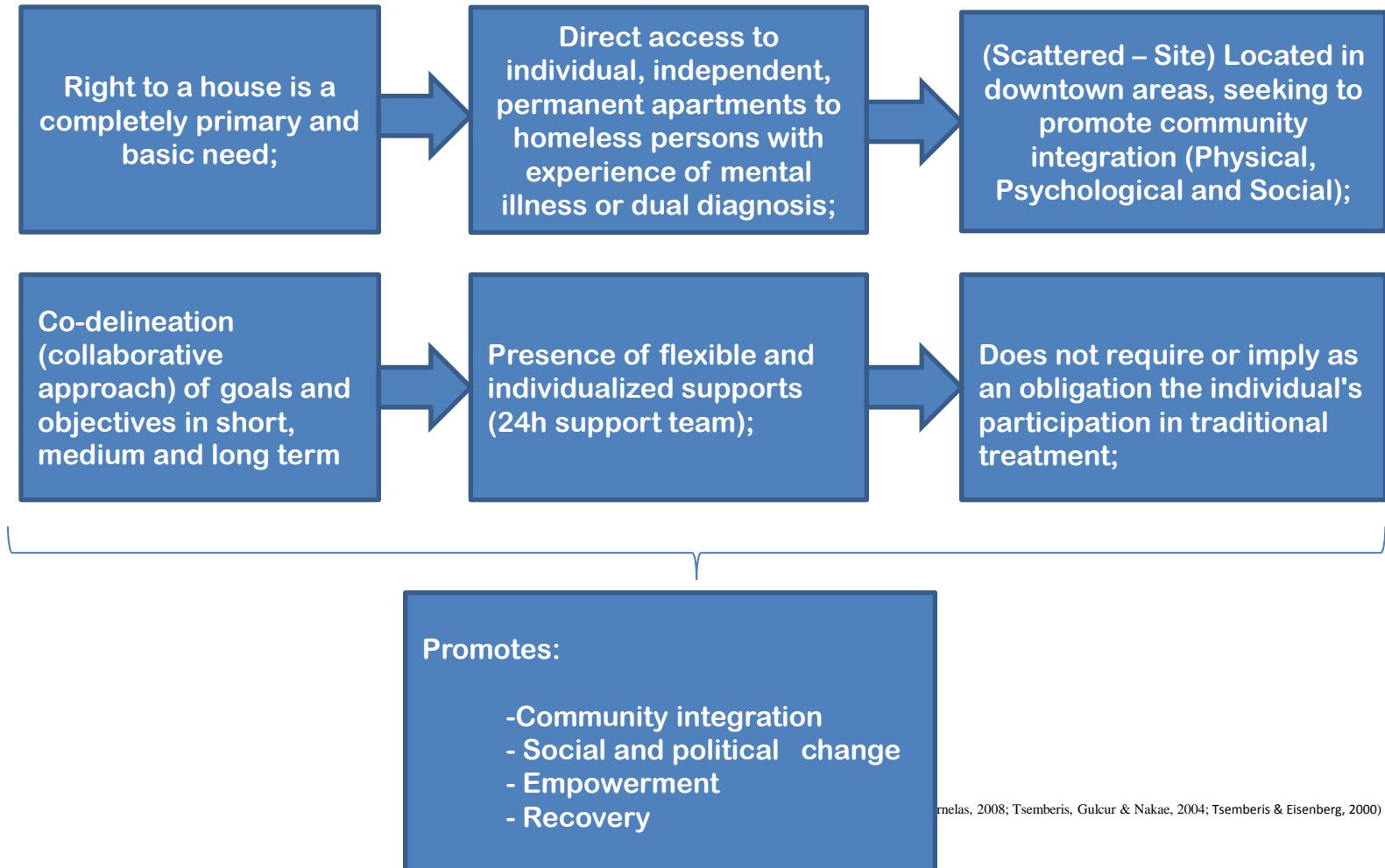
Teresa Duarte

Paulo Martins



2013

Housing First Model (“Casas Primeiro” project)



The Tenants

- **Adults with:**
 - **Homeless experience**
 - **Mental Illness experience/ Dual diagnosis**

Note: Persons who would like to live by their self's in a independent and autonomous way

The Landlords

- Private rental market owners
- Property management companies (e.g. Remax, Era...)
- Small service providers agencies (Housing area)



landlord as natural support

**Active role on social integration
(using their knowledge to introduce the
persons to the local supermarket, bus lines,
coffe shops...)**



**Promotion os psychological integration
(sense of belonging)**



why independent, permanent, scattered - site housing?

Independent

Integrated apartments in the community:

- separated from traditional treatment;
- individual and single housing;
- place of they're own;
- sense of responsibility and citizenship



why independ, permanent, scatterd - site housing?

Permanent

Permanent response:

- Facilitates sense of "*Home*";
- Prevention of homeless situation;
- Natural and integrated response;
- Sistematic and progressive follow-up (facilitates the acomplishment of collaborative goals)



why independent, permanent, scattered - site housing?

Scattered – Site

Localized in central areas:

- varied e diversified community resources
- integrated and effective response
- promotes community integration
- reestablishment of new social bonds and relations
- facilitates contact with better and diverse services (local health care, local library, local social services...)



why independent, permanent, scattered - site housing?

Social Houses

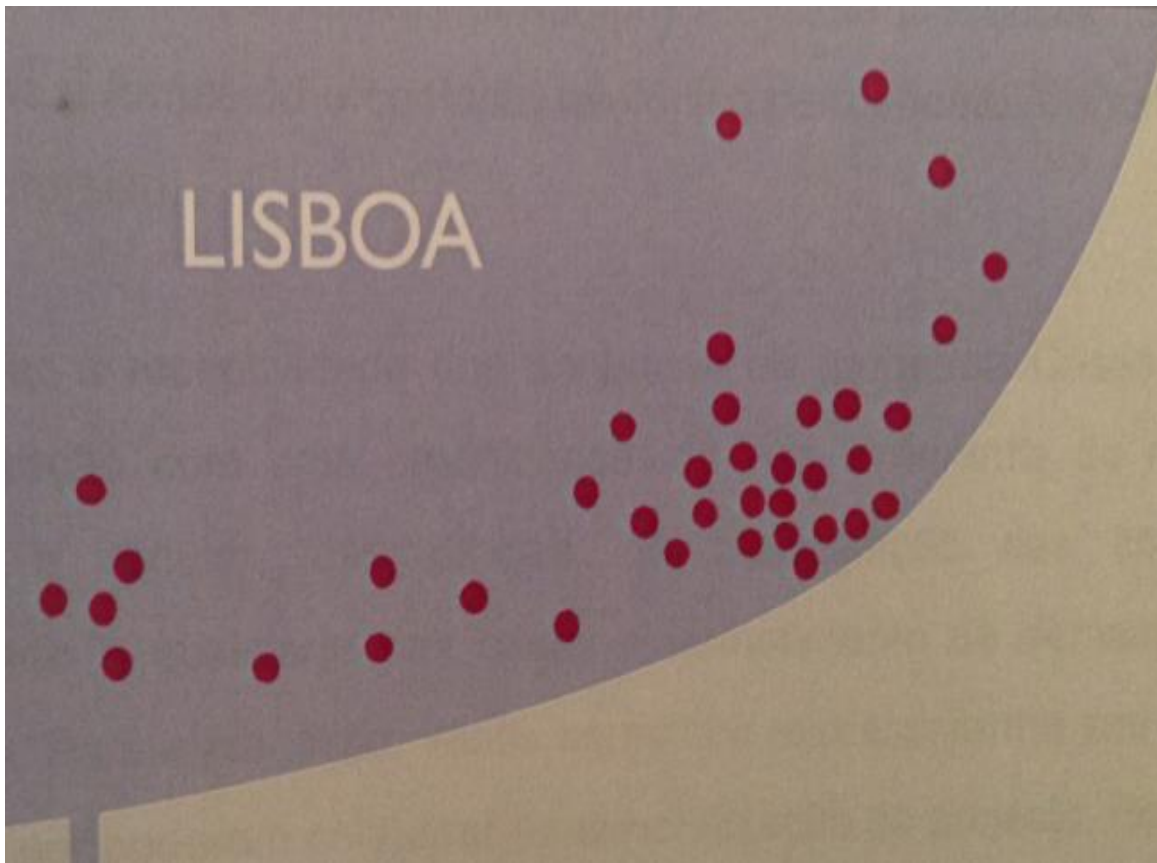


“Casas Primeiro” Houses





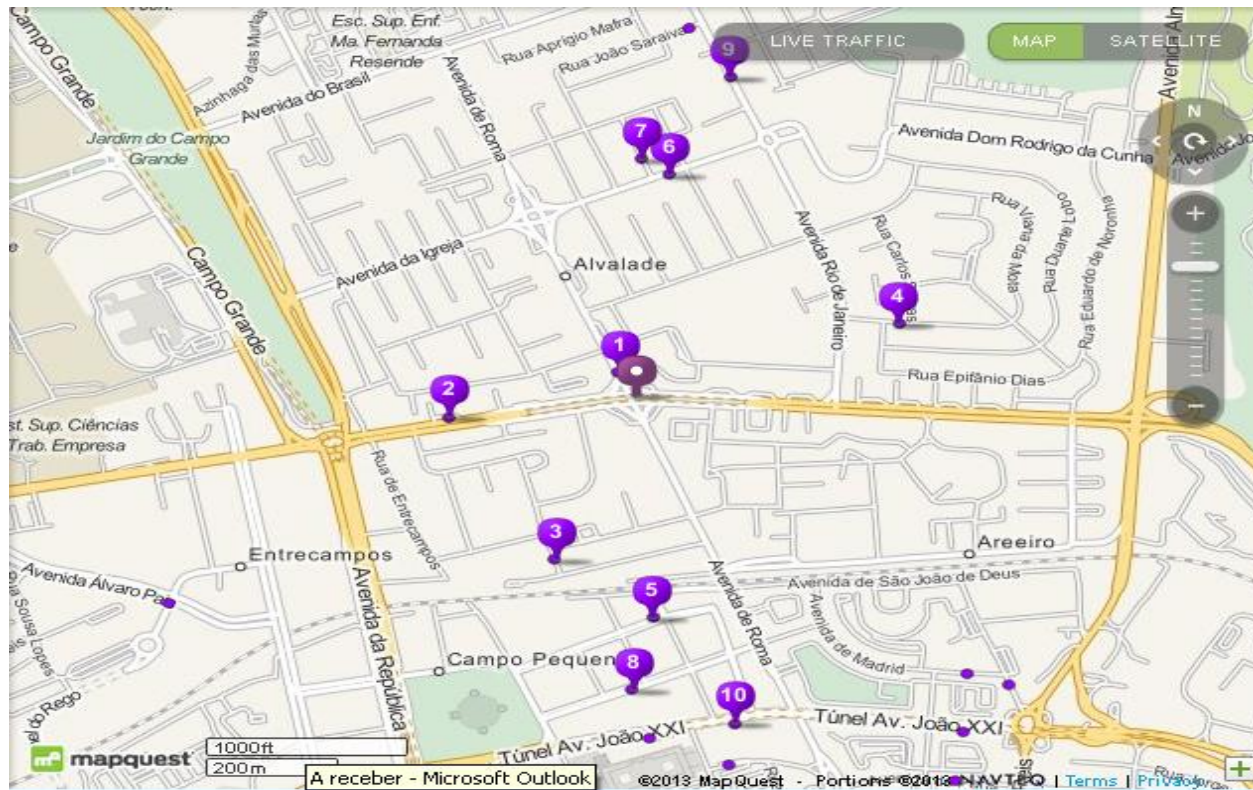
why independ, permanent, scatterd - site housing?





why independent, permanent, scattered - site housing?

E.g. Grosserys stores (Avenida de Roma,



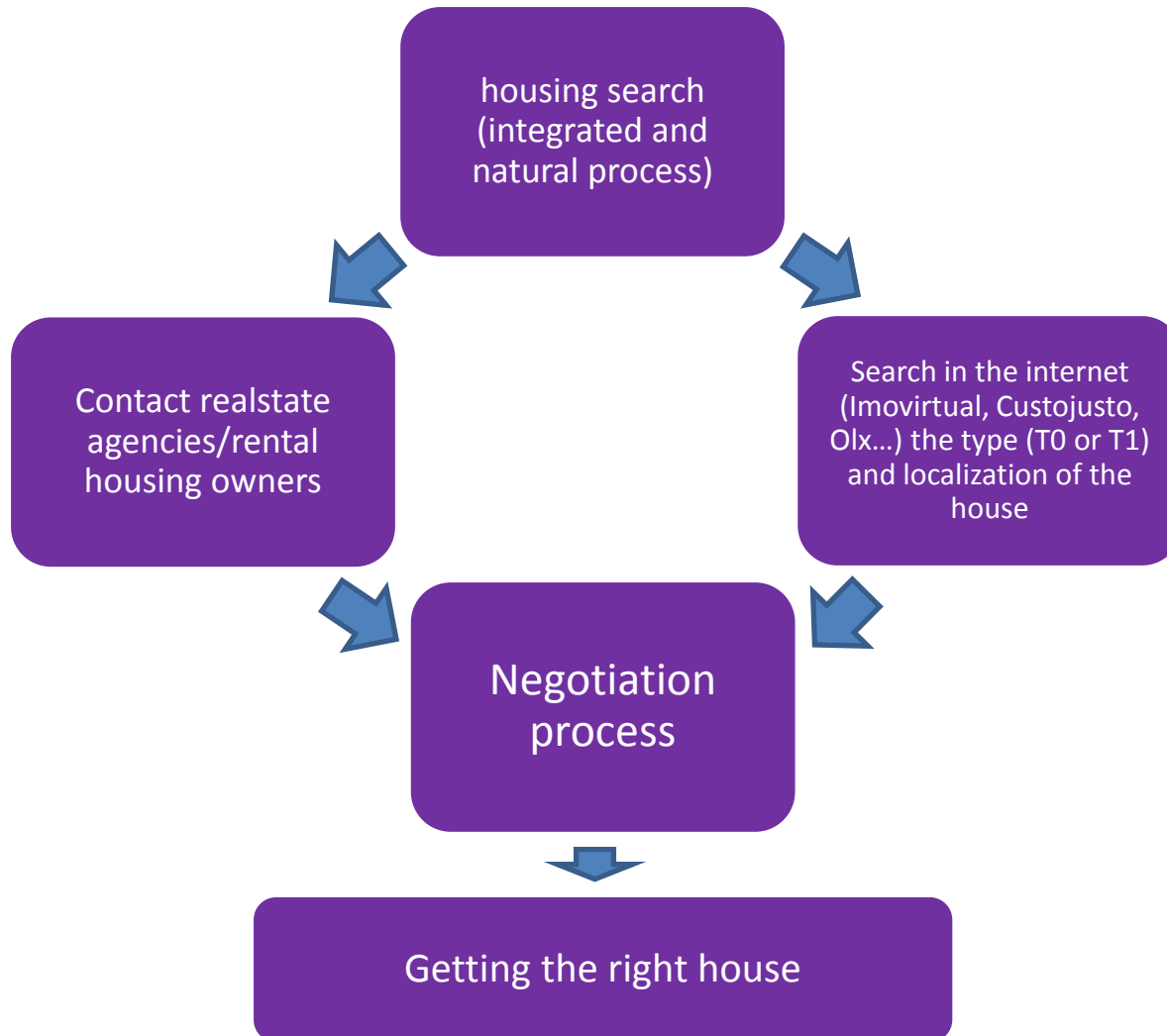


rental housing as a benefit

- Affordable (less expensive)
- More options
- Allows changing house in a effective way
- Partnership Landlord/ tenant/
housing first team



housing search...





negociation process

Landlord

- “Bridging” – Tenant/AEIPS and Landlord
- Legal Tenant – AEIPS
- Establishment of rights and dutys



negociation process

Tenant

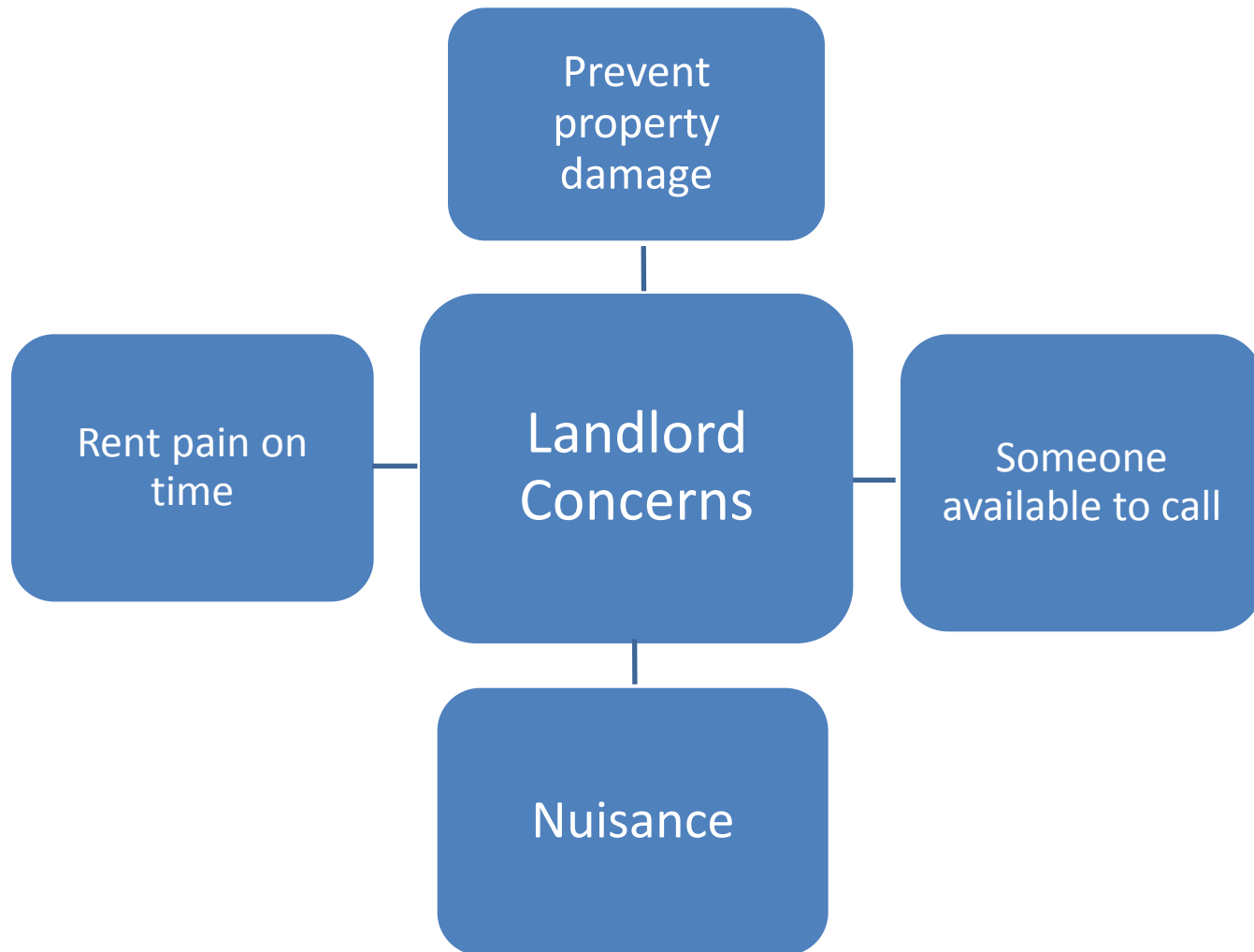
- use and occupancy agreement (contract)
- Establishment of rights and duties of each parts (Staff visits, payment of 30%, cleaning and



What do you think it would be the main concerns of the Landlord?



Main Concerns - Landlord





housing maintenance

“Casas Primeiro” project

Ensure repairs of any damage that the tenant cause to the apartment

- **Contributes for better collaboration between Landlord/ “Casas Primeiro” project**
 - **Landlord – structural housing problems**
 - **“Casas Primeiro” project – minor housing repairs (caused by the resident)**



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Thank you for the attention

Teresa Duarte

Paulo Martins

