Addressing the Housing Deficit in São Paulo Metropolitan Area:
Perspectives from a Social Movement

Brazil Capstone Team
2016
Acknowledgement

Special thanks to

Faculdade de Arquitetura e Urbanismo, FAU-USP
Centro de Estudos da Metrópole, CEM
USINA, Social Architecture Firm
Land Occupation Copa do Povo, MTST
Land Occupation Maria Bonita, MTST
Land Occupation Dandara, MTST,
Land Occupation Nova Palestina, MTST
Coordination, MTST
Havana Connection, TV UOL

Fernanda Pimentel Lopes, Falcudade de Universidade Federal da Integração Latino-Americana
WHY DO WE OCCUPY?

We occupy for the right
To legitimate rights
Unfairly denied,
Withheld.

We occupy because
We plant,
But we cannot eat;
We produce,
But we cannot buy;
We construct,
But we cannot live therein.

There is lack of health,
Taken away while in the cot
Proletarians have no time
To breast-feed
We wait in queues,
And what about our children,
Who shall take care of them?

There is lack of housing,
The greatest of all our rights,
Cast aside on the hills, then
Building contractors bet billions
On the speculation gamble;
while we are only remembered
on election days.

We have already occupied
Ships, captaincies and surround-
ings,
hamlets, quilombos and squats
and hideouts, rubble and neigh-
bourhoods,
and land,
we are now living in
alleys and slums, gathering happy
moments
in the great nation
periphery.

We occupy, and shall always occupy
The forgotten history,
without any memory,
the one which is not taught
in schools,
as we construct everything
that there is all around,
because we never stop
fighting
and working.

Many are we,
we are so many, indeed, with so
many
wide diversities
we are:
mothers, fathers, unwaged people,
street vendors,
market sellers, stonemasons and
painters,
nannies, nurses and operators,
assistants, salespeople and pastors,
thinkers, artists, violinists and
singers, gardeners and confectioners,
managers, poets, drivers, petrol sta-
tion attendants,
actors, doctors, teachers and educa-
tors,
domestic workers, dancers, students
and freelancers...
writers, narrators and rural workers.

We make the day and the night burst
into activity,
often under the threat of the whip,
but we never give up,
we have courage and pride
of knowing that we are workers,
guaranteeing the price,
because we are
the real
owners of the world!

Lene Souza, poet, MTST (Homeless
Workers’ Movement)
Table of Contents

Executive Summary

Part 1 Background
Introduction
· About São Paulo
Policies and Actions
· Housing Policy
· Urban Planning Laws and Regulations
· Social movements and Civil Society
Our Client: MTST
· History
· Collective Identity
· Occupation
· Organization
· Achievements

Part 2 Methods & Findings
Methodology
Quantitative Findings
· Socio-demographic profile
· Housing Conditions
· Civic Participation

Qualitative Findings
· Housing Deficits and Public Services
· My House My Life
· Land-use and Zoning
· Housing and Environment
· Transportation and Employment
· Metropolitan Planning

Part 3 Recommendations
Scenario 1: MCMV Improving
· Empower Social Movements
· Comprehensive Community Development
· Metropolitan Coordination
· Democratize Decision-Making Power of Developers
Scenario 2: Discontinuation of MCMV and Shrinkage of Housing Funds
· Microfinance
Scenario 3: Additional Urban Policies
· Promoting Rent Control and Constructing Social Rental Housing
· Co-managed Favela Upgrading and Redevelopment

Appendix
Executive Summary

Deficient housing has long been a problem in large metropolitan areas in the Global South due to a variety of factors including the lack of infrastructure built for rapidly growing urban populations. Despite the city’s significant wealth, São Paulo’s low-income communities lacking infrastructure in the city’s periphery (which are better known to North Americans as favelas) and its homeless population have almost continually composed an increasing percentage of the city’s population since the 1970s. The Capstone Team of Masters of Urban Planning students visited the São Paulo metropolitan area (SAMPA) during the first half of March 2016 amidst a key impasse in modern Brazil. The Capstone Team surveyed members of MTST and interviewed MTST leaders and policy experts to gain an understanding of the problems faced by those impacted by the housing deficit and developed recommendations to improve the status quo.

Since 2003, the Workers’ Party (Partido dos Trabalhadores, PT), a center-left political party, has led Brazil’s federal government. PT’s 13+ years in power is the longest reign by a democratic, politically liberal movement in Brazil’s history. Under PT leadership, Brazil implemented several national policies that lifted millions of low-income Brazilians from poverty including a significant increase in the minimum wage and Bolsa Família, the largest cash transfer program in the world. Two major infrastructure programs started in the late 2000s to further stimulate the economy and industrialize the country are the Growth Acceleration Program (Programa de Aceleração do Crescimento, PAC), which funded the building of large infrastructure projects, and My House, My Life (Minha Casa Minha Vida, MCMV), which strove to fund the construction of housing for low-income housing. For much of the PT’s time in power, Brazil’s economy grew significantly as the PT’s interventionist economic programs helped key segments of the growth. However, Brazil entered a severe recession in 2015, halting all previous gains and substantially hurting the PT’s popularity. Finally, PT’s control of power appeared to have been put abruptly on hold in May 2016 when President Dilma Rousseff was required to step aside from her responsibilities after the Brazilian Senate voted to initiate impeachment trial for mishandling government funds. Meanwhile, Brazilian politicians—excluding Rousseff—across the political spectrum have been indicted on potentially more severe corruption charges.

This report views the housing deficit primarily through lens of the limits of MCMV’s attempts to address the housing deficit in São Paulo and MTST’s leftist-inspired social reforms. We carefully compiled results from our surveys of MTST members and residents of MTST occupations and interviews to sketch a portrait of the movement and others in the São Paulo area facing insufficient housing, employment opportunities and other key resources close to their residence.

Our report begins with background information about several topics: the São Paulo area; the history of housing policy in Brazil; São Paulo urban planning laws and regulations; the history of Brazilian social movements; and MTST. This is followed by a description of our methodology. The next chapters present our quantitative findings of a MTST member profile and concerns from the survey, followed by qualitative findings from interviews.

Our findings informed the recommendations we provide for MTST and its allies. Our recommendations provide a series of steps for MTST and its allies to follow to help improve housing conditions for more people and to develop more cohesive and economically sustainable communities. Many of these recommendations suggest different paths of action for each of the highly-likely political and economic conditions Brazil could possibly face in the near future due to its current economic and political difficulties.

MTST has a history of successfully advocating for policies that allow more of Brazil’s...
low-income urban dwellers to be included in local political processes and economic and land development projects. We intend for this report to provide a cohesive summary of the movement and its challenges in order to help MTST continue its string of successes with organized action to push forward the movement’s goals of adequate and affordable housing and sustenance for all of its members and residents of the urban periphery.

Our experiences working with MTST have truly shown us that “a luta é pra valer” (the struggle or fight is real) but love, friendship, and fighting for a more equal and just society and community always provide small but significant steps towards progress.
Part 1
Background

- Introduction
- Policies and Actions
- Our Client: MTST
Movimento dos Trabalhadores Sem Teto or MTST (the Roofless Workers’ Movement in English) is a Brazilian social movement primarily advocating for affordable and sustainable living conditions for its members and low-income Brazilian city dwellers. MTST primarily protests the lack of available housing by establishing occupations of shacks and tents on owned land that is unused. MTST’s goal is to build communal apartment housing for members of each occupation with the help of the federal government’s program My House, My Life (Minha Casa, Minha Vida).

In March 2016, a team of University of Michigan Master of Urban Planning students surveyed members of MTST and interviewed MTST leaders and housing and urban policy experts in the São Paulo metropolitan area to better understand the issues impacting residents of the mega metropolis who do not have access to adequate affordable housing. These efforts have shaped the content of our recommendations for improving conditions for MTST members and by extension, low-income residents of São Paulo’s periphery.

This report seeks to link issues of affordable housing with job access and developing the resources needed for a self-sufficient community in order to best serve its intended audience.

Chapter One
About São Paulo

The São Paulo metropolitan area (SAMPA) is the largest metropolitan area in the Western and Southern Hemispheres with 20,935,204 people in the metro area and 11,895,893 in the city. SAMPA is a very large and global metropolis at about 8,000 km² (3,000 mi²) that has historically drawn people from all corners of the Earth. (IBGE, 2014). The continual growth of its metropolitan structure over the last 145 years has spurred the line of settlement to move almost continually farther from the city center. Like many Brazilian metropoles, it has historically been a site of great social inequality (Jacobi, 2001).

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Figure 1-1. Population & Area Comparison

Much of Brazil’s wealth and population is concentrated in the southeast of the country, centered on SAMPA. SAMPA is a wealthy metropolitan area that uniquely functions as the center of Brazil’s economy and the capital of Brazil’s largest state (the state of São Paulo). Once Brazil’s manufacturing capital, the metropolitan economy significantly restructured into a center for high-skilled work in services, finances, and manufacturing (Biderman & Lopes, 2015). The gross domestic product (GDP) of SAMPA makes up 20 percent of Brazil’s economy despite the fact that SAMPA holds only 10 percent of the country’s population (Wilson & Svajlenka, 2012). SAMPA’s GDP is larger than all of South Africa.
Introduction

SAMPA Population

<table>
<thead>
<tr>
<th>Rural</th>
<th>98.8% of the total population lives in urban area</th>
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<tr>
<td>Urban</td>
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SAMPA Economy

<table>
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<tr>
<th>Industry</th>
<th>20% of Brazil's GDP (&gt; South Africa)</th>
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<tr>
<td>Automobile &amp; Real Estate</td>
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GINI Index

Average: 0.49

Recent Population Growth and Shifts in SAMPA

Between 1870 and 2005, São Paulo grew at a globally unrivaled rate of 4.8% per year. The population ballooned from 31,000 in 1870 to just over 2 million in 1950 to nearly 20 million for the entire metropolitan area by 2010 (Gall, 2007, p. 16; Cox, 2012). Growth has slowed substantially though since 1990 (Jacobi, 2001).

In the late 19th century, as coffee was becoming extremely popular, the state of São Paulo was a center of coffee production. With close access to a major port (the Port of Santos) and the construction of two main rail lines connecting the city with Brazil’s interior around the turn of the century, the city’s boom persisted, drawing people from across Brazil and around the globe. Immigrants came for many reasons. For instance, when Hitler threatened the lives of millions in the 1930s and 1940s in Europe, São Paulo became home to thousands of new immigrants in part because of Brazil’s liberal immigration policy (Boston Globe, 1948). Millions came to São Paulo to work in manufacturing. For much of the 20th century, São Paulo was a large manufacturing hub with 42% of SAMPA’s labor force in 1977 working in manufacturing industries, a rate higher than any other major Brazilian metropolitan area. By 2009, the share of employment in manufacturing industries had dropped to 22% (Biderman & Lopes, 2015).

The city’s growth first filled the central districts of the city (the areas located south of the Tiete River and east of the Pinheiros River). When the cost of housing in the center districts became too expensive, low-income settlements were created on the edge of the city and municipalities just outside of São Paulo, an area now known as the periphery (The World Bank, 2011). As people rapidly settled in the city, São Paulo could not keep up with this rapid growth and only built infrastructure for the previously settled portions of the city. The lack of infrastructure in relation to SAMPA’s population has resulted in a continual housing deficit. Poorer people settled outside these areas of infrastructure in the city’s periphery, which led to the formation of favelas and other types of informal settlements that do not involve formal ownership (Medrano & Spinelli, 2014). In 2014, 14% of SAMPA’s population live in informal settlements (Serapião, 2016, p. 73). Most of the households live in informal settlements but not all of them are low-income households (Hadad & Meyer, 2011, p. 501). For example, between 1980 and 2010, the city of São Paulo added 1.1 million households (from 2.5 million to 3.6 million), but only added fewer than 800,000 formal housing units (Secretaria Municipal de Desenvolvimento Urbano & EMIBRAESP, 2014). The resulting housing deficit prevents housing mobility and leaves families unable to leave informal settlements. According to a 2007 survey of informal settlement residents in SAMPA, 57% of survey respondents had lived in informal settlements for 10 or more years (Herling, 2009).

From 1991 to 2014, SAMPA’s population grew 1.5% annually and the city at 1.0% annually, a much smaller annual growth rate than previous decades (População Recenseada, 2011). SAMPA’s population grew in different parts of the metro area in the 1990’s compared with the 21st century. In the 1990s, São Paulo’s suburbs and the city’s periphery districts grew while the city center declined (Wetzel, 2013, p. 313). In the 2000s, some suburban areas continued to grow but larger growth occurred in the city of São Paulo’s center and periphery (Holmes, 2016).

The recent shifts in SAMPA’s population can be seen through several trends. First, household growth continued to occur outside of São Paulo but in a more concentrated area. A large portion of the household growth outside of the city stemmed from the development of gated communities in one western suburb, Santana de Parnaíba (IBGE, 2010). These gated communities are commonly called “Alphavilles” (Kezic & Durango-Cohen, 2012).

Second, the employment center of São Paulo has moved from the city’s center to neighborhoods a few kilometers to the southwest, around the Pinheiros district. Pinheiros is the largest financial center of Latin America and its rise as the employment center of SAMPA has reorganized residential patterns. Many high-income households have moved to the area around Pinheiros. Additionally, areas with relatively close access to Pinheiros increased their number of households (Marques, 2013).

In the past decade, São Paulo’s city center has been hit by both gentrification and disinvestment. Urban renewal projects and the shift of jobs to the southwestern region started the trend towards downtown gentrification. Urban renewal (known as “Urban Operations” in São Paulo) emerged in the mid-1980s (da Anunciação Alves, 2011). As a consequence, middle-class residents have moved into the center of the city (Janoschka, Sequera, & Salinas, 2014). Simultaneously, the city center faced a trend towards disinvestment as property owners left their downtown buildings vacant, waiting for prices to rise. Social movements occupied these vacant buildings in the city center. These building occupations called attention to the ambivalence caused by the existence of vacant and poorly maintained buildings, while there is a lack of affordable housing for very low-income families (Barreto, 2015).

<table>
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<th>From 1980 and 2010,</th>
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<tr>
<td>300,000 More units of housing deficits</td>
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<td>14% Population live in informal settlements</td>
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Another large population shift in SAMPA since 2000 is the densification of the population in the areas around what has been described as the Zona Sul and other communities around Metro Line 5, which is to the south of Pinheiros (McGue, 2011). This area is south of the Pinheiros district and near the city’s western edge. The opening of Line 5 in 2002, which made the area more attractive to new settlement, helped spur this densification. Previously, the area had mostly been known as a space for favelas, which are known by periphery residents as comunidades. (Due to the negative stigma associated with the word favela, which many Brazilians feel describes a dangerous slum, residents of the communities on the periphery of São Paulo refer to their neighborhoods as comunidades). While many comunidades remained in this section of the city, many new high-rises including some public housing projects were added. Several of MIST’s settlements are also near this area.

Environmental Conditions

São Paulo is located in an environmentally sensitive area and 20% of its informal settlements are located on floodplains (World Bank, 2011). More than half of SAMPA is considered environmentally protected green areas. However, several informal settlements have been built on these areas. Increased settlement to the east of São Paulo is an even stronger concern because more development in that area would damage the soil and lead to increased flooding in São Paulo. To the north of São Paulo, amidst the growing corridor between the massive metropolis and Campinas, is a hilly land area that is also environmentally sensitive. Because of these concerns into the north and east, SAMPA should ideally only expand to the west and southwest if the current rate of steady growth continues.

Housing Policy in São Paulo

Compared to large cities in North America, some of São Paulo’s housing policies in the last few decades have stood out. From 1983 (when the National Housing Bank (Banco Nacional de Habitação, BNH)) began to collapse as Brazil’s dictatorship ended) to the mid-2000s (when the federal government added more guidelines on financing real estate), only those with more expensive properties had access to mortgages. Most Brazilians typically bought housing solely with their assets. The implementation of mortgage programs fueled the housing construction boom from 2007 to 2012. However, the state of São Paulo, before My House, My Life (Minha Casa Minha Vida, MCMV), had set up a fund for social housing in 1988 from a 1% increase in value-added tax, which was more successful at funding low-income housing than other state or municipal initiatives in Brazil (Valença & Bonates, 2010). Yet the city of São Paulo’s formal housing market still had very few affordable units before MCMV. In 2007, less than 20% of housing was affordable to households making up to 10 minimum wages even though families of this income level composed most of the housing demand. MCMV made some strides towards increasing housing for this group, particularly for those households with income between five and 10 minimum wages (Hadad & Meyer, 2011).

Renting and policies associated with rental properties is more limited in SAMPA compared to other global megacities. Rent control has not existed in São Paulo since a rent control policy was implemented in the 1940s (Ornstein, Villa, & Ono, 2011). Yet renting was the predominant form of hous-
ing until the 1970s as the metro area was still more compact. After that, the number of rental units dwindled and expanded roads led to more people owning plots away from the city center and the rise of informal settlements in the periphery. Most of the districts with the highest rental rates are located in the city center, where 40 to 50% of the properties are rented. From 1980 to 2000, the percentage of rental properties in São Paulo declined sharply, going from 44.4 to 21.6. The percentage of rentals slightly increased to 24.8% in 2010. The areas with the highest percentage of rental properties are often the areas with the highest number of migrants; like central city neighborhood, Brás. (Pasternak & Bógus, 2014).

Transportation

SAMPA is a congested metropolitan area with an average commute time of 43 minutes, one of the longest among the world’s largest metropolitan areas (Pereira & Schwanen, 2013). Along with its extensive road network, there are 261.8 km of public transit rail lines and 3,545 km of bus lines including over 110 km of segregated bus (often known as bus rapid transit or BRT) lanes (Kezic & Durango-Cohen, 2012). Nearly all bus and rail service is focused in São Paulo with some lines connecting between São Paulo and its surrounding suburbs, resulting in limited rapid transit service in the periphery where low-income residents live. Around half of area households do not have a car but most infrastructure investment was placed on building highways between the late 1940s and early 1990s (Kezic & Durango-Cohen, 2012, p. 110). Only in the 1990s and 2000s did SAMPA’s rail network substantially increase.

The state of São Paulo’s Secretary of Metropolitan Transportation (Secretaria dos Transportes Metropolitanos, STM) oversees transportation for each of the state’s metropolitan areas including SAMPA. Highways are managed by a separate stage agency. SAMPA does not have a metropolitan transit agency. Most SAMPA buses are run by the city of São Paulo and the state-run company EMTU (Empresa Metropolitana de Transportes Urbanos de São Paulo). In 2006, SAMPA municipalities and the state of São Paulo signed an agreement that created the Integrated Transport Executive Committee, an executive board to oversee cooperation between municipalities and the state and align the transport planning of different municipalities (Wetzel, 2013).

In 2002, São Paulo’s master plan proposed 325 km of exclusive bus corridors by 2012. The master plan was completed under a left-wing Workers’ Party (Partido dos Trabalhadores, PT) government. After the center-right Social Democrats (Partido da Social Democracia Brasileira, PSDB) took power, the proposed BRT lanes were replaced by proposed monorail service on the same corridors before the PSDB stalled the project in the early 2010s. Meanwhile, the housing boom of 2007-12 substantially increased congestion in São Paulo. Fernando Haddad of the PT was elected mayor in 2013. Haddad has pushed for 150 additional km of BRT lanes during his administration (Maluf, 2014).

Master Plan and Municipal Policies

The city of São Paulo often faces a contentious process when completing its master plan, which is revised every ten years. The 2002 Master Plan initially included many attempts to help distribute more land to low-income residents. It was also the first master plan of any large Brazilian city to incorporate the 2001 City Statute (see Urban Planning Laws and Regulations chapter). However, the construction industry and homeowners from rich neighborhoods successfully reduced the impact of those plans (Marques, 2013). The City Statute led to São Paulo establishing measures that included participatory assessment of plans and city codes, but many interests resisted the ideas supported by working class groups in these plans and often rendered the participatory stage almost meaningless (Caldeira and Holston, 2015.)
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Chapter Two

Brazilian Housing Policy

Brazilian housing policy operates as a combination of national and municipal level programs and decisions. This chapter explores the evolution of Brazil’s housing policy and highlights key political and financial institutions. Additionally, the Growth Acceleration Program (Aceleração do Crescimento, PAC) and My House My Life (Minha Casa Minha Vida, MCMV) are explained in detail.

History of Housing Policy

1900-1940s

At the turn of the 20th century, housing deficits were addressed through the rental market. By the mid-1940s, rental units comprised 75% of Brazil’s housing stock. However, the Inquilinato Law of 1942 (Lei do Inquilinato) introduced government intervention in the housing market through rental regulations, construction and tenure rights. Government intervention discouraged investments in rental property and incentivized affordable housing.

1940s-1980s

From 1946 to 1964 the Fundação da Casa Popular functioned as the first national institution focusing on low-income housing. This agency was intended to stimulate the provision of new housing and to finance infrastructure and building materials” (UN-Habitat, 2013, p. 10). It built 18,000 housing units.

In 1964, the military government established the National Housing System (Sistema Financeiro de Habitação, SFN) as an economic stimulus plan. In the context of urban politicization, this institution was the foundation of the “dream of homeownership” for all income groups. Also established in 1964, the National Housing Bank (Banco Nacional de Habitação, BNH) “managed the national housing system with money from the Workers Severance Fund (Fundo de Garantia por Tempo de Serviço, FGTS), as well as from the Brazilian Savings and Loans System (Sistema Brasileiro de Populância e Empréstimos, SBPE)” (UN-Habitat, 2013, p. 10). Together BNH and SFN produced almost 5 million new housing units in just over 20 years, which was a great achievement compared to Fundação Casa Popular program (Valença & Bonates, 2010).

Following the military dictatorship, BNH was dissolved in 1986 with the creation of the Federal Savings Bank (Caixa Econômica Federal, CAIXA). CAIXA is the government’s development bank.
It is a commercial bank with goals of financial stability and return on investment.

1980s-2000s

After the military dictatorship, little investment was made in public housing. Urbanization and economic restructuring led to infrastructure problems, expansion of favelas and increase in the housing deficit. Social movements gained influence in housing policy through the National Urban Reform Forum (FUNACOM-FUNAPS) and the ministers of the Federal City Statute of 2001 worked as the enabling legislation for urban policy (Donaghy, 2011). Municipalities must have housing councils to receive funding for housing provision.

2000-Present

Established in 2003, the Ministry of Cities (MCidades) is the federal institution for urban and housing policy. It controls access to the National Social Housing Fund (Fundação Nacional de Habitação de Interesse Social, FNHIS) through Local Plans for Social Interest Housing (PLHIS), which outlines a municipality’s goals, guidelines and tools for housing project implementation. The Council of Cities (ConCidades) supports participatory master planning (UN ECOSOC, 2014).

Created in 2004, the National Housing Policy provides a regulatory framework for the real estate market (UN ECOSOC, 2014). After the dictatorship, Brazil lacked a federal housing policy until the National System of Housing for Social Interest (SNHIS) in 2005 (Donaghy, 2011). SNHIS and FNHIS “facilitated the planning of housing policy and set aside financial resources for social interest housing, in order to subsidize housing for the portion of the population with the lowest income” (UN ECOSOC, 2014). FNHIS “coordinates transfers, subsidies, financial resources and funding to support social housing programs of the National Housing Policy” (UN-Habitat, 2013). This fund is mainly supported by the federal budget.

In 2008, the National Housing Plan (Plano Nacional de Habitação, PlanHab) outlined responsibility of institutions for implementation with target goals for 2023 (UN-Habitat, 2013). PlanHab addresses housing needs through: “a financing and subsidy model; urban policy and land ownership; institutional design and the urban construction value chain” (UN ECOSOC, 2014). PlanHab is financed by FNHIS (UN ECOSOC, 2014).

Currently, housing policy focuses on investment in housing stock and slum upgrading through subsidies and access to credit.

Programa de Aceleração do Crescimento (PAC)

Launched in 2007, PAC is an economic growth program to simulate public and private investment mainly through large infrastructure projects (BNDES, n.d.; UN-Habitat, 2013). The aim of this federal program is to stimulate economic growth, increase jobs, improve standard of living and decrease investment barriers (BNDES, n.d.). The program consists of five project areas: infrastructure, credit stimulation, institutional development, tax exemption and long-term fiscal policies (UN-Habitat, 2013). PAC is funded by the National Social and Economic Development Bank (Banco Nacional de Desenvolvimento Econômico e Social, BNDES) and managed by the federal government (ERKC, 2015).

Phase I, 2007 to 2011, directed investment towards energy, transportation and infrastructure. Emphasis was placed on housing and sanitation infrastructure projects to address problems created by illegal settlements located near transportation access.
Policies and Actions

Points (Valença & Bonates, 2010). PAC’s slum-upgrading interventions are the largest in Brazil’s history. During this time, R$23.4 billion (US$12.6 billion) was spent on 759 interventions that impacted 1.62 million families in 157 municipalities (UN-Habitat, 2013; Valença & Bonates, 2010). Despite its role in Brazil’s economic recovery, Phase I is criticized for slow project implementation (Selvannayagam, 2010).

Phase II, 2011-2014, had six focus areas: urban infrastructure; Citizen Community (safety and social inclusion); MCMV; Water and Light for All (sanitation and access to electricity for remote locations); energy; and transportation (ERKC, 2015).

“[PAC] for Slum Upgrading sets the context for launching the [MCMV] Programme in two ways. First, because while the [PAC] for Slum Upgrading has been important in reversing the precarious conditions in favelas, other interventions are needed to tackle the housing deficit and respond to the future demand” (UN-Habitat, 2013, p. 27).

MCMV Institutional Players

Ministry of Finance & Casa Civil: establishes financial framework

Ministry of Cities: manages MCMV through rules and regulations

CAIXA: distributes funds to developers

States & Municipalities: determine housing demand; provide matching funding

Social Movements: housing provision through My House, My Life Entity

Minha Casa, Minha Vida (My House, My Life)

Launched in 2009 as an economic stimulus package, MCMV aims to increase the supply of affordable housing for low- and low-to-middle income households. The program targets households making up to 10 monthly minimum salaries through subsidies and increased access to credit. In 2016, the monthly minimum salary was increased to R$880 (US$228) (Alves, 2015). “The minimum [salary] is readjusted by a formula that sets the final number using the prior-year inflation plus the level of [gross domestic product] GDP growth from the last two years” (Reuters, 2013). MCidades is responsible for managing the program’s operations through the National Housing Secretariat. Through the CAIXA the government funds private developers to build housing units (UN-Habitat, 2013). It is important to emphasize MCMV’s primary goal was economic stimulation and job creation to offset the global economic crisis, which is apparent in the benefits to developers often at the expense of the housing beneficiaries (Valença & Bonates, 2010). As a result of its economic value, municipal housing councils were not consulted at the launch of MCMV.

Phase I, 2009-2010, aimed to build one million housing units. With R$34 million in investments and subsidies, Phase I promoted economic development through construction jobs. Phase II, 2011-2014, redirected focus on low-income households with a target of two million housing units (UN-Habitat, 2013). Phase III, launched in 2016, created tools for registration and program information. It aims to build larger, improved units and common areas (Campos, 2016).

MCMV targets three income groups: zero to three; three to six; and six to 10 minimum monthly salaries. Each group

Figure 2-2. PAC Costings and Investments


- Fixed
- Expenditure to be paid
- Total

2007 2008 2009 2010 2011
0 5 10 15 20 25 30

Overview of Housing Policy Institutions

Federal Government controls housing funds through CAIXA—Workers Severance Fund—and Brazilian Savings and Loans System.

CAIXA is the main financial institution in housing policy. It manages subsidies.

Ministry of Cities and National Housing Secretariat create guidelines for the National Housing Policy, provide technical support, conduct monitoring and evaluation and manage My House, My Life.

Deliberative Councils, including ConCidades and Housing Councils, are involved in participatory urban and housing policy.

Municipalities are responsible for allocating land use and implementing housing policies through master plans.

Social Movements pressure the government for urban reform and, in some cases, provide housing.

Private Sector is the main provider of housing construction.
receives different financing mechanisms:

- **Group 1 (0 to 3 minimum salaries)**
  - Non-repayment subsidies worth 60 to 90% of the property value
  - Tax and interest exemption (UN-Habitat, 2013)
  - After maintaining the property for 10 years while making monthly installments of 5% of household income or R$50 the family owns the unit (Klink & Denaldi, 2014)

- **Group 2 (3 to 6 minimum salaries)**
  - Partial subsidy of up to R$25,000 (UN-Habitat, 2013; Klink & Denaldi, 2014)
  - Access to finance mechanism to prevent default
  - Reduced taxes and interest rates

- **Group 3 (6 to 10 minimum salaries)**
  - Subsidy and finance mechanisms
  - Reduced taxes and interest rates

MCMV subsidizes and offers finance mechanisms to low-income households to reduce the risk associated with investing in affordable housing for developers. The government provides finance mechanisms to support private sector development of the housing units. There are two types of financing for MCMV: non-refundable and refundable. Non-refundable funds are for Group 1. Refundable funds are for Group 2 and 3. The non-refundable mechanism stems from the federal budget surplus, which feeds the Residential Leasing Fund (FAR) and the Social Development Fund (FSD). FAR provides subsidies to the private sector. FSD provides subsidies to nonprofits for social housing. Additionally, BNDES provides funding for infrastructure. The refundable funds are supported by CAIXA, The Workers Severance Fund (FGTS), under CAIXA, provides subsidies to beneficiaries of housing programs, which are repaid through monthly installments. The Housing Guarantor Fund (FGHab) provides a credit guarantee for repayment of the beneficiaries’ loans in case of default to encourage private investors to otherwise risky investment in low-income housing projects. Administered by CAIXA, the federal budget and other banks fund the Guarantor Fund.

In addition to income groups, MCMV-FGTS establishes price ceilings for housing units, which are detailed in Table 1. MCidades considers regional housing deficit and deficit between income groups when determining the distribution of resources. The National Housing Secretariat establishes rules and regulations on eligibility, implementation and monitoring.

Land for MCMV housing projects is obtained through:
- Local government negotiates agreement between landowner and developer
- Developer purchases land directly
- Landowner seeks out a deal with a developer
- Group/entity negotiates for a Special Zones of Social Interest (Zonas Especiais de Interesse Social, ZEIS)

<table>
<thead>
<tr>
<th>Location</th>
<th>Price Ceilings</th>
<th>Income Ranges</th>
</tr>
</thead>
<tbody>
<tr>
<td>Metropolitan regions of São Paulo, Rio de Janeiro and Distrito Federal</td>
<td>R$130,000</td>
<td>R$16,000 to 23,000</td>
</tr>
<tr>
<td>Cities with population greater than 100,000; capital cities; integrated metropolitan regions</td>
<td>R$130,000</td>
<td>R$10,000 to 17,000</td>
</tr>
<tr>
<td>Cities with population between 50,000 and 99,999</td>
<td>R$100,000</td>
<td>R$6,000 to 13,000</td>
</tr>
<tr>
<td>Cities with population between 20,000 and 49,999</td>
<td>R$80,000</td>
<td>R$2,000 to 8,000</td>
</tr>
<tr>
<td>Cities with population less than 20,000</td>
<td>R$80,000</td>
<td>R$1,000</td>
</tr>
</tbody>
</table>

Source: UN-Habitat, 2013, p. 48
In the 1960s, Uruguay piloted a mutual-aid housing cooperative as an alternative housing solution involving government, private sector, and nonprofit organizations. After initial success, the cooperative movement was supported with loans from the National Housing Fund. Participants became increasingly involved in socio-political processes.

In the 1990s, the government began direct housing subsidies for very low-income portions of the population. However, the Basic Evolutionary Housing Scheme failed due to lack of participation of the beneficiaries. Thus mutual-aid cooperatives are regarded as the most successful alternative housing provision for low-income households. Community participation leads to better quality construction and improved livability at the lowest cost.

MTST works to capture MCMV Entity funds for Group 1 housing projects

With traditional MCMV funding, the government and the developer manage construction entirely. MCMV Entity [Minha Casa Minha Vida Entidade, MCMV-E] funds allow organizations that benefit from the housing subsidy direct involvement in design and construction of the housing units. “MCMV-E offers subsidies and finance opportunities for individuals and families associated with a social organization such as a cooperative, a community-based organization, or social movements which aim to produce social housing units through self-construction or self-management systems” (UN-Habitat, 2013, p. 32). With Entity funds, the organization is responsible for implementing and monitoring the construction project. An underlying motivation of this program is to stimulate participatory problem solving for housing issues.

This program is designed to subsidize the acquisition of land and housing construction for Group 1 (up to three minimum salaries) households associated with a non-profit organization in urban areas. The organization must be enrolled with and certified by the MCidades and CAIXA. Criteria for project approval include a counterpart investment from the entity or municipalities, environmental sustainability and chronology of applications.

MCMV-E projects are multi-family condominiums or single-family houses. They are exempt from interest rates and deed registration fees. The price ceiling for detached houses is R$37,000 to 48,000. The price ceiling for condominiums is R$41,000 to 52,000.

There are three types of construction agreements under MCMV-E:

- "Mutual-aid construction (mutirões): beneficiaries’ work in the processes of housing construction”
- Self-management (administração global): outsourcing for required technical specialization
- “Empreitada global: contracting specialized companies to undertake the full implementation of the project, managed by the organized entity and the beneficiaries” (UN-Habitat, 2013, p. 49).

Figure 1. Describes the relationships between the entity, developer and government.

Direct participation of organizations in the construction process has led to cheaper housing units of improved quality and size, increased civil participation and encouraged mobilization of groups in surrounding neighborhoods. “Some examples of social housing provision show units an average 10 m² (32.8 ft²) larger than the standard floor area defined by [MCMV] regulations for the market-oriented production within the Residential Leasing Fund modality” (UN-Habitat, 2013, p. 87). Especially in mutual-aid contracts, involvement of beneficiaries in the construction process gives them an increased feeling of investment in the project and deeper understanding of housing policy issues. Finally, Entity programs strengthen civil participation and inclusion. These positive outcomes have encouraged other groups to mobilize for social housing (UN-Habitat, 2013).

Challenges

MCMV is not a silver bullet; it has encountered several challenges.

First, commercial use was prohibited in Phase I units, specifically for Group 1 projects. Thus people ran informal

<table>
<thead>
<tr>
<th>Figure 2-4: MCMV-E Funding and Process Relations</th>
<th>Figure 2-7: Development Process, Group 1 (0-3 MÄN) MCMV Entities.</th>
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</thead>
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</table>
businesses out of their personal housing units. Phase II is correcting for the lack of mixed-use development by allowing commercial use (UN-Habitat, 2013).

Second, MCMV projects are located far from jobs and services. Due to the subsidies and price ceiling, developers look for cheap land, which results in housing projects, particularly for Group 1, located in the city’s periphery (Klink & Denaldi, 2014). These locations have insufficient connections to city infrastructure and services. When these projects are designed, cost of infrastructure, public services and transportation are not considered (UN-Habitat, 2013).

Since 2009, MCMV has built 2.6 million housing units; and it aims to reach 4.6 million units over the next three years. With the additional income Group 1.5 (for households earning up to R$2,350) and new digital registration portal, MCMV is planning an increase in construction contracts and jobs (Government of Brazil, 2011). “Remaining challenges for social housing production include those related to improving capacity-building and equipping social organizations to design projects and undertake construction” (UN-Habitat, 2013, p. 89). Since MCMV is supported by federal funds, financial stability and sustainability are important challenges to consider given Brazil’s current political climate.

References:


Chapter Three

URBAN PLANNING LAWS AND REGULATIONS

As mentioned in São Paulo chapter, it is urgent for the Brazilian government to come up with countermeasures to alleviate the problems caused by rapid urbanization and large inequality. Even though the housing deficit might be a localized issue for the São Paulo metropolitan area (SAMPA), the struggle characterized by neoliberal management and privatization exists in greater regional and national context (Harvey, 2008). Therefore, all levels of governments have launched or proposed policies to facilitate urban reform, which has enormous concerns about urban land management. This chapter focuses on urban planning and urban governance policies perspectives.

Land Tenure Introduction

In Brazil, land is categorized as two types: urban and rural. Urban land rights are governed by the 1988 Federal Constitution, the Civil Code, the City Statute of 2001 and the Lease Law of 2009, which altered by Federal Law 8,245 of 1991 (USAID, 2005). There are diverse urban tenure types in Brazil. Legally, land ownership can be acquired through purchase and sale of real estate, or through urban adverse possession. Legislated by the 1988 Federal Constitution and the Civil Code, urban adverse possession means legal transfer of land to the occupant gained after peacefully uninterrupted occupation for five years. Formal tenancy includes lease and sublease of land and housing unit, and informal rent, and use rights (USAID, 2005).

As the tenure type varies, the degree of security of tenure varies. In order to understand the intention of social movements, it is important to determine which tenue types are the most secured and which ones are the least. The degree of security usually decreases from ownership to tenancy, then to use rights. Table 1 lists some common tenure types.

Similarly, rural land rights are governed by the 1988 Federal Constitution, the Land Statute of 1964, and the Civil Code (Alston & Mueller, 2010). Rural tenure types also include individual and collective ownership, rural adverse possession, formal and informal lease or rent, and use rights (USAID, 2005).

The state-led land reform has created property rights insecurity on land that is considered idle or underutilized, as the laws permit land expropriation for land uses that do not fulfill social functions (USAID, 2005, p. 6). However, the laws fail to clearly define what uses constitute a social function besides the mandate that rural and urban land must be productive to fulfill its social function. More importantly, the government has been implementing land reform slowly, which contributed to housing deficit, leapfrog development and land speculation. Furthermore, it also resulted in the rise of the Landless Workers Movement (Movimento dos Trabalhadores Sem Terra, MST) and other social movements, who assemble rural workers to occupy unproductive lands to acquire land forcibly. Meanwhile, legal protections have been granted to the landless, tenants, indigenous and Afro-Brazilian communities, but their rights have not been secured (Araujo, Bonjean, Combos, Motel, & Reis, 2008). In urban settings, individual, as well as community or social movements-led land occupations have benefitted from relative tenure security, especially if in the periphery.

The Roofless Workers Movement (Movimento dos Trabalhadores Sem Teto, MTST) emerged as an urban branch of MST, but separated in 1997 given the specificities of the urban struggle for land. Therefore, this report focuses on urban land use policies.
The City Statute

In light of pressure from social movements and professional associations of architects, planners and lawyers, the City Statute was approved in 2001 after a 10-year battle between social movements, developers, realtors, and private property rights advocates (Rodrigues & Barbosa, 2010). The City Statute is based on the 1988 constitution’s ideal of the social function of property and Henri Lefebvre’s idea of ‘the right to the city’ (Lie, 2015, p. 28). The City Statute formulates land and land use policies in which individual interests of land and other property owners are required to coexist with other social, cultural and environmental interests, and inhabitants of cities as a whole. In other words, the law gave power to public authorities in order to find a balance between individual and collective interests regarding the proper utilization of urban land.

The Social Functions of the City and Property

Brazil’s 1988 Constitution fully adopted the principle of the social function of urban and rural land, which has origins in the 1916 Civil Code. As a reflection of the ideology underlying traditional legal liberalism, the Civil Code defended the rights to individual property in a virtually absolute manner. Throughout Brazil’s turbulent urban growth period, during which social movements had a significant impact on societal change, the public authorities in charge of urban development encountered substantial obstacles to realize the concept (Fernandes, 2010). After a long process of legal reform, the concept was eventually culminated in the 1988 Constitution and the City Statute, both of which conveyed a paradigm shift from individualism to collective thinking.

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Table 3-1. Common Tenure Types in Brazil

<table>
<thead>
<tr>
<th>Ownership</th>
<th>Property through purchase or sale in real estate market</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Ownership transfer through adverse possession</td>
</tr>
<tr>
<td></td>
<td>Households entitled to secure tenure by regularization of informal settlements by which property or usage can be held</td>
</tr>
<tr>
<td></td>
<td>Ownership resulting from land expropriation, including those for urban reform or social purpose</td>
</tr>
<tr>
<td>Tenancy</td>
<td>Tenants in social rental housing and in housing owned or operated by cooperatives or tenants associations</td>
</tr>
<tr>
<td></td>
<td>Tenants individually or collectively entitled on public land or housing, or in government employee housing</td>
</tr>
<tr>
<td></td>
<td>Tenants who rent private housing</td>
</tr>
<tr>
<td>Use Rights</td>
<td>Occupancy rights</td>
</tr>
<tr>
<td></td>
<td>Special Concession for Housing Purposes</td>
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<tr>
<td></td>
<td>Concession of Real Right to Use</td>
</tr>
</tbody>
</table>

Source: UN-Habitat, 2005

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Concerning housing specifically, the City Statute opened for the implementation of ZEIS. The City Statute had the twofold goal of regularizing existing...
informal settlements and housing and allocating empty urban land for future affordable housing. Local governments must include ZEIS in their municipal master plans and zoning ordinances in order to take effect. Moreover, municipalities have flexibility on how to frame ZEIS as the example from São Paulo demonstrates.

In São Paulo, some of these zones were situated in central districts, which had been abandoned and thereafter occupied; other zones are in the peripheral area. The idea of the ZEIS is to encourage public and private investment for financing quality social housing to attract new residents. Based on different land conditions, ZEIS in São Paulo are classified as five types. ZEIS 1 consists of peripheral slums and popular irregular land settlements. ZEIS 2 represents empty or underused areas for promotion of social housing. ZEIS 3 means areas with slums or tenements housing in central neighborhood. ZEIS 4 is empty land that is adequate for housing, but in environmentally protected areas. ZEIS 5 stands for empty or underused land that located in areas with infrastructures, and areas where there is private interest in producing housing development in popular and social interest market. Although the government of São Paulo applies different approaches to the five ZEIS types, they collaboratively serve the urban reform in the perspective of earmarking the potential land for providing affordable housing (Política de Desenvolvimento Urbano e o Plano Diretor Estratégico do Município de São Paulo, 2014).

Furthermore, a range of measures was approved by the City Statute to guarantee that informal areas would be registered in the public registration offices. It is also important that the City Statute “consistently refers to the need for such tenure regularization programs to adopt and adhere to environmental criteria” (Fernandes, 2010, p. 64).

The Progressive Taxation on Property and Land

The progressive taxation is also a derivative from the City Statute, as the above section has mentioned, land in Brazil is categorized as urban and rural. The municipal governments take charge of the levy of urban land and property tax (Imposto Sobre Propriedade Rural Territorial, ITR), which follows a progressive taxation rule: 1) be varied in proportion to the value of the building; 2) have different rates, in accordance with the localization and the use of the building. The federal government levies rural land tax (Imposto sobre Propriedade Territorial Rural, ITR).

In order to compel owners to comply with the required obligation, whether compulsory parceling, building or utilization, the City Statute rules that municipalities can proceed to charge Progressive IPTU. The IPTU is calculated on the market value of the property or piece of land, which is its sale value. Each municipality establishes, administers and controls IPTU, so that “the rates can vary from 0.5 to 1.5% of the valuation depending on the use of the property, the type (house, apartment, commercial unit or land) and the location (more centrally situated property and land, generally speaking, would be subject to a higher levy)” (Selvanayagam, 2010, p. 4).

The City Statute enables the municipality to increase the tax rate progressively over the years for properties whose owners fail to obey the fixed deadlines established for productive use. This is a way of penalizing the retention of a property with a view to taking advantage of increasing prices (Barros, Carvalho, & Montandon, 2010). In developing countries, due to unstable economic period cycles, land and real estate are a major way of concentrating wealth. Monopolists often purchase cheap land, but do not develop it until the government provides infrastructure services, especially transit, to the area or the land value increases. Postponing development allows the owner to resell the land at value as great as 10 times the original purchase price. The tax structure aims disincentive land speculation and encourage land uses that benefit the city.

In short, the progressive IPTU is imposed more as a control on oligarchic developers than as a revenue-gathering instrument. In order to ensure that this instrument is effective, the City Statute vetoed the concession of tax waivers or amnesties. The progressive taxation contributes to the use of the tax as an instrument of urban policy. For Brazil, the importance of having such a tax on real estate is vital for encouraging investment in productive activities and deferring real estate speculation. In this context, progressive rates over time could be applied to promote a rational use of urban land with social benefits to the city at large.

**Democratic Urban Management**

The last crucial contribution of the City Statute is to enable widely democratic urban management to guarantee the right to the city and housing for everyone. It envisages a just society in which all citizens are active, organized and informed about their interests, and constructively participate in urban affairs. The most important tools to achieve this are participation in the master plan council and participation**
in budgets.

The City Statute motivated approximate 1,644 cities with populations greater than 20,000 to create master plans. Furthermore, former president Luiz Inácio Lula da Silva created the Ministry of Cities (MCidades) in 2003, which is responsible for urban development policy and sectorial policies for housing, sanitation and urban transportation. The participatory Master Plan campaign from MCidades provided technical assistance for cities to include public participation in their plan-making process.

Meanwhile, in 2003, the National Urban Policy Council, renamed later as National Council of Cities (Conselho Nacional de Cidades, ConCidades), was created under strong political pressure from social movements to bring in democratic management during the run-up to the enactment of the City Statute. Several popular movements lobbied strongly for the formation of the Council and the National Cities Conferences as institutional spaces for debate, so that social movements are able to substantially influence proposals and negotiate directly with governmental authorities (Rodrigues & Barbosa, 2010). As a result, National Cities Conferences were held to address a set of urban issues such as housing and transit. These issues pressure both the state and municipalities to permit greater participation by interested groups. However, dilemmas still exist in the establishment of sectorial councils to target different urban issues. It might further due to the “disempowerment of the National Cities Council and Conferences to possess the legal framework” (Rodrigues & Barbosa, 2010, p. 33).

For social movements, social justice is a core principle. This notion structures the City Statute, in which the state emerges as the institution in charge of improving social justice through equity policies. However, the administrations of Luís Inácio Lula da Silva (2003-2010) and Dilma Rousseff (2011-present) led a partial economic and social break with neoliberalism (Saad-Filho & Boito, 2015). From the neoliberal perspective, the principle is to minimize state intervention and promote public-private partnerships, while social justice is not prioritized. Furthermore, neoliberal governance insists that individuals are equally free to use their prior differenc- ences in resources to pursue these interests and that neither the state nor the market has a responsibility to ensure equalization among citizens. Thus, those who are subjected to neoliberal policies transform participation and active citizenship into a set of obligations toward the state putting citizens in charge of promoting their own welfare and development (Pimentel Walker, 2013). Their use of participation is “a means of increasing support for neoliberal economic reforms and reducing protest against state cuts on welfare, social services, and public works” (Pimentel Walker, 2013). “From this viewpoint participation is a form of freedom of expression and assembly, in which formal citizen equality becomes the foundation for market competitions that may result in new urban inequalities” (Caldeira & Holston, 2015, p. 2005).

Therefore, a controversial aspect of the City Statute is its mandate of civic

---

**Participatory review of instruments Planning and Urban Management**

**PDE Review Progress**

**PLAN DIRECTOR OF STRATEGIC (PDE)**

**LAW INSTALLMENT, USE AND OCCUPATION OF THE SOIL**

**PLANS REGIONAL STRATEGIC**

**CODE OF WORKS AND BUILDINGS**

**Total numbers of the participatory process of PDE review**

- 114 Public hearings
- 25,692 Participants
- 10,147 Contributions
- 5,684 in-person Proposals
- 4,463 online Proposals

- 4,463 out of 10,147 contributions received were through digital platforms:
  - 1,826 Online proposal forms
  - 902 Collaborative Maps
  - 1,204 Participatory drafts
  - 531 Hotsite assemblies

**Figure 3-5. Collaborative Master Planning in São Paulo City**

**Como orientar o crescimento da cidade de forma equilibrada e sustentável?**

Conheça as Macronasções, Macroáreas, Zona Urbana e Zona Rural definidas no Plano Diretor

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**Source:** [http://gestaourbana.prefeitura.sp.gov.br/](http://gestaourbana.prefeitura.sp.gov.br/)
The Master Plan and Zoning Law of the City of São Paulo

The city of São Paulo has played a leading role in the country’s process of urban reform. In 2002, under the requirements of the City Statute, São Paulo passed its first Master Plan. It included various forms of popular participation and helped shape the subsequent creation of the MCidades and the national Campaign for Participatory Master Planning. In 2014, the approval of new Master Plan and Zoning Law consolidates the previous plans, as well as encouraging sustainable growth according to current urban settings.

The 2002 Master Plan’s principles and instruments are derived from the City Statute. It is complemented by the 2004 Zoning Law that addresses land use and incorporates regional plans for the sub-municipalities of the city. The Master Plan and Zoning Law together have more than 800 pages on issues ranging from land occupation and employment to minority rights and the environment. The care of the Master Plan focuses on the issue of inequality and dispersion. Accordingly, the Plan aims to legalize the ‘illegal city’ through a standardize the process of urbanization and land regulation, spanning from the formal city center to the informal peripheries. The Plan establishes strategies to promote densification in areas with already-developed infrastructure (usually legal settlements), decelerate the expansion of the city toward new areas in the peripheries (usually illegal settlements), enforce the social function of property and regularize land and infrastructure mainly through implementing ZEIS (Caldeira & Holston, 2015).

Furthermore, São Paulo’s Plan introduces policies that depend on public participation, as it establishes that urban policy should be formulated through a process of “planning, implementation, and control that is permanent, decentralized, and participatory (Caldeira & Holston, 2015, p. 2008). In light of the document, the urban planning system in São Paulo is mandated to be democratically managed. It creates biannual Municipal Conferences on Urban Policy as the main form of direct participation, in which citizens are asked to ‘appreciate’, ‘debate’ and ‘suggest’ proposals presented by the municipality (Caldeira & Holston, 2015, p. 2008). In addition, during the planning process, the government will call citizens to participate in public audiences, especially to evaluate plans with potentially negative impact (Caldeira & Holston, 2015).

The zoning law creates two councils as well: the Municipal Council of Urban Policy and the Technical Chamber of Urban Legislation. The former only has 48 elected consultative members, including entities of civil society, professional associations and economic sectos. The latter is responsible for publishing technical evaluations of planning projects. Additionally, partnership with NGOs plays an important role in promoting participatory master planning. In sum, participation institutionalized by the Master Plan is formalized through published procedures and delegation (Caldeira & Holston, 2015). Although there are still some debates about the effectiveness of these direct methods, they constitute the backbone of planning process in São Paulo.

In fact, the Master Plan and Zoning Law of the city of São Paulo became primary means of urban governance, political instrument and ‘magic power’ to right the city’s wrong. Also, they create an opportunity for social movements to get involved in the urban planning and management process. However, there are some debates on its effectiveness in practice. The Qualitative Findings chapter will refer to some critiques on the Master Plan and Zoning Law of the city of São Paulo.

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Disciplina o Parcelamento, o uso e a ocupação do solo no Município de São Paulo, de acordo com a Lei nº 16.050, de 31 de julho de 2014 - Plano Diretor Estratégico
Chapter Four
Social Movements and Civil Society

The engagement of social movements to Brazil’s politics has a long history before the military dictatorship. The social movements gained more and more weight on the politics in recent years as the social movements grow and democracy gains popularity.

Military Dictatorship

The military dictatorship in Brazil’s recent history started in 1964 and ended in 1985. The economy and society were pretty turbulent and dynamic during the short-term of military control. Between 1967 and 1973, Brazil experienced rapid “economic miracle” and the gross domestic product (GDP) increased at an astonishing rate of 11.2% annually (Wolford, 2004). Modernization and industrialization increased social inequality and caused rapid urbanization. São Paulo experienced a population increase from 4.7 million to 12.6 million between 1960 and 1980. However, working classes’ quality of life fell (Wolford, 2004). In 1974, the military government initiated a slow and cautious liberalization process, which led to the transition to democracy. Beginning in 1978 and 1979, the military gradually withdrew from the government. From 1980 to 1984 the country suffered the lengthiest and worst economic crisis of its recorded history, which partly contributed to the end of military dictatorship (Mainwaring, 1987). The first civilian presidential election was in March 1985, symbolizing the end of the 21-year military dictatorship.

The opposition to military control started with the elite sectors of journalists, lawyers, and other professional organizations, and some political parties partially based on human rights violations and legality ignorance since the beginning of the dictatorship.

Figure 4-1. Timeline of Military Dictatorship
However, the opposition was greatly repressed by the military government (Hochstetler, 1997). In 1974, the Brazilian Catholic Church, which historically opposed popular protest from the social movements, joined the confrontation. The Church developed extensive grassroots work with the working classes through ecclesial base communities (CEBs), which are small neighborhood groups throughout Brazil (Mainwarning, 1987). The Church’s work was particularly important in mobilizing people from the working class to join the grassroots social movements, forming a democratizing force from below (Hochstetler, 1997). The involvement of the Church greatly accelerated the military decline.

Urban Popular Movement in Brazil During and After the Military Dictatorship

Urban Popular Movement in Brazil During and After the Military Dictatorship

The urban popular movements are a subset of social movements. They developed in the urban areas with the goal of improving urban living conditions for low-income residents. The popular urban movements prospered between 1961 and 1964. During the first decade of the military dictatorship, many urban popular movements disappeared or went into hibernation because of the extensive repression. Then in 1974, the turning point in the dictatorship, many social movements revived and new social movements emerged. They developed alliance with other social movements, political parties, and the Church (Mainwarning, 1987).

These urban popular movements advocated for the right to the city and the geographical reallocation of resources in urban settings. Although social movements had limited influence given the strong elitism in Brazil and fragmentation of the middle class, popular and feminist grassroots social movements partly contributed to the end of the military government and start of civil society’s redemocratization (Mainwarning, 1987).

Entering the new era of democracy, the social movements became more active to fighting for their right to land and citizenship. New strategies were employed to achieve this goal (Hochstetler, 1997).

Social movements’ strategies include:

1. Non-Governmental Organization: NGOs generally have more financial and institutional resources than social movements. Since the 1970s, NGOs have been a complement to the social movements. These NGOs have been an important innovation of the civil society sector, even though their relationships with social movements can be contentious.

2. Participation on Government Councils: Social movements have been intertwined with electoral and participatory democracy. They take part in multiple decision-making councils hosted by local governments. Moreover, some politicians are members of social movements. Social movements are mainly associated with the Brazilian Democratic Movement Party (Partido do Movimento Democrático Brasileiro, PMDB), and the Worker’s Party (Partido dos Trabalhadores, PT), which emerged from the labor movements in the 1980s (Lie, 2015).

3. International Networking: In recent decades, Brazilian social movements have found ways for international recognition and support. They have formed coalitions with international NGOs to influence governmental decisions and created an international network to exchange ideas and support.

São Paulo’s housing council consists of 48 seats: “16 seats are reserved for members from the social movements,” “16 seats are reserved for members from civil society like unions, universities, NGOs, and business associations, and 16 seats are reserved for government officials” (Donaghy, 2013, p. 89).

Urban Reform Movement

Beginning in the early 1960s, the progressive and left-wing sectors advocated for urban reform. In 1964, the military dictatorship interrupted these efforts. It reappeared in the 1970s and 1980s when the political slowly turned to openness. The social movements, as they gradually gained visibility and political weight, became a main force in the struggle for urban reform to reverse the social inequity on the basis of a democratization process of Brazilian society, and articulated their demand on housing, public services and urban infrastructure (Friendly, 2013).

The establishment of National Urban Reform Movement (Movimento Nacional de Reforma Urbana, MNRU) succeeded in bringing together a series of diverse social actors which include “social movements (housing, transport, sanitation), professional associations (architects, NGOs in the FNRU

National Federation of Architects
National Federation of Engineers
Federation of Social Assistance and Educational Bodies (FASE)
National Urban Land Link (ANSUR)
Favela Movement
Association of Mortgage Holders Institute of Architects
Federation of Residents’ Associations of Rio de Janeiro (FAMERJ)
Other social ministries and social movements

Source: Junior, & UZZO, 2009
laws, public health specialists, social workers, engineers, etc.), trade union bodies, academic research entities, NGOs, members of the Catholic Church (emerging from the religious movement known as Liberation Theology), civil servants, progressive town mayors and parliamentarians” (Cities Alliance & Ministry of Cities, 2010, p. 16). In 1987, it turned into the National Urban Reform Forum (Forum Nacional de Reforma Urbana, FNRU) and continued supporting the right to the city at the national level.

MNRU is one of the few social movements in democratic Brazil that has both nationwide influence by mobilizing resources and influences at the National Congress, and local influence by providing instructions on implementation of urban policies. MNRU gave legal instructions to the local governments to install the water treatment and sewerage during 1990s, greatly improving the quality of life of the poor. It also facilitated legalizing occupations in the national level. Hence, now the legislations in large Brazilian cities allow the use of state land to the poor. In the past 20 years, MNRU has been helping many urban poor in Brazilian cities to obtain access to public goods and housing (Avritzer, 2010).

More importantly, MNRU participated in the development of the 1988 Constitution. The Constituent Assembly permitted the use of popular initiatives to present amendments to the 1988 Constitution. MNRU then gathered 12 million signatures on the popular amendments from 48 states and local entities (Junior & UZZO, 2009). It succeeded at getting two broad urban policy principles incorporated into the Constitution: 1) the democratic management of urban policy and 2) the social function of property. However, there were critiques that the two principles were subordinated to the master plan, and the change on the Constitution was weak (Friendly, 2013).

FNRU, on the second stage of the urban reform movement, was organized with the task of pressing National Congress to regulate the urban policy in the 1988 Constitution. FNRU actively organizes international events to accelerate and popularize the creation of urban policy regarding the issues they advocate. Due to these internationally influential activities and pressure from popular urban movements, the Congress finally approved the City Statute in 2001 as a way to recognize the right to housing and citizenship. To further promote the City Statute, FNRU then organized two training workshops for 200 leaders of urban popular movements. In addition, it facilitate with the implementation by helping create the Ministry of Cities (MCidades) and City Councils. “Taking the political struggle for urban reform to public and institutional spheres was one of FNRU’s most important achievements” (Junior & UZZO, 2009).

The fundamental principles that guide FNRU’s actions are:

• The right to the city and to citizenship
• The democratic management of the city
• The social function of the city and property, with the common interest prevailing over individual property rights

(Friendly, 2013)

Four nationwide urban popular movements played a key role in advocating for the right to the city and housing in FNRU: National Struggle for Housing Movement (Movimento Nacional de Luta por Moradia, MNLM), National Union for Popular Housing (União Nacional por Moradia Popular, UNMP), National Confederation of Inhabitants’ Associations (Confederação Nacional das Associações de Moradores, CONAM) and Popular Movements Confederation (Central de Movimentos Populares, CMP) (FNRU, n.d.). Many local and regional urban popular movements and groups joined them. They led to the creation of the National Fund for Social Interest Housing (Cities Alliance & Ministry of Cities, 2010). In 1991 the four organizations affiliated with FNRU presented this proposal backed up with more than 1 million signatures. Between 1997 and 2001, the proposal was approved by all the committees of the Chamber of Deputies. In 2005 Congress passed the bill, and the National System of Social Interest Housing (SNHIS) created the National Fund for Social Interest Housing (FNHIS) and the executive council. The law defines the objectives, funding source, and application of the fund (Junior & UZZO, 2009).
mining the social hierarchies (Fischer, McCann, & Auyero, 2014, p. 112). The formation of the favela movement that the new generation of favela leaders allied with liberation theology activists across the city was a proof of this fact.

The favela movement mobilized for equal treatment. Realizing that the majority of favela residents were brown, the movement fought against the racism and discrimination based on place of residence (McCann, 2014). The movement took three steps to start the mobilization: “the first was stitching together an uneasy alliance and challenging an entrenched older generation at the local level, the second was winning control over both individual favela associations and statewide favela federation, and the third was reaching rough consensus on movement goals and strategies” (McCann, 2014, p. 46). The favela movement then allied with the middle-class associations and other urban popular movements, which led to benefits of opening public spaces within the neighborhoods, political and social support on the issues they advocated.

### MST and The Roofless Movement

The Landless Workers’ Movement (Movimento Dos Trabalhadores Rurais Sem Terra, MST) is the largest grassroots social movement in Brazilian history (Wolford, 2004). Emerging at the end of the military dictatorship, it became a grassroots force for democracy. MST was officially established in 1984. It aggressively occupied the “unproductive” land in the rural area to grow crops and vegetables and breed animals as a way to claim their right to the land and request for rural reform. Three factors led to the formation of MST: 1) “agriculture restructuring in the countryside created a ‘landless class’,” 2) “return to democracy provided the opportunity for large scale mobilization,” and 3) “progressive religious activists served as natural incubators” (Wolford, 2004, p. 409). The government has redistributed over 1,000 rural properties as response to MST’s request. MST continues to influence the governmental decisions from the bottom up (Wolford, 2004).

Following the democratic transition, the roofless movement (sem-teto movement) of São Paulo emerged as a reaction to the skyrocketing housing price in the São Paulo urban area. Its main strategy is to occupy vacant building or vacant land to force the local government to build public housing for people with housing insecurities.

The roofless movement is comprised of different social movement organizations in the city (MST is the largest the roofless movement organization). Some of them build connections and coalitions with others, some are more independent and autonomous. The roofless movement has incrementally altered housing policy, especially My House My Life (Minha Casa Minha Vida, MCMV) in the City of São Paulo. MCMV Entities (Minha Casa Minha Vida Entidades, MCMV-E) was created under the pressure of the roofless movement (Lie, 2015).

### References:


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Figure 4-5. MST’s Protest for Social Housing

Source: http://w.huanqiu.com
The Roofless Workers’ Movement (Movimento dos Trabalhadores Sem-Teto, MTST) is the largest roofless movement in São Paulo metropolitan area (SAMPA) (Lopes de Souza, 2006). Its main strategy is to occupy the vacant and unproductive land in the urban periphery that does not fulfill its social function. The Roofless Workers’ carefully selects the occupations by conducting thorough research ahead of the planned land occupations. The selected areas are usually located in places where many people live in precarious conditions. Then MTST members pressure the municipalities to build public houses, health care, public transit, and schools on the occupied land (Lie, 2015). MTST’s strategy was greatly influenced by MST by the time it was established. In the first few years, it adopted the proposal “assentamentos futurânticos” (rurban settlements). MTST attempted to build settlements in the urban periphery where low-income workers could grow vegetables and breed small livestock to become self-sustained and less dependent on the city. This strategy was not successful. Unlike rural areas, people in the urban area had little interest in farming because jobs were abundant in the city center and sub-centers. Thus MTST abandoned this strategy (Lopes de Souza, 2006). Since 2004, it has tried to be more independent and autonomous. MTST has collaborated with other roofless movement organizations to achieve their goal of urban reform since then.

Collective Identity

“The material conditions shape the consciousness of different social actors” (Mainwaring, 1987, p. 144), which forms the class position and class consciousness, and ultimately generate a collective identity within the social movement that led to its formation. The collective actions in the social movement with the people of common interest further enhance the collective identity, which became the spirit of a social movement (Mainwaring, 1987).

The members of MTST primarily have dark-skinned racial ancestry and earn lower levels of income, which formed the collective identity. MTST has a clear advocacy that all the members agreed on. The common goal of the collective identity then acts as the motivation to continue the long-term struggle until their living conditions are improved. The regular assembly meetings and frequent social events ensure that the members remain active and connected to the organization. MTST slogans and materials in red can be seen in the entrance and common space as a demonstration for solidarity (Lie, 2015).

Many members regard MTST as a family collective with common identity. Some members joined MTST in random situations—like passing by a protest and...
Location of MTST Occupations, as for April, 2016

Date Source: MTST, Google Map, 2016
Our Client: MTST

Occasions

MTST continuously works to mobilize more people and create new occupations. And the occupations have been changing constantly. Some occupations disbanded after securing housing projects, and others were simply evicted due to the police force. Currently, there are five on-land occupations and 17 not-on-land occupations. Many of the occupations are outside the municipality boundary of São Paulo at the outskirts of the city. All of the occupation in other municipalities are located within 15 kilometers of the São Paulo’s city boundary. The not-on-land occupations were once on-land occupations, but they are not physically occupying land for the aforementioned reasons. Copa do Povo, the most well known occupation due to its involvement in the protests against the 2014 World Cup, was promised a housing project on the condition of leaving the land they were occupying. Even though Copa do Povo is not occupying land, the members still meet at assemblies. Nova Palestina is the largest occupation with about 8,000 members. As of April 2016, the most recently established occupation is João Goulart.

“Life in an occupation is hard” (Lie, 2015, p. 46). The people who live in the occupations usually are in more precarious condition than other members. The sheds that the occupation dwellers live are made of materials like plastic bags, wooden planks and old posters. The coordinators are responsible to help the new dwellers to set up their sheds, number them and keep track.

MTST Occupations as for April, 2016

(A Add All Land Occupation map from the FINAL REPORT folder in mbox)

Visited Occupations

The Capstone Team visited four occupations: Copa do Povo, Nova Palestina, Maria Bonita and Dandara.

Copa do Povo

Copa do Povo (People’s Cup) was established on May 2, 2014, near the 2014 World Cup’s Itaquera Stadium. The occupation currently has 2,700 registered families.

The occupation site of Copa do Povo was dismissed because MTST signed an agreement with the developers and the federal government about buying the land and building public housing. In 2015, the federal government bought the land and 260 families in the occupation are going to receive housing units (Josue, MTST, personal communication, February 28, 2016).

Nova Palestina

Nova Palestina (New Palestine) was established on November 29, 2013. It is the largest occupied area in Latin America, covering 300,000 m2, with 8,000 registered families. Showing solidarity with the global struggle for social and racial justice, the occupation’s name is a nod to the Palestinians’ after struggle for land in the Middle East.

Nova Palestina is located in a west side of the city. The land was once owned by three cousins with military rank. Two of the cousins have passed away. The land had been left abandoned for more than a decade before MTST occupied it. Nova Palestina resides on a environmentally sensitive area with a river running through and a ecological park on one side. The occupation also is surrounded by an area of degraded woods. But the leadership of Nova Palestina are provisional and well-considered. The occupation will not expand to those areas and harm the environment (personal communication, Facebook page; Lie, 2015).

Maria Bonita

Maria Bonita (Beautiful Maria), located in Itapecerica da Serra, which is adjacent to São Paulo. The occupation was established in May 2015. The occupation was named after the folk hero, Maria Bonita, who died in 1938. Maria Bonita’s memory encourages the women who fight every day for the right to housing and the right to deciding about their future.

Figure 5-2. Copa do Povo Assembly
Figure 5-3. Nova Palestina Occupation
Figure 5-4. Maria Bonita Occupation
Our Client: MTST

46

Organization

MTST has a clear hierarchical structure. The leadership consists of a national coordinator, state coordinators, municipality coordinators, a coordinator for each occupation, and several coordinators within each occupation (Lie, 2015). The coordinators are mainly volunteers. Both on-land and not-on-land occupations hold general assemblies regularly, at which the members are obligated to attend and the coordinators take attendance. Members with less than 30% attendance will be dismissed from the occupation; unless the person has a good reason for absence, such as illness and out-of-city work (Josue, MTST, personal communication, February 28, 2016). MTST organizes protests and demonstrations frequently to advocate for issues related to social equity. Members are obligated to attend the protests as well.

Each working group will have a common space, which include a kitchen, for daily activities. The dwellers live cooperatively. The occupations receive some financial support from non-governmental organizations (NGOs) and the church, but mainly the food and daily operation are from donations and voluntary work. MTST does not accept cash contributions for members, so all supplied are obtained through in-kind donations or fundraisers, such as bingo nights or raffles (MTST, personal communication, March 3, 2016). In Nova Palestina, a small library of donated books is located in the main classroom.

Belonging to an MTST occupation does not necessarily mean that the person lives on the actual occupied land. Only a small portion of members in a on-land-occupation actually live on the site. The majority of members will put up a tent on the site to demonstrate their engagement to the movement and symbolize housing deficit. In addition, not all the members in the movement have inadequate housing. While the majority of the members need an improved housing situation, a small portion of the members are activists. The activists may have already received a housing unit and would like to help other people to get houses, or they simply believe in the cause.

Achievements

MTST mobilizes people in informal settlements and/or in need for housing to engage in political activities and governmental decisions. Its influence continues to grow as its membership increases. MTST organizes protests to advocate for its vision and goal. MTST has achieved a lot since its establishment.

Thus far, MTST’s greatest achievement is the 192-unit MCMV II housing project at João Cândido. This project is a great achievement because MTST was engaged in the project management process, which led to lower design and construction costs. MCMV I projects average apartment units of 36 square meters in average, by capturing MCMV-E funds, MTST built 62 m² units in João Cândido. Per the MCMV-E program, there was no down payment and the mortgage on the condos is fairly low. After 10 years of mortgage payments, residents will own their apartment. In addition, MTST negotiated with the government to waive the property tax on João Cândido to lower the burden for the residents. However, residents pay a Homeowner Association (HOA) fee (MTST, personal communication, March 6, 2016).

Next to João Cândido, two more towers will be built for Chico Mendes. Unlike João Cândido, the buildings will contain commercial space on the first floor. The Chico Mendes HOA will rent the space to generate income to pay for maintenance. Thus, the HOA fee at Chico Mendes is expected to be lower than João Cândido, which further lowers the burden for the residents.

Maria Bonita is located on privately owned property. MTST negotiated and had a sale’s contract with the owner. 739 units will be built here. The land is a marsh/wetland, but they got a permit from the state environmental agency. (personal communication, Facebook page).

Dandara

Dandara was established on June 12, 2015. It is located in the east side of the city and currently has 1,500 registered families. The occupation was evicted from its original location, so it relocated to its current site.

Figure 5-5. Dandara Occupation

Figure 5-6. Social Housing Comparison after Involving Social Movement

Table 5-1. MCMV Projects in SP

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<th>Project per Unit:</th>
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Source: USINA

Photo taken by: Brazil Capstone Team

47
Another important achievement is the rezoning at the Copa do Povo site. MTST successfully persuaded the city council to rezone the area from an industrial zone to a Special Zones of Social Interest (Zonas Especiais de Interesse Social, ZEIS), so that the land would be preserved for public housing in the master plan. The government also promised housing projects in Copa do Povo and Maria Bonita.

As its vision, MTST does not only struggle for housing, but also for a better living environment. In the next three years, a new road with a bus stop will be built near the headquarters. (MTST, personal communication, March 6, 2016). The headquarters will be kept for social activities. There will be a community center built near the headquarters, which will include a movie theater, library and classroom. In addition, a health clinic and daycare center will accompany the Chico Mendes housing project next door (Simone, MTST, personal communication, March 6, 2016).

MTST has achieved a lot through negotiation with the government and political parties. However, not all the promised projects have been funded. For example, the municipality assigned housing projects for Copa do Povo and Nova Palestina, but both projects have not been funded yet. Until the projects come to construction, MTST will not stop fighting and struggling.

References:


Part 2
Methods & Findings

- Methodology
- Quantitative Findings
- Qualitative Findings
Methodology

Pre-fieldwork Data Collection

Prior to departing for São Paulo, the Capstone Team did significant background research, made maps of SAMPA, and looked to international case studies on affordable housing. The goal is to develop housing and urban policy recommendations to improve housing conditions of MTST participants and those facing similar difficulties in securing adequate housing in the Brazilian metropolitan areas.

In order to achieve these goals, the Capstone Team conducted several methods of data collection, which included: surveying participants of four land occupations in SAMPA; participant observation of MTST assemblies and cultural events; and group and individual interviews with housing and city planning experts, including MTST coordinators, NGOs, think tanks, and faculty from FAU-USP (Faculdade de Arquitetura e Urbanismo - Universidade de São Paulo). During the trip to São Paulo, Capstone Team members administered surveys on housing to participants, leaders, and other members of MTST, facilitated focus groups among leaders of the movement, and interviewed experts and predominant thinkers on housing, such as professors at the University of São Paulo (USP).

In order to implement these methods, the Capstone Team combined rapid appraisal with participatory action research approaches, especially participatory rituals.

Housing problems across the Global South are not a new issue. Prior to leaving for Brazil, the Capstone Team identified various case studies in Mexico, South Africa, India, Brazil and China. These case studies served as an orientation to the problem of housing development in the Global South, and also provided insight into government and other programs developed to address those problems.

Maps

At the request of MTST, the Capstone Team developed maps to show the locations of the occupations and indicators related to housing. Maps of...
housing condition and housing deficits were generated by combining weighted variables such as accessibility to various infrastructure and overcrowdedness. Adding the locations of the occupations on the top of those maps illustrated the relationship between MTST occupations and the areas experiencing the most severe housing deficits in São Paulo. Additionally, maps were made by the team to better understand São Paulo’s housing needs. For example, maps showing inequality, distribution of non-white population and households living under half minimum wage helped to target the most vulnerable population.

Rapid Appraisal and Participatory Action Research

The Capstone Team conducted intensive fieldwork in Brazil from February 27 to March 12, 2016. Rapid appraisal and participatory action research employed by the team includes co-fact finding, co-production of knowledge, participatory action and transect walks.

Rapid Appraisal

Since the Capstone Team’s trip to Brazil was very short, we employed rapid appraisal techniques. “Rapid appraisal is an approach that draws on multiple evaluation methods and techniques to quickly, yet systematically, collect data when time in the field is limited” (USAID, 2010). Common methods of rapid appraisal include interviews, transect walks, focus groups, group discussions and direct observations. Triangulation of data—comparing data collected using different methods—increases findings’ validity and decreases bias (USAID, 2010).

The Capstone Team used interviews, focus groups, direct observations and transect walks to gather information about the occupations and MTST members’ housing needs. The interviews and focus groups are discussed in detail later in this chapter. Each member of the Capstone Team was expected to take field notes of direct observations and informal conversations. These informal conversations functioned as informal interviews, where there is a total lack of structure and the researcher uses field notes to remember conversations (Bernard, 2011). We also took a lot of photos. These notes formed the basis of our qualitative findings (see Qualitative Findings chapter for details). “[A] transect walk is a participatory approach in which the evaluator asks a selected community member to walk with him or her, for example, through the center of town, from one end of a village to the other, or through a market. The evaluator asks the individual, usually a key informant, to point out and discuss important sites, neighborhoods, businesses, etc., and to discuss related issues” (USAID, 2010, p. 3). The Capstone Team conducted transect walks at Nova Palestina, Maria Bonita and Dandara.

Participatory Rituals

Participatory rituals provide deeper insight, introduce participants to issues they might not have anticipated and forges new relationships. “We can think of participatory rituals as encounters that enable participants to develop more familiar relationships or to learn about one another before solving the problems they face—for example, the informal drink before negotiations; meals during focused workshops [etc.]” (Forester, 1999, p. 131). Through participatory rituals, issues that were initially thought to be unimportant or unrecognized can come to light; leading to generation of new ideas. Throughout our fieldwork, the Capstone Team applied a Freirean model, which focuses on learning through dialog and acting together, in relations with MTST members. This model emphasizes gaining insight through relationship (Forester, 1999). By walking through the occupations, hanging out at bars, cooking and sharing meals, samba dancing and attending MTST events, the Capstone Team gained trust and learned about MTST members’ challenges from several viewpoints.

Successful completion of the team’s
data collection tasks, would rely heavily on getting buy-in from not only the movement’s leadership, but also from occupation leaders and participants. Building a relationship with the leadership of the movement began before leaving Ann Arbor. Although communication between the Capstone Team and MTST leaders in Brazil was irregular due to Carnival and vacation season in South America, team members and MTST leaders were able to establish a trusting relationship. This important background work would prove invaluable in accomplishing fieldwork once arriving in São Paulo.

Support of the senior leadership of the movement was communicated adequately within MTST, so that once the Capstone Team arrived at the first occupation, Copa do Povo, occupation leadership were already aware of the work and supportive of the cause. Participants who were initially reluctant to complete the questionnaire were significantly more willing to do so once occupation leaders announced the purpose and scope of the project.

Willingness of group members to facilitate survey completion and participate in the mission of MTST – despite language and cultural barriers – also served the Capstone Team well in gaining buy-in from both occupation participants and leaders. After completing questionnaires at Copa do Povo, team members participated in kicking a soccer ball around the concrete field. This small example of willingness to partake in an institution of Brazilian culture, soccer, made the non-Portuguese speaking American and Chinese students seem more relatable to participants and leaders alike, thereby increasing their willingness to participate in the project.

Participatory interactions continued throughout the scope of the project, through activities such as samba music and dancing, late nights of social engagements, and other participation. Though these activities might seem inconsequential, they greatly facilitated cross-cultural and cross-language relationship building, which in turn helped with completion of the project. Prior to conducting surveys at Dandara and Maria Bonita, the Capstone Team engaged in cultural activities with MTST members. MTST members performed some of the movement’s samba music, while the Capstone Team danced and clapped along. Several meals were shared over the course of the trip. At Dandara, Maria Bonita and Nova Palestina, MTST members cooked meals for the Capstone Team. The team returned the favor by cooking a meal for MTST coordinators and leaders at the headquarters. Meals were also shared at bars and restaurants with MTST members who worked closely with the team. Eating meals together allowed the team to gain rapport with MTST members; this was especially apparent by how quickly word of the Capstone Team’s headquarters meals spread to other occupations. Additionally, the Capstone Team attended a salon celebrating International Women’s Day hosted by MTST members. Located in a favela, the Capstone Team was invited to interact with MTST members in yet another setting. At the salon, MTST members performed songs and recited poetry in Portuguese. The Capstone Team’s Chinese students also sang songs celebrating women in Chinese. Through these interactions, the Capstone Team built relationships with MTST members, which led to casual conversations and joyful interactions. Through these participatory rituals, the Capstone Team gained a deep and diverse insight into MTST members housing conditions, daily lives and hopes for improving My House My Life (Minha Casa Minha Vida, MCMV).

### To Women

By MTST member Josué Vicentt

They are the source of life.
What more is there to say?
There is nothing you can say.
Just thank them.

The most beautiful beings.
Some are wise,
Some are naïve,
But they always, always
Have a good heart.

They are moms, daughters, queens, princesses.

Each one,
Is the pure reflection of equality,
A cradle of love,
A unique being.
Their eyes convey the truth.
There is a lot of love around the city.

Is there a lot of love around the city?
We need to love more.
We need to love equality more.
We need to love freedom more.
We need to love women more.

They are the source of life.
What more is there to say?
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Just thank them.

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We need to love women more.
Survey Development Process

**Survey A**
- Copa do Povo
- Feb. 28
- Version 1

**Survey B**
- Dandara
- Mar. 1
- Version 2

<table>
<thead>
<tr>
<th>Start</th>
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<td>Mar. 8</td>
<td>Version 3</td>
</tr>
<tr>
<td>Mar. 1</td>
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</tr>
<tr>
<td>Mar. 3</td>
<td>Mar. 5</td>
<td>Version 2</td>
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**Survey Goals**

Overall, as a client, MTST is interested in understanding who participates in their occupations. Since MTST currently only records names and sometimes address of members, any demographic data would be useful. With aggregate data on their participants, MTST can more effectively lobby the government by quantifying the extent to which movement participants are vulnerable, with the ultimate goal of compelling the government to make changes to housing policy based on solid data collected about persons in need.

**Development**

Prior to developing individual questions for the survey, Capstone Team members researched currently available housing-related questionnaires. Specifically, the survey was developed consulting USAID’s Demographic and Health Surveys (DHS) program, UN-Habitat’s Urban Inequalities Survey, the Multidimensional Poverty Index (MPI) and the Brazilian Census (USAID, n.d; UN-Habitat, n.d.; Alkire & Robels, 2015; UN Stat, n.d.a; UN Stat, n.d.b).

The Capstone Team specifically sourced these pre-existing materials to allow for easier comparison with other parts of Brazil and the world. Language parallels with the Brazilian Census, for example, allowed not only for comparison with other metrics collected by the Brazilian Census, but also provided a question format and type that many questionnaire respondents would already recognize.

After determining which data should be collected, the first draft of the Housing Situation Questionnaire was reviewed by the Capstone Team. At over sixty questions, the Capstone Team determined that this draft was far too long given the conditions in which the survey would likely be administered. Through elimination and combination of questions, the survey was reduced by about a third in size. Although the reduced survey was still thought to be too long, given the broad need for data collection on participants of the movement, even this length was deemed appropriate. This version of the survey was reviewed by Taubman College faculty prior to leaving for Brazil. It was also tested in Portuguese over the phone with a contact who was assumed to share a similar background to MTST’s member population.

A unique aspect of MTST’s occupations is that many are not based on a physical site (see Client chapter). Furthermore, for the few occupations that are land-based, many occupants do not live on the physical site (though they do have a tent there). The Capstone Team identified a strong need for additional data on the minority of participants who do physically live in the occupation. While the original Housing Situation Questionnaire was slightly long, some eliminated questions only applied to these occupation dwellers. As such, the Capstone Team developed an additional questionnaire, the Dweller Supplement, to be given as a supplement to the first. This survey focused solely on dwellers within the occupation.

Through consideration of the data to be collected, along with modeling the strategies taken by the UN-Habitat, USAID and Brazilian Census in collecting these data, the Capstone Team arrived at two final versions of the surveys: one version for all participants within MTST (Housing Situation Questionnaire), and an additional one to be taken by participants living in the MTST occupation (Dweller Supplement) (see Appendix for surveys).

**Administration**

Prior to leaving Ann Arbor, the Capstone Team had an ideal implementation of the survey in mind. Group members would attend assembly meetings of MTST occupations that occurred during the trip to São Paulo. At these meetings, group members would administer surveys to participants as they entered the area where the meeting was taking place. This would avoid surveyors interfering with the process of the assembly, but still allow for data collection.
Surveys were conducted at four MTST occupations—Copa do Povo, Dandara, Maria Bonita and Nova Palestina—because they had assembly meetings during the Capstone Team’s time in São Paulo.

The first occupation where the survey was administered using this method was the non-land-based occupation Copa do Povo. Survey administrators attempted to ask participants to complete the survey as they entered the site, but without the non-Portuguese-speaking surveyors being able to adequately explain the purpose and content survey, many participants were uninterested. In other words, the explanation printed at the top of the survey was unread. Furthermore, of those who did complete the survey, many did not realize that it was six pages long.

These challenges were overcome by moving the surveyors from the entrance of the site to the space where the occupation meeting was taking place. After the movement leaders announced the purpose of the survey and their expectations of participants completing it, more data was collected. These two key pieces were replicated at future occupations: surveyors generally waited for MTST leadership to announce their presence and purpose, and data collection took place during the occupation meeting as opposed to prior. Students also had a voice recording on their phones of the professor explaining the purpose of survey in Portuguese. This recording was often played with handing out the survey.

Based on the experience at Copa do Povo, the Housing Situation Questionnaire was revised. The second version of the survey, administered at Dandara and Maria Bonita, yielded several physical changes to ease administration. First, the wording of some questions was changed to reflect differences in dialect and other regional differences. Furthermore, layout changes resulted in clearer flow and fewer pages. Finally, additional instructions were added to the survey, such as total number of pages and when to move on to the next page, which helped ensure participants would finish the entire survey.

The changes implemented after Copa do Povo helped make data collection more successful and easier for both administrators of the survey and participants. However, after using the new version at Dandara and Maria Bonita it was evident that there were still more changes to be made. Specifically, printing costs were higher than expected and so the number of pages needed to be further reduced. Through changes in layout and the combination of several questions (though care was taken to preserve the data collected and ensure comparison could still occur between question versions), the final version of the survey was attained. This is the version used at the Nova Palestina occupation.

Limitations and Challenges

Throughout the multiple survey versions, the Capstone Team experienced challenges in administration. The most obvious challenge was a language barrier between Portuguese-speaking participants and English-speaking team members. Though some team members had limited proficiency in Portuguese, the team generally relied on help from other MTST participants and leaders, the professor, or her assistant, Fernanda. Some team members were able to make use of translation apps on their smartphones, or make a recording of an introduction to the survey that could be played for participants prior to completing the questionnaire.

The survey had been designed such that participants could read it and complete it on their own. An unexpected challenge was the number of participants who were unable to read. For these participants, group members found a Portuguese-speaking group member or an MTST leader who could read the survey to and complete the responses for the participant.

Prior to arriving in Brazil, the Capstone Team experienced collection. Surveys were conducted at four MTST occupations—Copa do Povo, Dandara, Maria Bonita and Nova Palestina—because they had assembly meetings during the Capstone Team’s time in São Paulo.
Team was told that no assembly meetings were occurring during our trip, due to vacation season. Thus we planned on going to the occupations and convenience sampling anyone we could find. Upon arrival and over the course of the first few days, we learned that assembly meetings were happening. Due to this, we did not have a clear plan of how to conduct the surveys on a mass scale until learning from trial and error.

An additional challenge that was unexpected was purely environmental. Some occupation meetings occurred at night in occupations with limited or no electricity, thus limiting the ability to see survey. Further complicating this issue was frequent, unpredictable and heavy rainstorms. However, the use of flashlights on smartphones and umbrellas largely helped to alleviate these issues.

Finally, even though the Capstone Team would have preferred to randomly sample a set number of participants, the convenience sampling strategy of asking participants to complete the survey when they reported to an occupation assembly did not meet the guidelines necessary for a true, random sample. Furthermore, for the dweller-specific survey, participants were “selected” either by chance encounter as Capstone Team members walked through the occupation, or by occupation group leaders retrieving dwellers from their tents and bringing them to the common area for surveying. In the ideal implementation of the survey, true random sampling— as opposed to convenience sampling—would have been used to select participants.

Despite the Capstone Team’s best efforts to minimize the effects of lack of funding, time, and low human capital resources, real-world project constraints meant that these limitations could not be fully overcome. Indeed, with many more team members, or with locally hired and trained survey administrators, many of these challenges would not have existed. However, the Capstone Team had neither funding nor time to fully and clearly address all of the identified limitations, and hence had to adapt in order to achieve a balance between the amount of data collected and accuracy of the data.

Management and Analysis of Collected Data

As surveys were completed in the occupations, one group member collected all of them to ensure they would be properly dated, categorized and stored for safekeeping. This group member carried all of the completed surveys on her person back to Ann Arbor to avoid any possibility of accidental loss or damage.

Once the surveys returned to Ann Arbor, they were serialized and digitized for proper record keeping and for safe storage in an electronic format. Group members then compiled the data for analysis in Excel. Since there were multiple versions of the questionnaire, coding of the data was very intentional to ensure cross-compatibility of the data and accurate analysis. Selection of multiple answer choices and open-ended questions also presented a challenge in data analysis. Open-ended questions were particularly tricky because of having to decipher handwriting in Portuguese then accurately translate the responses. In comparison to coding and compiling the closed-ended question data, the open-ended questions were much more time consuming.

Nevertheless, the team were able to code and compile the data into a large spreadsheet for analysis. Visually representing the data presented another challenge, particularly when trends were seen within diverse regions where occupations were located. In order to ease understanding and analysis, the findings group summarized data by East region (Copa do Povo and Dandara) and Southwest region (Maria Bonita and Nova Palestina). This method helped ensure that regional differences in access to transportation and other aspects could be seen through the data analysis.

Figure 6-6. Survey in the Dark
Focus Groups

In addition to the survey’s demographic data, the Capstone Team also desired to understand occupation leaders’ thoughts on the movement and the housing shortage in Brazil. Through informal focus groups, their unique viewpoints could be attained and better quantified in order to gain insight on the nation’s housing problems from the leader-participant role within the movement.

Prior to leaving Ann Arbor, the Capstone Team intended to use a traditional focus group format with MTST leaders and other organizers of the occupations. The Capstone Team had developed and revised questions for use within the focus groups. The team prepared questions regarding the policies, organization, and MTST individuals to gain deeper knowledge of the social movement and its members. Recorders were rented and brought for recording of the focus group conversations, which would then be translated once returning to Ann Arbor.

However, once the Capstone Team better understood the format and cultural codes of the occupations, these more formalized focus groups seemed to be unattainable. Thus, we conducted group interviews with MTST coordinators, rather than formal focus groups. These mainly consisted of convenience sampling of occupation leaders and Portuguese-speaking Capstone Team members, with on-the-fly translation and occasional redirection from team members. Although these informal settings did not yield more traditional data that would have been collected from the typical focus group format, the information gained led to better insights on the workings of the social movement and their concerns.

Interviews

In addition to collecting data on the participants of the movement, the Capstone Team also desired to better understand how experts in Brazil felt the housing shortage could be best addressed. These groups and individuals were identified prior to leaving Ann Arbor, and meetings were scheduled for when the Capstone Team was in São Paulo. The Capstone Team used a voice recorder and phones to record the interviews, which were transcribed and translated.

These expert interviews took on a variety of formats, including more traditional lecture styles, and some less formal conversations about govern-

Essentially, these were unstructured group interviews. Unstructured interviews are based on a common understanding of participating in an interview, but the interviewer has minimal control. “The idea is to get people to express themselves in their own terms, and at their own pace” (Bernard, 2011). This technique allows the interviewer to learn about a lived experience. It also build rapport between interviewer and interviewees (Bernard, 2011). The Capstone Team conducted unstructured interviews with group coordinators at Dandara and Maria Bonita; the MTST Headquarters; and at various other locations, such as restaurants and relatives’ houses, throughout the trip. Conversations within the focus groups were lead by primarily by the conversation between the occupation leaders and Portuguese-speaking Capstone Team members, with on-the-fly translation and occasional redirection from team members. Although these informal settings did not yield more traditional data that would have been collected from the typical focus group format, the information gained led to better insights on the workings of the social movement and their concerns.
ment policy, non-government groups’ approaches, and theoretical background to housing development. The interviews were generally conducted in English so that the Capstone Team could better understand, but they were recorded nonetheless for reference once the team returned to Ann Arbor.

Interviews included professors from FAU-USP, architects at USINA (a social architecture firm), data analysts from CEM (Center for Metropolitan Studies, Centro de Estudos da Metrópole) and MTST leadership. The interviews were conducted using a semistructured interview format. Semistructured interviews are used when there is only one chance to interview a person. A list of topics is developed before the interview, but there is flexibility to follow new directions based on the interviewees responses (Bernard, 2011). These interviews provided a valuable and important perspective that was not always from the vantage point of the social housing movement, thus allowing the Capstone Team to better frame the housing problem in a broader sense.

The insights gained from these interviews are incorporated into the Qualitative Findings chapter.

References


Quantitative Findings

This section discusses the findings from the Housing Situation Questionnaire and Dweller Supplement. The details of these findings can be found in Appendix 2.

Data in this report was gathered by analyzing the 517 surveys administered during the course of the time the Capstone Team spent in Brazil. The Housing Situation Questionnaire was administered to the Roofless Workers Movement (Movimento dos Trabalhadores Sem Teto, MTST) population at large in four occupations: Copa do Povo, Dandara, Nova Palestina and Maria Bonita. The Dweller Supplement was administered to persons living in Dandara, Nova Palestina and Maria Bonita. Survey responses were coded, logged in and analyzed using Microsoft Excel. Data was coded using a binary method for answer choices when respondents selected more than one response to a survey question. The compiled data was analyzed in three sections: 1) all surveys administered (entire 519 surveys); 2) each occupation (Copa do Povo, Dandara, Nova Palestina and Maria Bonita); and 3) by region, Dandara and Copa do Povo in the East, Nova Palestina and Maria Bonita in the Southwest. We have categorized the survey data analysis into three sections to better communicate our findings. The sections are demographics, civil involvement and housing. We will also compare our survey data to the 2010 São Paulo Metropolitan Area Census.

Age, Race and Gender

The average age of the respondents was 41.5 years. In the occupations surveyed, 49.6% of respondents identified as brown or “Pardo,” compared with 32.4% of respondents in São Paulo Metropolitan Area Census in 2010. Although, White is the next most common response, only 23.1% of survey respondents selected White; a much lower percentage than what is encountered in the metro area (58.8%). The percentage of MTST members at the four occupations who identify as Black is three times greater than in the metro area, 21% and 6.4%, respectively. We can conclude that a large majority of respondents are Brown and/or Black, while less than a quarter of respondents identified themselves as White. It is important to also mention that the least common response from each occupation was Indigenous, slightly more than 1% selected this response.

The next socio-demographic indicator we analyzed from our survey was the gender of respondents. Of the all surveys conducted, 52.1% identified as male and 46.0% identified as female. A majority of respondents identified as men in Nova Palestina and Copa do Povo. In Dandara and Maria Bonita, a slight majority of respondents identified as women. A generalization can be made that almost an even half of respondents identified as men and half identified as women.

Socio-Demographic Profile

As mentioned in the Executive Summary, MTST would like to better understand their members, which comprise the population taking part in land occupations. Therefore, the Capstone Team compiled a socio-demographic profile of MTST members based on surveys administered in four land occupations.

Figure 7-1. Geographical Classification of Survey Results
**Education**

Education is an important part of understanding the hardships of MTST members. The Capstone Team found that almost 20% of all respondents have less than a fourth-grade education and almost 40% have less than a sixth-grade education. The United Nations Educational, Scientific and Cultural Organization (UNESCO) defines functional literacy as attending school for less than four years (Bulletin: Main Project of Education in Latin America and the Caribbean, 1993). Our survey questions limited us to finding exact education levels of respondents because the Capstone Team decided to use ranges for education. Due to the length of the survey four-to-five years of education were combined to create a range. Further analyzing the data, the Capstone Team found education levels varied based on region. The Capstone Team found that 71.7% of respondents in the Southwest region (Maria Bonita and Nova Palestina) and 37.5% of respondents in the East region (Dandara and Copa Do Povo) completed less than eight years of school.

**Household Composition**

Most respondents identified themselves as being both the head of their household and single. In the Southwest region, more than 55% of respondents were the head of their households, while in the East region most respondents (40.9%) selected that their husband/wife or partner was the head of the household. The Capstone Team found that single was the most common marital status response for all respondents, 47.6%. Married was the next most commonly selected response, 24.9%. The East region’s respondents selected marriage at 28.9% and single at 43.0%, while the Southwest region’s respondents selected marriage at 23.3% and single at 49.5%. The Capstone Team observed that although many respondents had partners, Brazil’s law recognizes stable unions as marriage, thus responses for “married” and “union” were combined for analysis. However, respondents with partners who are not legally married under civil law may identify themselves as single.

**Employment**

Accessibility to jobs is an essential part of an individual’s economic opportunity. Over 70.7% of respondents stated that they were employed over 40 hours, 66% of them work informally. The East region had much higher levels of education, with 62.5% of respondents completed nine years or more. Over 40% of respondents in the East region completed high school (12 years full), while only 18.9% of respondents in the Southwest region completed high school (12 years full). The low levels of education were reflected in the fact that more people in the East region land occupations needed assistance in answering the survey.

Over 80% of respondents stated that they have children. For the respondents that did have children, they had an average of 2.5 children per respondent. The Southwest region has an average of 2.6 children per respondent, which is very close to the overall average of the survey. Maria Bonita had the greatest average number of children, with of 2.8 per respondent.
their informally or formally (meaning a formal contract agreement that pays into social security). Of this substantial majority, the Capstone Team found that 38.1% of respondents stated they worked informally. Most respondents (55.3%) work between 40-48 hours a week and 33.7% selected that they worked between 0-39 hours a week. In each occupation, over 26% of respondents selected that they worked between 44-48 hours a week, with Copa do Povo having the highest percentage at 38.8%. More than 30% of respondents in the East region stated that they worked between 40-44 hours a week while 29.4% of respondents in the Southwest region stated similar hours.

The most common open-ended responses for employment were general assistant, mason worker and domestic maid.

**Household Income**

The Capstone Team found that the average household income of the respondents is R$1174, less than half of the average household income of the metropolitan region, R$3054. Over 80% of respondents had an average household monthly income between R$0 and R$1,760. With the Brazilian minimum wage at R$880.00, it is evident that many respondents have limited household income. The remaining 20% percentage of respondents stated that they had an average household income between R$1,761 and R$3,520.

**Living Conditions**

Next, the Capstone Team wanted to understand MTST members’ current living conditions to determine challenges and the extent of inadequate housing.

The majority of MTST members are leaseholders

According to the 2010 census, in the Metropolitan area of São Paulo (SAMPA), 70.8% of the households own their own houses or apartments, whereas only 6.4% of the MTST members own their own property. More than half of the MTST members are leaseholders. And 23.3% of MTST members live in houses “by favor,” meaning they temporarily live with a family member or friend. In addition, 27.0% of the respondents are currently living in the occupations. However, this high number may be attributed to our sampling technique of convenience samples at three on-land occupations. There is a significant shortage of housing for MTST members and the situation for the Southeast region seems to be more severe.

MTST members lack the access to tenure security

Based on the surveys the Capstone Team collected, only 30.2% of the respondents have a formal rental contract; 28.9% of the respondents have verbal agreements, and 34.8% of the respondents claimed that they did not have any kind of legal title for their current dwelling. This high proportion indicates a significant lack of access to tenure security among the MTST members.

Monte Carlo analysis

More than one fourth of the households have more than three persons per bedroom

When analyzing housing deficit, the Capstone Team also considered housing conditions, such as over-crowdedness. In Brazil, academia uses three residents per bedroom as the threshold of over-crowdedness (Acolin & Green, 2014). Based this standard, 26.7% of the respondents are suffering from over-crowdedness.

MTST members have less access to basic services

As an indicator of housing conditions, the Capstone Team chose water supply, access to electricity, private toilets and trash collection to evaluate the respondent’s’ access to basic services. The survey results demonstrate that the respondents’ living conditions fall behind the metropolitan standard. Based on the data that we collected, 10.6% of the respondents do not have a toilet located inside of their house; while according to the census, only 1.3% of the households in the metropolitan area do not have exclusive-use toilets.
Meanwhile, the households without formal access to piped water make up 15.1% of the total respondents,
while the proportion in the metropolitan area is 2.3%. Among the respondents, 74.3% have their trash collected directly by public or private service, while 94.7% of the households in the metropolitan area have access to this basic service. The Capstone Team should also note that 9.4% of the respondents burn their trash or throw it on empty land or in a water body, while none of the formal settlements of the metropolitan area reportedly deal with trash in this way. Precarious trash collection will increase the burden on the environment and is a threat to public health. Access to formal electricity is slightly different from the other three basic services. In the East region, 90.5% of the households have access to electricity, while 99.9% of the metropolitan area has formal electricity. However, the situation in the southwest region is much worse, with only 68.6% of the respondents having access to electricity.

Majority of the respondents are living in SAMPA’s periphery

More than 60% of the respondents live in neighborhoods on the periphery of the metropolitan area, where the land values are relatively lower than the city center. The low land value and affordable housing have attracted low-income populations. However, since the employment opportunities still concentrate in the city center, living in the periphery has increased the commuting time of the residents (da Cunha, 1996). Additionally, many of these areas lack access to infrastructure. About 16% of the respondents are living in a favela, and 1.5% of them are living in other informal settlements. These favelas and informal settlements have poor living conditions and limited access to formal infrastructure.

Even though overall living conditions are extremely troubling, 32.3% a majority of the respondents have lived in their current housing for more than six years; and 18.9% for four to six years. While households living in the current housing for one to three years account for 27.8% of the overall respondents. On the basis of the above data, we can conclude that MTST members have a demand for improvement of their living conditions.

Transportation

Over 90% of all respondents identified ‘bus’ as their method to travel to work followed by Metro, 44.8%, and walking, 27.4%. Taxi and personal vehicle usage were among the least common methods of traveling to work, 17.1% and 17.7% respectively. In the East region, 95% of survey respondents selected bus, followed by Metro (70.5%) and walking (56.7%). The Southwest region also had very high bus usage to work at 93.4%, followed by Metro, 30.9%, and walking 30.8%. In addition, it is important to mention that Dandara had a higher percentage (62.1%) of respondents depended on buses to get to work than any other method of travel. In contrast, respondents from Nova Palestina had much more of balance between transportation methods of home-to-jobs commuting. Overall, respondents in the East region primarily use buses more to get to work, whereas in the Southwest region, other modes of travel, such as Metro, walking, biking and personal vehicles, are slightly more common.

Due to many occupations being located in the periphery, the Capstone Team expected that travel times to jobs were going to be very high and that is exactly what we found. Respondents travel a long way to work from their homes in terms of time. Of all respondents surveyed, 63.2% replied that it took them 60 minutes or more to get from the door of their home to the door of their place of employment. When we examined the results closer, we found that 29.8% of respondents in the East region replied that it took them over 90 minutes to get to work, compared to 47.7% of respondents in the Southwest region. This could be a result of the infrastructure development that has taken place in the East region due to the World Cup and/or slum upgrading. Multiple forms of travel are often required with long commuting times and this indeed is the case with respondents. The Capstone Team found that it takes respondents an average of more than one mode of travel from home to work. That includes any combination of travel modes surveyed, such as walking, bus, metro, bicycle, taxi or personal vehicles.

Data on transportation costs is not easily collected. When asked this question informally, MTST members had difficulties calculating daily, weekly or monthly transportation expenses. This is explained by respondents having to often use multiple modes of travel to get where they are going, which might result in inconsistent costs of travel. Usually, employers subsidize transportation, and even those working informally took a long time to answer this question. However, a majority of the respondents live on the periphery, which requires them to transfer at least once to get to work. Also, São Paulo city buses have different fares than some of the municipalities. Due to high transportation costs, the proportion of MTST members who are facing hous-
Housing Expenditure

70.5% of the respondents are facing housing cost burdens

As the socio-demographic profile demonstrated, the household income of our survey respondents is less than half of the average household income in the metropolitan region. While considering the high land value of SAMPA, household expenditure on housing may have become a burden. Based on the surveys the Capstone Team collected, we analyzed the proportion of housing cost to the household income of each respondent. According to Fundação João Pinheiro (João Pinheiro Foundation) if households making less than three minimum wages spend more than 30% of their total household income on rent, these households are facing housing cost burdens [Brasil. Ministério das Cidades. Secretaria Nacional de Habitação, 2014]. By this definition, 70.5% of the respondents are facing with housing cost burdens.

Housing Problems

In addition to our analysis, the Capstone Team is interested in MTST members’ self-reported housing issues. Therefore, the survey asked the respondents to choose three main problems with their current housing situations. This analysis considered the top three selected responses. Among the 13 choices, 61.2% of the respondents regarded the high expenditure on housing as one of the main problems. While 50.8% of them chose that “it is not my property as one of the main issues, they are more willing to have their own property instead of renting or living by favor. The third main issue varies in different occupations. For members of Copa do Povo, the sewage and sanitation system is a main concern (9.9%); meanwhile, 9.9% of the respondents do not like their neighbors. In Dandara, respondents worried more about the crime; 20.4% of the respondents chose crime as a main problem. In Maria Bonita and Nova Palestina, poor transportation is respondents’ third concern. Especially in Nova Palestina, where 22.1% of the respondents listed transportation as a main issue. Besides the transportation, 21.5% of the respondents in Nova Palestina felt crime was a main concern for their current housing situation.

Civic Participation

Social involvement is a crucial aspect of Brazilian culture and daily life [Vincent, 2003]. São Paulo, as the nation’s economic and political hub, plays an influential role in civic participation. The residents actively engage in various organizations, such as neighborhood associations, religious groups and political parties. In addition, social movements are attracting increasing recognition. The São Paulo housing council reserves 16 out of 48 seats for social movements and in 2007 citywide election, the social movement representatives received 33,000 votes [Donaghy, 2013].
Survey results demonstrated that out of 385 responses from four land occupations, 38.7% of respondents engage in organizations other than MTST. Most respondents take part in religious groups (15.3%) and social movements (11.4%), while the same percent (2.6%) participate in political parties and attend governmental agencies/municipal councils.

In a more in-depth analysis of the occupations, Copa do Povo has the highest participation rate in religious groups (26.6%), social movements (15.6%), the highest levels of engagement in political parties (4.7%) and governmental agencies/municipal councils (6.3%). High levels of public engagement can facilitate advocacy and consensus-building with the government. By contrast, Dandara has the lowest levels of religious group engagement, which only accounts for 7.7% of the 52 responses. However, Dandara’s survey respondents have the highest participation in neighborhood activities, compared with the other occupations. Participation in other social movements is lowest in Maria Bonita (4.7%), Nova Palestina has a similar pattern as the aggregate members’ distribution.

Respondents’ involvement in MTST

About 10% of the enrolled respondents are coordinators

Among all the 376 responses, 96.5% of the surveyed people are officially registered in a MTST land occupation. Among all respondents, 71.7% are general members of the organization; and the distribution of for leader/coordinator and activist is similar, about 10%. Due to the potential mistranslation or lack of understanding local terms for MTST roles, 14.5% of the respondents answered “other” and wrote in a word meaning one of the existing answer options. This phenomenon is more common in the Southeast region than the East region, 18.1% and 6.2% respectively.

Most people heard about MTST from families and friends

Regarding the question of how survey respondents heard about MTST, over 75% selected “from friends and family members.” Despite the relatively small participation in neighborhood associations, 13.3% of respondents from Maria Bonita heard about MTST from their community. Although social media conveys information swiftly and interactively to MTST members after they join the social movement (Lopes, 2014), few survey respondents (2.2%) learned about the social movement from social media like Facebook or Twitter. Furthermore, although 15.3% of the respondents belong to religious groups in addition to MTST, only 2.2% reported that religious groups influenced them to participate in MTST. Political parties had the least impact (0.7%).

Most people were motivated by their struggle for housing

Out of 447 responses, 75.2% declared that they joined MTST for their need of housing accommodations. About one-quarter of respondents chose to join out of altruism with the intention to support the community and help others get housing. At Dandara, approximately one-third of respondents claimed to join the organization due to this reason. The third main reason is dissatisfaction with current housing, especially in Maria Bonita. Furthermore, 1.3% of the respondents in Copa do Povo claimed that social or political activism is important to them, which may result from active involvement in political agencies.

One quarter of respondents claimed to be on-site dwellers, and more than half had lived on-site for more than 15 days.

Over 25% of respondents indicated that they were living on the occupation at the time of survey. The difference between the East (25%) and the Southwest (27.3%) region is 2.3%. Maria Bonita has the highest percentage of respondents living on-site. Furthermore, more than half of the respondents claimed to have lived on-site for more than 15 days; and the Southwest region has 10% higher than the East, which may be a consequence of Copa do Povo’s current landless status. Nova Palestina has the most re-
expressed some dissatisfactions, the Capstone Team finds out that 26% of the respondents do not like or have difficulties following the attendance requirement (MTST takes attendance as criteria to evaluation participants’ qualification to obtain housing units). Many of these respondents pointed out that there were conflicts between their work schedule and the MTST meeting schedule. In addition, 6% of the respondents complained that they had to attend the outdoor meeting even in bad weather. Besides the attendance requirement, 15% of the respondents also listed transportation to the occupation as a main difficulty. The complaints concentrated on the long transit time and the high costs. Meanwhile, some of the respondents expressed their concerns about the marches and the living conditions of the occupation, 13% and 10% respectively.

Chapter Eight

Dweller Supplement

To understand the previous housing conditions of respondents currently living in an MTST occupation (referred to as dwellers), we collected 44 Dweller Supplement surveys from Dandara (7), Maria Bonita (20) and Nova Palestina (17). Despite the limitation of sample size, we gathered valuable information about their previous housing profiles. The results are discussed below.

More than half of the respondents have lived on the occupation for 1-3 years

Less than half of respondents (47.7%) claimed to have been living on the occupation for one to three years and 40% of them lived for less than one year. Only two persons lived in the occupation for more than three years. In comparison, about 80% of dwellers lived in their previous housing for more than one year and 21% lived for less than one year. Regarding those who live on the occupation, about 38.7% indicated they have experienced homelessness. More than one-fifth of the respondents reported spending nights on the street, in a park or under a bridge. Meanwhile, 16.1% spent time in a shelter or “republica” (housing shared by students).

Renting rooms is the main way of previous living and living in neighborhood on the outskirts is the top choice

In the general Housing Situation Questionnaire, more than half of the dwellers rented rooms or houses/apartments as their primary choice of living in the past. In addition, more dwellers previously lived in single rented rooms than...
renting a full unit; this may relate to their possible lower income level. Similarly, 3% more dwellers lived by favor than the general MTST members. However, 9% of dweller respondents previously lived in a house that was owned by the head of household, which is higher than the Housing Situation Questionnaire average (3.3%).

Regarding the previous neighborhood, the responses were the same as the non-dwellers, about 60% of people chose an area on the outskirts as their best option; followed by informal settlements including favelas (23.8%). However, the government-provided housing (9.5%) is three times larger than results from the Housing Situation Questionnaire (3%).

**Dweller’s previous housing condition is similar to the Housing Situation Questionnaire, but with fewer rooms**

Like the general population, most of the dwellers used to have two to three rooms and used one of them as the bedroom. However, the portion of owning a housing unit with one room is higher (23.1%) among dwellers. Regarding water and electricity supply, most dwellers previously had piped water connected to the general network distributor (95.1%) and had electricity through a formal connection (86.7%). Moreover, only 5.1% reported that their previous house’s bathroom was located outside. Therefore, the overall previous living conditions of dwellers is similar to the general members. Thus motivations for moving to the MTST occupation are likely explained by factors other than housing conditions.

Of 38 responses of dissatisfaction with the previous housing, 42% indicated that expensive rent is the main concern, followed by personal issues with household members (28.9%). Housing condition was the least concern for dwellers.

**Dwellers had lower rent than the general MTST members, but the rent increased dramatically in their previous neighborhood**

The average rent for dwellers’ previous housing is R$362.60, which is one-third less than that for the general members (R$536.40). Living in government-provided housing and lower-standard housing may be the possible causes.

**Key Findings**

- Half of the respondents identify their race as “Brown”
- The percentage of functionally illiteracy rate of the respondents is higher than that of the metropolitan area
- Average monthly household income of the respondents is R$1,174 ($329), which is less than half of that of the metropolitan area
- More than half of those who are employed are working informally
- The majority of MTST members are leaseholders
- MTST members lack the access to tenure security
- More than one fourth of the households have more than three persons per bedroom
- MTST members have less access to basic services
- Majority of the respondents are living in SAMPA’s periphery
- 70.5% of the respondents are facing housing cost burdens
- About 10% of the enrolled respondents are coordinators
- Most people heard about MTST from families and friends
- Most people were motivated by their struggle for housing
- A quarter of the respondents claimed to be on-site dwellers, and more than half had lived on-site for more than 15 days
- Participants’ Attitudes towards MTST Activities
- More than half of the dweller respondents have lived on the occupation for 1-3 years
- Renting rooms is the main way of previous living and living in neighborhood on the outskirts is the top choice
- Dweller’s previous housing condition is similar to the Housing Situation Questionnaire, but with fewer rooms
- Dwellers had lower rent than the general MTST members, but the rent increased dramatically in their previous neighborhood
- About two thirds of the respondents live on the periphery of the city
- Sixty-three percent of the respondents spend more than 60 minutes on commuting
of this difference. Moreover, 82.4% of dwellers indicated that the rent increased “more than normal” in their previous house. Specifically, 40% of dweller respondents claimed that their rent had increased by more than R$130 at the time they moved to the occupation. In other words, if one rented a house at the average rent of R$362.60, the rent increased by more than one third of the original price. Only 12% of dweller respondents experienced an increase of less than R$29. Hence, the dramatic increase of rent may explain their move to the occupation.

Apart from rent, the construction of new residential or office developments in the previous neighborhood may be another cause of leaving. However, most dweller respondents did not indicate that new construction occurred in their previous neighborhood at the time they moved to the occupation. Additionally, 42.5% of the persons living with the dwellers in their previous housing remained in that house, while only 15% moved with the respondent and 17.5% transferred to another house.

Reference:


This section is framed as “issues understood from fieldwork.” The Capstone Team’s conversations, interviews, and fieldwork experiences with MTST and other housing policy expert led to a broader understanding of the challenged faced by the Roofless Workers’ Movement (Movimento dos Trabalhadores Sem Teto, MTST) and concerns with My House My Life (Minha Casa Minha Vida, MCMV). These qualitative findings are categorized by topic into the following sections: housing deficit; MCMV; land use and infrastructure; housing and environment; transportation and employment; and zoning and metropolitan planning. Insights gained from field experiences helped share the Capstone Team’s recommendations, which are discussed in the next chapters.
Chapter Nine
Housing Deficits

Low Supply in Rental Market and High Vacancy Rate

According to USP Professors’ João Mayer and Camila D’Ottaviano, jobs in São Paulo have re-concentrated in the city center, especially service sector jobs. However, available housing in the city center is unaffordable for the low-income population. The rental market in the city center does not address the housing demands of the low-income population. Paradoxically, São Paulo’s housing stock faces high vacancy rates. From 2000 to 2010, the population of São Paulo city increased by 8% (J. Meyer, FAU-USP, personal communication, March 8, 2016); whereas, in the same period, the rate of population growth in São Paulo city center decreased. The 2000s have witnessed a huge growth of population in the periphery, as the middle-class moved to gated communities outside of the city, from 2000 to 2010, population in the city center decreased, while the housing stock increased 20%. The contradiction between the population decrease and the housing stock increase was due to the real estate boom that started in 2007. As Brazil experienced economic prosperity from 2003 to 2010 (Leahy & Wagstyl, 2011), the government promoted mortgages by reducing the interest rate in order to stimulate consumption and economic growth. During this real estate boom, people tended to overinvest in the market. Many housing developments sold out even before construction was completed. The average construction duration is three years (J. Meyer, FAU-USP, personal communication, March 8, 2016).

Although the housing stock has grown substantially, since 2010 Brazil’s economic growth has slowed down. In 2015, Brazil started to suffer from an economic recession. Under this circumstance, many property owners of those newly-constructed housing units took these units out of the rental market. Two reasons have contributed to this phenomenon. First, the economic crisis priced renters out of the rental market. Furthermore, in Brazil, because of the limitation of legal regulations, it is hard to evict people from the rented units. According to Brazil Tenancy Law (Law no. 8.245/91), unless there is a written request from the property owner for the vacancy of the property within 30 days after the end of the lease, the lease renews automatically. In addition, the property owner cannot raise the rent freely. The rent can only be increased annually if the lease contract contains an agreement of a fixed increase rate. Otherwise, to change the rent, the owner or the renter has to ask judicially for a contract revision to modify the rent based on the market price three years from the date when the contract was signed (Bastos-Tigre, Coelho da Rocha e Lopes Advogados, n.d.). In consideration of this law and land speculation purposes, property owners have chosen to hold their housing units until the economy recovers, instead of putting their property on the market to generate rental revenues. Second, property owners may not put their units on the rental market due to capital investment required to prepare the units for rental. In the current hard economic situation, property owners are reluctant to do so. These aspects have contributed to a high vacancy rate in the rental market.

Affordability

The high rent has prevented the low-income population from living in the city center. In São Paulo city center, the average rent range for 100m2 (1076.39 ft2) is between R$2,400 and R$3,350 per month (Utsumi, 2014), which has exceeded the affordability standards for households earning between zero to three minimum wages (R$0-R$2,640). The Ministry of Cities (MCidades) defines households that spend more than 30% of their household income on rent as facing a housing cost burden (Brazil. Ministério Das Cidades. Secretaria Nacional De Habitação, 2012). Following this definition, households earning zero to 10 minimum wages have difficulties renting in the metropolitan center. As mentioned above, in recent years, São Paulo’s jobs are
qualitative findings 91

Figure 9-2. Housing Deficits in SAMPA

Since the 1930s, huge amounts of migrants have swarmed into São Paulo. The construction and development of the infrastructure could not keep pace with the growth of the city; the periphery lacks access to adequate infrastructure. The periphery is self-constructed over several years and process of infrastructure consolidation can take decades (Caldeira, 2015). Most self-constructed favelas do not have effective sewage systems and waste management systems. Moreover, since the favelas are low-rise and high-density development (Williamson, n.d.), it is difficult to install modern roads and utilities.

In addition to the infrastructures, people living in the peripheries have precarious access to social facilities, such as schools, clinics, supermarkets, transit hubs, and parks (Simone, MTST, personal communication, March 8, 2016). Moreover, many developers rezone their land into agricultural or industrial use for the sake of tax exemptions. This happened to the land MTST occupied in the eastern periphery of the city, which they called Copa do Povo. It was only after MTST camped at city hall that the city promised to rezone the area into residential (Josué, MTST, personal communication, February 28, 2016). Downzoning may decrease the taxation collection, thus, in turn, exacerbating the unequal provision of public services to those who live on such properties. Among all the facilities, school is the most crucial. Educational inequality in São Paulo is so severe that the children from poorer families have limited access to higher education given the low quality of elementary, middle, and high schools in São Paulo’s periphery (E. Marques, CEM, personal communication, March 10, 2016).

To address the need for infrastructure and social facilities, MTST has negotiated with the municipal government actively. The movement successfully gained the government’s promise to build a community center, with a library, a movie theatre and a classroom, near MTST headquarters and recently built MCMV-E housing units. Meanwhile, in João Cândido, although MTST failed to have a school built on site, the State of São Paulo agreed to enlarge three nearby schools to accommodate the children living in the condos (Simone, MTST, personal communication, March 6, 2016). Furthermore, MTST has already participated in the master plan council of São Paulo (A. Pimentel Walker, University of Michigan, personal communication, March 6, 2016; Conselheiro, personal communication, March 5, 2016).

Limitations on the Estimate of Housing Deficits

The Brazilian Census methodology may underestimate the housing deficit. According to the Capstone Team’s interview with Dr. Eduardo Marques, director of the Center for Metropolitan Studies (Centro de Estudos da Metrópole, CEM), the census surveyors working on collecting data in favelas get paid more than the others and need to receive special trainings. Thus, before conducting the census, the Brazilian Institute of Geography and Statistics (Instituto Brasileiro de Geografia e Estatística, IBGE) has determined the location of favelas to appoint the limited-numbered favela surveyors (E. Marques, CEM, personal communication, March 10, 2016). In this way, many of the substandard housing that have similar situation with the favelas may not be taken into consideration as favelas. Thus, census cannot reflect the actual housing deficit in Brazil.

1 In 1992, the new Brazilian healthcare system (SUS) was founded and following this, states and municipalities put forward laws and created local health councils for oversight purposes. “These councils are legally empowered to inspect public accounts and demand accountability, and some strongly influence how resources for health services are spent” (Barrett & Um, 2013).
Chapter Ten
MCMV

Through discussion with MTST members, the Capstone Team learned of key challenges with MCMV programs and condominums. These challenges stem from the process and product difference between developer-led (MCMV) and social movement involved (MCMV-E) projects. Sectors of civil society who are oriented towards social control of government projects and programs tend to favor MCMV-E over developer-led MCMV. For instance, USINA, a socially oriented architecture firm, insists on increasing involvement of social movements in the provision of social housing (personal communication, March 4, 2016). This section discusses the various stakeholders’ concerns about MCMV, according to the Capstone Team’s interview findings.

MCMV as an Economic Stimulus Program

The launching of MCMV in 2009 aimed to prevent and overcome the 2008 global economic recession. The affordable housing program was designed to increase employment through construction jobs (see Housing chapter for more information). The Growth Acceleration Program (Aceleração do Crescimento, PAC) and MCMV are Keynesian–designed to stimulate short term growth through increased spending—programs intended to shield Brazil from job loss, rather than focusing on improving urban housing conditions (E. Marques, CEM, personal communication, March 10, 2016). This economic stimulus role set a precedent of focusing on the developers.

Essentially, MCMV was implemented to rescue developers and builders on the brink of bankruptcy (Simone, MTST, personal communication, March 6, 2016). It was implemented very quickly, due to its Keynesian motivation; which empowered developers. Furthermore, MCMV was highly influenced by connections between the Lula government and the housing industry. In the program’s implementation, developers were able to use their connection to the government to essentially have free reign as MCidades was “run over with a truckload of money” (E. Marques, CEM, personal communication, March 10, 2016).

MCMV benefits to Developers

Throughout MCMV’s history, developers have made significant profits (Simone, MTST, personal communication, March 6, 2016). Furthermore, the developers are more concerned with speed of project completion than quality (Josué, MTST, personal communication, February 28, 2016).

The problems with a focus on developers, rather than residents, is highlighted in the example of João Cândido. The João Cândido condominums are one of MTST’s success stories from occupying land (see Our Client chapter for more detail). The design of João Cândido was originally led by a developer. The initial design did not create a livable community. It included a large wall that would isolate the complex. Additionally, the plan lacked parks and playgrounds. With corridor width less than 90cm (35.4in), the complex design was not suitable for wheelchair accessibility. Moreover, the design was not an efficient use of space. Finally, the proposed designed exceeded MCMV-E price ceilings. USINA, a social architecture firm, intervened and proposed a mixed-use development (USINA, personal communication, March 4, 2016).

MTST’s involvement in the construction process has improved the quality of the housing units. Since the social movement decides which developers and architecture firm to hire (see Housing chapter for details on MCMV-E contract types), the units are a third to a half larger than developer-led (MCMV) units. This is due to the ability to choose firms that are less profit oriented (Simone, MTST, personal communication, March 6, 2016). Additionally, involvement of MTST in the process allows them to decide the quality of the materials and monitor the construction process (Josué, MTST, personal communication, February 28, 2016). Thus, USINA argues for increased involvement for social movements.

USINA envisions MTST working directly with social architecture and construction firms, rather than hiring a developer, to overcome problems with developer-led projects. With increased involvement in the construction pro-
cess, social movements can have control of the housing development project, demonstrating respect towards housing beneficiaries. USINA’s idea is to hire small construction companies to work in cooperation with social movements. However, USINA recognizes that tensions between developers and social movements, and the movements’ capacity for participating in and managing construction remain challenges (USINA, personal communication, March 4, 2016).

**MCMV Funding**

Prior to MCMV, several funding programs existed for social housing. This allowed architecture firms to have more freedom to choose interesting projects. With the implementation of MCMV, the other funding sources were eliminated. Since MCMV is the only option for funding for social housing, architecture firms are left with little flexibility in selecting projects. Allocation of MCMV funds is a key concern. According to USINA, only 2% of funding goes to MCMV-E (personal communication, March 4, 2016).

**Chapter Eleven**

**Housing and Environment**

Many new settlements are built on soft soil that could potentially endanger SAMPA when flooding occurs. Between 2012 and 2014, many residential settlements were built to the east of São Paulo, despite the fact that increased settlement in the eastern part of the region will likely result in soil damage and increase flood risks. The number of informal settlements in peripheral areas contain environmentally-sensitive small rivers also contributes to the flooding risk. With hills and more rivers to the north and delicate soil to the east, SAMPA should only expand west, towards Sorocaba, or southwest (J. Meyer and C. D’Ottaviano, FAU-USP, personal communication, March 8, 2016).

One example of settlements being built on soft soil is the MTST occupation Maria Bonita in Itapecerica da Serra. Maria Bonita is located in a marsh, but state and local government officials have agreed to allow Maria Bonita residents to build 739 apartment units on the site. To help reduce the risk of contaminating the ecosystem, MTST plans to build using environmentally-friendly techniques. The buildings will have green roofs and 30m2 for community gardens. Though Maria Bonita is on a hill, they plan to build the buildings within the hill to not displace any soil. MTST has been negotiating with the state of São Paulo’s environmental agency (Secretaria do Meio Ambiente) to build social housing on five similar marsh areas around SAMPA. While MTST is concerned about the environment, MTST coordinators believe designating the land for environmental protection sometimes is used to evict occupations so high-income housing can be built on open land (Jussara, MTST, personal communication, March 3, 2016). The additional infrastructure needed for housing should also be considered in a project’s environmental impact.

Building more housing in São Paulo is a complex issue because of its delicate ecosystem. Originally built on a forest, more than half of SAMPA is green space that should be environmentally protected to avoid negative harm. Additionally, São Paulo is surrounded by water. It is the metropolitan area with the most river springs in the world. This distinction causes frequent flooding. However, these waters travel far away from SAMPA, which potentially leave too little water for the area when drought conditions occur (J. Meyer and C. D’Ottaviano, FAU-USP, personal communication, March 8, 2016).
To get to work, many people travel long distances due to spatial mismatch of jobs and residency. Furthermore, poor public education in low-income neighborhoods has discouraged job creation in these areas. Thus, many people travel along the corridor between São Paulo and Campinas for work (95 km north of São Paulo) (E. Marques, CEM, personal communication, March 10, 2016). Many workers in the periphery also have to get up in the middle of the night to travel for more than two hours on public transit to get to work (Josué, MTST, personal communication, February 28, 2016).

Historically, jobs have been concentrated in the city center and along the major rivers, but people lived elsewhere, which has fueled São Paulo’s ongoing traffic congestions. However, most new residential developments built between 2012 and 2014 are located in the city center and the eastern part of the city. Jobs continue to be located near the city center, the Tiete River, and increasingly, the southwestern part of the city. Most new companies are in the southwest and near Pinheiros’ district. A survey by São Paulo transportation planners shows that there was a massive real estate boom from 2007 to 2012, particularly in 2007 (J. Meyer and C. D’Ottaviano, FAU-USP, personal communication, March 8, 2016).

Since many new MCMV housing projects are not built near job centers and there is no money to build commercial and industrial centers near the periphery because of the current recession, MCMV often exacerbates transportation accessibility issues. MCMV projects become very expensive because providing infrastructure and access to jobs near the residential development costs much more than building housing (J. Meyer and C. D’Ottaviano, FAU-USP, personal communication, March 8, 2016). MCMV projects become very expensive because providing infrastructure and access to jobs near the residential development costs much more than building housing.

Workers from the periphery pay for their transit costs in many ways. The city of São Paulo provides a monthly bus pass for R$140 that allows access to 20 bus routes per day for a month. Destabilized people and students who cannot afford do not have to pay bus fares. Students won the right to free transit fare during the 2013 protests. If a rider has registered for the card but didn’t pay, he or she can pay R$3.80 for one metro and two bus rides. If the rider did not register for the card, he or she has to pay an extra R$2 for each route (Josué, MTST, personal communication, February 28, 2016). People with low-income jobs pay their own bus fare, people without a job will often sell things to get around (Simone, MTST, personal communication, March 6, 2016).

When MTST starts a new occupation, they look for places that have substantial access to transit. However, traveling to MTST headquarters (the location of the João Candido housing project) in Taboão da Serra requires a bus fare of R$4.45, which is higher than the bus fare inside São Paulo of R$3.80. (Simone, MTST, personal communication, March 6, 2016).
Land Use, Zoning and Master Plan

Lack of Enforced Mixed-use Zoning

Mixed land use refers to concentrated development, especially in transit areas. It is part of the “smart growth” strategies to create a combination of residential, commercial, and civic uses (MAPC, 2006). Adopting mixed-use helps trigger community revitalization, encourage flexible and efficient land use, increase revenues and create jobs, along with reducing commuting time and car dependency (MAPC, 2006). MTST’s new development project, João Cândido, is a mix of housing and commercial uses. The Home Owner Association (HOA) of the community is in charge of renting out the commercial space, which generates revenues to reduce residents’ HOA fees and cover maintenance costs. Therefore, the residents can benefit from a more affordable housing situation (Simone, MTST, personal communication, March 6, 2016).

São Paulo realized the benefits of mixed-use and enacted zoning for mixed function in the 1970s. The municipal government regarded zoning as the most crucial urban control mechanism and divided the city into eight zones in the Integrated Development Master Plan (Plano Diretor de Desenvolvimento Integrado, PDDI), São Paulo’s first official master plan (Campos & Somekh, 2010). Apart from Z1, Z7, and Z8, all other zones consist of mixed-uses. For instance, Z2 represents predominantly residential with local commerce/services; Z4 is for mixed density neighborhood center; and Z5 is for compound Central Business Districts (Nobre, 1998). The objective is to enhance efficient land use. In 1992, Z2 represented about half of the land use designation in São Paulo city (Rolnik, 1992), which corresponds with land market expansion during that time (Nobre, 1998).

More recently, in the 2014 new master plan, São Paulo adopted new tactics to encourage developers to create mixed use developments, including housing, commercial and public amenities (Citylab, 2014). The goal of the plan is to create a socially equal city, with denser population along the transit lines, and less dependency on automobiles (Indevcapital, 2015). The plan divides the development area into two categories: Area I and Area II. Regarding Area 1, in exchange for additional building area and height constraints exemptions, the developers can purchase the “additional air rights” to cover the cost of urban improvements, including social housing, public transportation, school facilities and other public spaces. These tactics are especially attractive because developers will not sacrifice their construction potential; in fact, they can gain 20% more construction capacity. At the same time, the municipality can cater to social welfare needs (Indevcapital, 2015). Despite the fact that the new plan may change the 40-year dominant trend of gated communities (Citylab, 2014), the main critic is the possibility to increase housing prices by 5% (Indevcapital, 2015).

Even through the master plan was well designed in theory, the local government failed to implement the mixed land use enforcedly and thoroughly. Based on an interview with USINA (a social architectural firm), the Capstone Team learned that even the government-supported projects are mono-functional (USINA, personal communication, March 4, 2016). The practical encouragement of mixed-
use relies on the attractiveness to the developers as well as the simplicity of requirements (MAPC, 2006). It remains to be seen whether the 2014 São Paulo Master Plan is just an idle theory or genuine reform.

**Scarcity of ZEIS 2 and 5**

Federal housing policy requires that MCMV housing projects be built on Special Zones of Social Interest (Zonas Especiais de Interesse Social, ZEIS) land uses. “ZEIS are for affordable housing only” (Alfonso, MTST, personal communication, March 6, 2016). However, earmarking vacant land as ZEIS can be very challenging, since there is no clear definition of ‘social function’ in the legislation (Rodrigues, 2010). Although the City of São Paulo’s government is trying hard to identify ZEIS with social movements, the effectiveness is still unsatisfactory.

Furthermore, the allocation of ZEIS is also problematic. In São Paulo, in the circumstances where the ZEIS that have already been occupied by favelas and other types of informal settlements, building new houses means demolition of the existing settlements. Thus these kind of ZEIS (ZEIS 1 and 3) are not very likely to be utilized as new housing projects. ZEIS that are located in the environmental sensitive areas are not suitable for construction from the perspective of sustainable development. Based on the geographical distribution and inner characteristics of the five ZEIS types, it is most likely that new MCMV housing projects can be built only on ZEIS 2 and 5, which are very scarce and fragmented. ZEIS 2 and 5 have a total of 17.3 km² in São Paulo city, which accounts for only 10% of the total area of all types of ZEIS (Política de Desenvolvimento Urbano e o Plano Director Estratégico do Município de São Paulo, 2014). Thus, not only limited funding, but also limited ZEIS area constraint the building of affordable housing in the city.

**Intransparency and Inconsistency of São Paulo Master Plan and Zoning Law**

Although the Master Plan and Zoning Law regulates land uses through the participatory process, politically powerful people are still able to influence zoning. “The big businesses, developers, and investors are still able to claim lands through political influence” (Alfonso, MTST, personal communication, March 6, 2016). Special Zones of Social Interest (ZEIS) were created under the City Statute to regularize existing informal settlements and allocate empty urban land for future affordable housing. ZEIS in São Paulo are classified as five types. ZEIS 1 is located at where peripheral slums and popular irregular land settlements are. ZEIS 2 represents empty or underused areas for promotion of social housing. ZEIS 3 means areas with slums or tenements housing in environmental protected zones. ZEIS 4 is an empty land that is adequate for housing, but in the environmentally protected zones. ZEIS 5 stands for empty or underused land that is located in areas with infrastructures and areas where there is private interest in producing housing development in popular and social interest market.

**Figure 1. São Paulo Master Plan Encourages up to 20% of the Construction Potential with Mixed-use, 2014**

**Figure 13-2. São Paulo Master Plan Area Divisions, 2014**
ers, and bankers gain political power by financing the political campaign, hence they can avoid the progressive taxation by changing the zoning law,” as previously stated (Alfonso, MTST, personal communication, March 6, 2016). The capacity of the private sector to interfere in urban planning policy in São Paulo is directly related to the interests of the public sector in conducting the intermediation of interests and advancing their political agenda. According to Hoyler (2015), sometimes, the initiator of rezoning is actually the public sector. Seeking financial supports from private sector, politicians may offer conveniences of rezoning to developers. These reciprocities from under-the-table transactions lead to unjust land resource allocation. In terms of the black-box operation and corruption, “political scandal comes out” (Alfonso, MTST, personal communication, March 6, 2016).

In light of the interviews with MTST members, the problem caused by the lack of transparency of the rezoning process may further lead to the citizens’ distrust in government. Eventually, it might be increasingly difficult to get citizens involved in the participatory planning process since there are black-box decisions. What is worse, it might lead to more political turbulences or even violent resistances. Moreover, São Paulo’s master planning process is heavily dependent on the political orientation of those in power. One of the MTST coordinators said, “The Master Plan updates every 10 years, so we have 10 years to do as much as we can, or the rules of the game can change again” (Alfonso, MTST, personal communication, March 6, 2016). The inconsistency of the Master Plan might lead to disconnections of governmental projects. For example, current affordable housing projects might be discontinued if the ruling party (Worker’s Party, Partido dos Trabalhadores, PT) falls out of power. The political turbulences might overwhelm the effectiveness of the Master Plan and Zoning Law of São Paulo.

Absence of Cooperation between Municipalities

The city of São Paulo has a housing deficit of over 300,000 households (Secretaria Municipal de Desenvolvimento Urbano & EMBRAESP, 2014) and less than 50% percent of ZEIS areas in the city have been fully built out (Holmes, 2016). A similar but less reported problem occurs in other municipalities in SAMPA. While many municipal governments outside of São Paulo want to work on reducing the housing deficits of these areas, they are likely to focus on solely providing housing residents within their own boundary.

Furthermore, even though the state government of São Paulo established development and housing councils (Conselho Municipal de Habitação) as well as a regional development fund for metropolitan areas in 2011, the effects are still limited. Based on the Capstone Team’s observation and experience, metropolitan data is really scarce for certain topics. For example, the Capstone Team had difficulty finding data that describes regional tenure status. More importantly, zoning categories, especially ZEIS, are defined and classified differently in different municipalities. Thus it is hard to compare or refer zoning characteristics among municipalities in the São Paulo metropolitan region. Meanwhile, there is no available standardized regional zoning

Figure 13-4. Special Zones of Social Interest (ZEIS) - City of São Paulo, 2015

Figure 13-5. Municipalities do not like to build housing via MCMV with beneficiaries that do not vote in their jurisdiction.

Figure 13-6. Regional MTST Headquarter Assembly
map, which intensifies the noncompliance between municipalities to conduct affordable housing projects.

References:


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Part 3
Recommendations

- **Scenario 1:** MCMV Improving
- **Scenario 2:** Discontinuation of MCMV and Shrinkage of Housing Funds
- **Scenario 3:** Additional Urban Policies
This section contains recommendations developed by the Capstone Team for the Roofless Workers’ Movement (Movimento dos Trabalhadores Sem-Teto, MTST). The recommendations are informed from the Capstone Team’s fieldwork in São Paulo, Brazil, which included surveys, interviews and other qualitative methods (see Methods chapter for details).

The recommendations are conceptualized under three different scenarios that represent potential political and economic environments MTST may face. The first scenario, Improving MCMV, proposes action steps to improve the current MCMV program to better meet MTST needs. The second scenario, Discontinuation of MCMV and Shrinkage of Housing Funds, imagines a situation where support for social housing declines due to the political and economic landscape; and thus proposes alternative avenues for securing adequate housing for MTST members. The third scenario, Additional Urban Policies, addresses challenges beyond housing.

Based on the Capstone Team’s findings (see Quantitative Findings and Qualitative Findings chapters), the following five recommendations propose ways to improve MCMV.

**Recommendation 1: Empower Social Movements**

**Problem**

For the two types of Non-refundable Funding for low-income households of Group 1 (with income up to 3 minimum wages), My House, My Life Entity (Social Development Fund) only takes the portion of 3% compared with 97% for Residential Leasing Fund (R$ 0.5 billion as opposed to R$ 16.5 billion; equivalent to US$ 0.27 billion and US$ 8.9 billion), but it proves to be successful in terms of the quality of the housing stock and project design typologies produced. Apart from the limited amount of funding, the criteria of application, requirement for resource allocation, assessment and licensing processes is tight for most of the members in the Entities. Moreover, most of the members of social movements in São Paulo are from the popular class with less access to lobby the project government.
approval. Hence, the housing projects usually take years before they go to construction, which is time-consuming and waste of human resources. In addition, the lack of the partnership between social movements, construction companies, design firms cause the low efficiency of the construction process. Moreover, the members and leaders of social movements, who usually are of lower education, are struggled to do so without technical assistance. All these difficulties make the housing project slow in process. The people in the social movements then need to stay in the precarious living condition longer. (UN-Habitat, 2013)

Goal
Recognizing the benefits of MCMV-E, the goal of this recommendation is to increase the amount of funding for MCMV-E projects. Moreover, increased participation of recipients of social housing in project management is encouraged.

Objectives
1. Enlarge the portion allocated to MCMV-E Residential Leasing Fund from 3% to 10% incrementally
2. Improve the MCMV-E application process
3. Facilitate partnership between social movements, construction and design companies, and social architecture firms.
4. Provide technical assistance and educational training program to members of social movements

Action Step
Short-Term
The federal government should enlarge the portion of MCMV-E from the Residential Leasing Fund from 3% to 6%. Social movements should utilize the enlarged funding allotment for technical assistance and educational training programs. These training programs will increase the capacity, and therefore autonomy, of social movements and organizations. The education assistance should involve how to apply for funding, a detailed training program on housing construction work and condominium management.

Long-Term
The Ministry of Cities (MCidades) should enlarge the portion of MCMV-E from Residential Leasing Fund from 6% to 10%. Increased funding to MCMV-E will allow for government-sponsored programs to build partnerships between social movements, construction companies, social architecture firm and design companies. For example, conferences for social movements would facilitate information sharing. Also the Federal Savings Bank (Caixa Econômica Federal, CAIXA), which is responsible for approved MCMV project proposals, should streamline the application process for social movements by decreasing the time for approving projects and issuing environmental licenses. (UN-Habitat, 2013)

Limitations
Enlarging the portion of MCMV-E funding from the Residential Leasing Fund means that the funding for the income Groups 2 and 3 will decrease. (see Housing chapter for details on income groups) Thus reallocation of funding may face opposition from beneficiaries in Group 2 and 3 as well as developers.

References:


Figure 14-2. Recommendation 1 Mechanism

Increase the Funding From 3% to 10%

Ministry of Cities help build Partnership - movements and construction company

Technical Assistance

Prioritize MCMV Entity Application

Uruguay Case Study
FUCVA (Winner of World Habitat Rewards in 2013)

Housing Cooperatives (FUCVAM), in 1970, was a fundamental factor in the consolidation of mutual aid cooperatives as a social force, becoming one of the most powerful urban social movements of contemporary Uruguayan history. (FUCVAM, n.d.)

FUCVAM has a training center where they hold workshops on housing constructions, social politics and cooperative management, organization and administration for their members. They have just recently launched a training program for community teachers based on the teachings of Paulo Freire, author of The Pedagogy of the Oppressed, who is best known for his groundbreaking work on popular education to combat illiteracy. (Fox, 2007)
Chapter Fifteen

Recommendation 2: Comprehensive Community Development

To address MCMV’s tunnel vision approach to housing policy, the Capstone Team proposes four strategies to facilitate comprehensive community development. These recommendations provide action steps to improve MCMV and additional avenues to finance development and increase job access.

Problem

MCMV condominiums are located far from services and land use types that support holistic community development. The program focuses on providing housing units, while neglecting aspects of livable communities, such as schools, access to health clinics, local businesses and public transportation. Since MCMV projects are located in the periphery, they are already at a disadvantage for connectedness to São Paulo city center, infrastructure, jobs, and social services. Due to the lack of infrastructure at the periphery, a substantial majority of people surveyed (63.2%) need to travel over an hour to get to work. Almost half (47.4%) of respondents from the Southwest region and just under 30% of the respondents from the East region need to travel over 90 minutes.

Goal

People living in the periphery embrace it as an identity (Longo, 2012); thus the recommendation for community development capitalizes on the role of place making, rather than seeking alternative locations for MCMV projects. The goals of the comprehensive community development recommendations is to support educational and economic opportunities for MTST members; stimulate the local economy by providing services and employment opportunities near MCMV projects; increase access to health care; increase access to public transportation; and extend infrastructure provision.

Objectives

1. Establish a federal comprehensive community development grant program
2. Explore alternative sources of funding through nonprofit organizations and foundations
3. Increase MTST influence on housing policy through participation in local councils and the master planning process
4. Develop plan for portioning funding towards improving transportation access for MTST members and MCMV-E residents

Strategy 1: Comprehensive Community Development Federal Grant Program

To support MCMV projects, the Capstone Team recommends that MTST lobby for a federal grant program designed by the Ministry of Cities (MCidades), in partnership with the Ministry of Transportation (Ministério dos Transportes), Ministry of Education (Ministério da Educação, MEC) and Ministry of Health (Ministério da Saúde, and supported by National Social and Economic Development Bank (BNDES) to provide funding for comprehensive community development. By providing funds beyond MCMV’s price ceiling, the grant would promote mixed-used development, green space, access to transportation and economic development through infrastructure improvements, paratransit vehicles¹ and job training centers. Requiring participatory site planning in the grant application encourages resident investment in the project and enhances Brazil’s goal of participatory decision making in social issues. The grant program is designed for nonprofits and social organizations to supplement their existing activities. It should also contain a training element for capacity building in applicant organizations.

BNDES would finance the grant program. BNDES is a state-owned development bank (Lazzarina, Musacchio, Bandera-de-Mello, & Marcon, 2014). Its mission is “to foster sustainable and competitive development in the Brazilian economy, generating employment while reducing social and regional inequalities” (BNDES, n.d.a). BNDES focuses on “innovation, socio-environmental development, as well as local and regional development, prioritizing the less developed regions in Brazil” (BNDES, n.d.b). The proposed grant

United States Department of Housing and Urban Development (HUD) Sustainable Communities Regional Planning Grant

Grant program to support locally led initiatives for community development and partnerships to promote the Six Livability Principles:
- Access to safe and reliable transportation
- Equitable affordable housing
- Access to employment centers and education for economic competitiveness
- Invest in current communities through infrastructure and revitalization
- Coordinate federal and local policies
- Invest in healthy, safe, walkable communities

Source: HUD, n.d.a; HUD, n.d.b

¹ Paratransit service is public passenger transportation that does not have fixed schedules and typically use smaller-sized vehicles than typical public transportation (Behrens, McCormick, Mfinanga, 2016, p. 1)
Program is fully funded by BNDES: so matching funds from the muni-
cipalities are not necessary, which prevents potential barriers of implementation.
However, BNDES does not finance land or real estate acquisition (BNDES, n.d.b).

By creating a tiered system of grant amounts, the program would facili-
tate a wide range of projects. Small
grants (around R$7,000, US$2,000) would target small projects, such as
parks and community gardens, at
MCMV-E condominiums. Medium sized
grants (R$18,000, US$5,000 to R$35,000,
US$10,000) would provide start-up
funding for continuous projects, like
job training, and small construction
projects. Large grants (starting at
R$180,000, US$50,000) allow for infra-
structure improvement projects.

**Action Steps**

**Short Term**

MTST should use its political connec-
tions and public mobilization pow-
er(protests, occupations, etc.) to begin
conversations with government lead-
ers and staff proposing the compre-
hensive development grant program.
At the same time, MTST should empha-
size approaching social housing in a
comprehensive way to move policy
away from a housing centric model.
This effort should emphasize the need
for access to education, transporta-
tion, economic opportunity and health
care as key components of adequate
housing. MTST should also work to de-
velop partnerships with the local gov-
ernment, schools, businesses, develop-
ers and other federal institutions—MMA,
Ministry of Transportation, MEC—to
build a coalition supporting the grant
program. Since BNDES finances the
Growth Acceleration Program [Acel-
eração do Crescimento, PAC] (see
Housing Policy chapter), MTST can use
its MCMV-E connections to meet with
government leaders associated with
BNDES.

Since BNDES does not finance land
and real estate acquisition, MTST will
need to work with the municipality to
secure these resources for community
development.

**Long Term**

Once the grant program is estab-
lished, MTST should involve members
and local partners in participatory site
planning for the grant application. By
developing a Theory of Change and
Logic Model to support the grant
application, MTST members will artic-
ulate long-term outcome goals and the
incremental process to achieve them.
“A theory of change describes
a process of planned social change,
from the assumption that guide its
design to the long-term goals it seeks
to achieve” (Mackinnon, Amott, &
McGarvey, 2006, p. 2). Looking at the
big picture, a theory of change cre-
ates steps to indicate achievement by
thinking through relationships, resourc-

Figure 15-2. Theory of Change Template

**Figure 15-3. Logic Model Template**

**Figure 15-1. Mechanism**

Brazilian Development Bank (BNDES)

- Partnership with Ministries of Cities
- Environment
- Education
- Transportation
- Health

**Figure 15-2. Theory of Change Template**

**Figure 15-3. Logic Model Template**

**Source:** Mackinnon, Amott, & McGarvey, 2006, p. 8

**Resources**
- In order to accomplish our set of activities we will need
  the following:
  - In order to address our problem or issue we will
    accomplish the following activities:

**Outputs**
- We expect that once these activities will produce
  the following evidence or service delivery:
  - We expect that if we accomplish these activities will lead to
    the following changes in 3-5

**Impact**
- We expect that if we accomplish these activities will lead to
  the following changes in 2-10

**Source:** Mackinnon, Amott, & McGarvey, 2006, p. 8

By creating a tiered system of grant
amounts, the program would facili-
tate a wide range of projects. Small
grants (around R$7,000, US$2,000)
would target small projects, such as
parks and community gardens, at
MCMV-E condominiums. Medium sized
grants (R$18,000, US$5,000 to R$35,000,
US$10,000) would provide start-up
funding for continuous projects, like
job training, and small construction
projects. Large grants (starting at
R$180,000, US$50,000) allow for infra-
structure improvement projects.

**Action Steps**

**Short Term**

MTST should use its political connec-
tions and public mobilization pow-
er(protests, occupations, etc.) to begin
conversations with government lead-
ers and staff proposing the compre-
hensive development grant program.
At the same time, MTST should empha-
size approaching social housing in a
comprehensive way to move policy
away from a housing centric model.
This effort should emphasize the need
for access to education, transporta-
tion, economic opportunity and health
care as key components of adequate
housing. MTST should also work to de-
velop partnerships with the local gov-
ernment, schools, businesses, develop-
ers and other federal institutions—MMA,
Ministry of Transportation, MEC—to
build a coalition supporting the grant
program. Since BNDES finances the
Growth Acceleration Program [Acel-
eração do Crescimento, PAC] (see
Housing Policy chapter), MTST can use
its MCMV-E connections to meet with
government leaders associated with
BNDES.

Since BNDES does not finance land
and real estate acquisition, MTST will
need to work with the municipality to
secure these resources for community
development.

**Long Term**

Once the grant program is estab-
lished, MTST should involve members
and local partners in participatory site
planning for the grant application. By
developing a Theory of Change and
Logic Model to support the grant
application, MTST members will artic-
ulate long-term outcome goals and the
incremental process to achieve them.
“A theory of change describes
a process of planned social change,
from the assumption that guide its
design to the long-term goals it seeks
to achieve” (Mackinnon, Amott, &
McGarvey, 2006, p. 2). Looking at the
big picture, a theory of change cre-
ates steps to indicate achievement by
thinking through relationships, resourc-
es and metrics for determining success.
See figure above for theory of change
template. “A logic model is a systemat-
ic and visual way to present and share
your understanding of the relationships
among the resources you have to
operate your program, the activities
you plan, and the changes or results
you hope to achieve” (W. K. Kellogg
outlines the resources and activities
an organization needs to activities
to achieve its goals. Figure above pro-
vides a logic model template. In addi-
tion, MTST should embrace an attitude
of incremental change and continue
to apply for grants as the needs of the
community change over time.
Limitations

As Brazil is amidst a recession and political instability with President Dilma Rousseff’s impeachment case, support for a grant program may be difficult to secure. As MCMV launches Phase III during this tough economic time, funding a grant program may be politically untenable and funding sources may be volatile. Changes in the reigning political party and economic cycles will impact the long-term sustainability of the grant program. However, BNDES is connected to the global economy and international bond market (IDFC, 2015); and development banks have a significant role in credit stabilization during economic crisis (Coutinho, 2014). Thus BNDES is well positioned to endure a recession while supporting comprehensive development. Finally, grant application processes and monitoring and evaluation require significant technical capacity, which MTST and other social movements may lack.

Action Steps

MTST leaders identify potential funders and nonprofit organizations for project support. MTST should obtain organizations that have given grants to Brazilian organizations and/or community development projects, like the Inter-American Foundation and the W. K. Kellogg Foundation. Following the framework outlined in the Comprehensive Community Development Federal Grant Program strategy, MTST would develop a grant proposal through participatory site planning.

Limitations

Grant making foundations typically require detailed program plans with metrics for evaluation, MTST may lack the capacity to support the grant reporting requirements. Additionally, site plan implementation likely requires partners and alignment with the goals of the financier, which may limit MTST’s autonomy in decision-making. Finally, securing external funding sources may harm MTST’s ability to get federal funds for MCMV-E projects.

Strategy 3: Enhance MTST Participation in Local Councils

Increasing MTST’s involvement in local councils and master planning is an avenue for MTST to influence housing policy outside of MCMV-E projects. The Capstone Team recommends greater MTST participation in housing councils, health councils and the master planning process to advocate for institutional and commercial land uses near Special Zones of Social Interest (Zonas Especiais de Interesse Social, ZEIS) to promote external development near MCMV-E condominiums.

The municipality is responsible for housing policy development and implementation, but it is influenced by federal resource allocation and program guidelines. “Municipal housing policies include providing new units, upgrading favelas, distributing land titles, allocating construction materials and intervening in slum disputes” (Donaghy, 2011, p. 85).

Housing councils are participatory bodies that influence municipal housing policy through advisory and decision making roles (Prefeitura de São Paulo Habitação, n.d.; Donaghy, 2011). Forty-eight representatives equally distributed from housing organizations, civil society and government serve two-year terms (Prefeitura de São Paulo Habitação, n.d.). They make decisions on construction, housing, land regulation and slum upgrading (Prefeitura de São Paulo, n.d.). Councils are responsible for policy direction, program implementation and allocation of resources from the municipal housing fund (Donaghy, 2011). Thus MTST can influence development of an entire neighborhood and/or municipality through participation in housing councils and master planning.

Strategy 2: Comprehensive Housing Policy Supported by Non-Government Entities

If the MCidades’ comprehensive community development grant program is not politically or economically viable, MTST should look for alternative funding sources. Supporting the goal of promoting mixed-used development, green space, access to transportation and economic development through infrastructure improvements and job training centers, MTST can apply for grant funding from international foundations and/or partner with non-government organizations.

Examples of Inter-American Foundation Active Grants in Brazil

Centro de Apoio Sócio-Ambiental (CASA): social development & environmental conservation
Bahia Street: education
Agência de Desenvolvimento Económico Local (ADEL): microcredit & entrepreneurship

Source: Inter-American Foundation, 2016
Participatory health councils at the national, state and municipal levels shape the national healthcare system (Sistema Único de Saúde, SUS). Every four years, the National Health Council hosts a conference, attended by delegates from the lower councils, to discuss a specific topic. “The success of councils in making health services pro-poor depends on whether marginalized and vulnerable people are truly represented” (Barrett & Um, 2013).

**Strategy: Developing Transportation Access Plan to Improve MCMV-E Projects**

Accessibility to transportation is an essential part of living in an urban area for several reasons. Transportation provides people with opportunities ranging from jobs, education, services and even opportunity for social growth. MTST should develop a separate but related grant proposals to improve paratransit and public transit service as part of creating adequate housing. Many rely on informal paratransit transport services because of public transit’s limited reach in the periphery. There are an estimated 15,000 unlicensed vans transporting people daily in São Paulo (UN-Habitat, 2014, p. 26).

**Action Steps**

MTST should increase its influence in housing resource allocation by encouraging and supporting MTST members to join the local housing council. Additionally, members should continuously engage in the master planning process to advocate for mixed-use development and transportation access to increase infrastructure and social services near MCMV-E projects. Political support is very important to facilitate this strategy, thus MTST will have to engage in coalition building. Continuing political protests, such as camping in front of city to achieve ZEIS zoning, is also recommended.

**Limitations**

Housing Council members serve two-year terms, so continuation of housing policy direction is a long-term challenge. The key role of political support for projects may hinder MTST’s ability to create change in the housing council. These councils have little to no control over improving transportation access.

**Case Study Example: Quantity-licensing of paratransit service in Recife**

After a decline in large bus ridership and an increase in unlicensed van usage in the 1990’s, Recife, Brazil initially attempted to crack down on unlicensed vehicles; but found that was unsuccessful. Instead, in 2003, Recife instituted the Serviço de Transporte Complementar de Passageiros (STCP), which had vehicles of 12-20 seats integrate their routes with the existing bus network. Thirteen operators each won the opportunity to service a neighborhood through an auction. Twenty-six new smaller bus routes for 252 vehicles acted as fielders to formal bus service. The STCP currently services 18 lines for 40 communities.

Source: Behrens, Ferro, & Golub, 2016, p. 233; Recife Prefeitura da Cidade, 2016

MTST should start to advocate for increased paratransit service to the periphery and having São Paulo incorporate existing paratransit service (i.e. unlicensed vans) into the transit framework to ensure greater reliability.

**Long Term**

Expanding paratransit service to MCMV-E entities would likely be the most effective way to link these residential areas to job hubs. Extending formal bus lines may not be possible due to the limited ridership to far away locations and funding limits on public transportation. However, increased paratransit service that feeds into the formal bus lines would make increased job access and boost economic potential in a similar manner as a reduction in transit fares. MTST could do this by using grant funding to establish its own paratransit service and potentially work with transportation officials to integrate this paratransit service with the bus routes.
MTST should still advocate for more Metro and bus stops in the periphery for the long term. Eventually, the increased Metro and bus stops will increase transit-oriented developments (TOD), particularly around MCMV-E housing or similar future developments. These developments will have positive impacts on the growth of SAMPA as growth occurs around public transportation stops.

**Limitations**

Major obstacles toward implementing these operations is the lack of grant funding typically used for non-governmental transportation and the high start-up costs of vehicles. MTST’s refusal to collect money to pay for transportation projects limits the potential revenue available. Funding may also be difficult because paratransit is often seen as being an illegal service.

**References**


Victoria Transport Policy Institute. (2013). Travel time costs. In Victoria Transport Policy Institute, Transportation Cost and Benefit Analysis II.

Chapter Sixteen

Recommendation 3: Metropolitan Coordination

To address MCMV’s tunnel vision approach to housing policy, the Capstone Team proposes four strategies to facilitate comprehensive community development. These recommendations provide action steps to improve MCMV and additional avenues to finance development and increase job access.

Problem

The city of São Paulo has a housing deficit of over 300,000 households (Secretaria Municipal de Desenvolvimento Urbano & EMBRAESP, 2014). According to the 2002 São Paulo Master Plan, ZEIS 2 and 3 areas, should have 50 to 70% of land dedicated to social interest housing, but less than 50% of these areas were used for this purpose (Holmes, 2016). A similar problem occurs in other municipalities in São Paulo metropolitan area (SAMPA), but it is less publicized. The growth of São Paulo’s periphery, as the central city has been unable to supply formal infrastructure, has also caused negative environmental consequences (Wetzel, 2013, p. 313). While many municipal governments want to work on reducing the housing deficits, they are focused on solely providing housing for residents of their respective communities. However, members of each MTST occupation come from several municipalities, making it difficult to petition the municipal government where an MTST occupation is located (Jussara, MTST, personal communication, March. 6, 2016).

Currently, Brazilian metropolitan government agencies’ actions must be agreed upon by all municipalities in a given metropolitan area. (Wetzel, 2013, p. 316). The state government of São Paulo established development and housing councils as well as a regional development fund for metropolitan areas in 2011, but their effects have yet to be determined. The mayor of São Paulo has proposed building over 700,000 new housing units by 2030, including 240,000 affordable units; but this solution has not been adopted regionally (Holmes, 2016).

Goal

The housing crisis in SAMPA needs to be solved on the metropolitan level, not the municipal level. Municipalities need to work together to determine what steps can be taken to house residents in order to reduce regional inequality.

Objectives

1. Strengthen cooperation in SAMPA’s regional development fund (Programa de Fomento ao Desenvolvimento Regional) through inclusion of a metropolitan vehicle registration tax
2. Increase funding for housing across the metropolitan area
3. Protect the environment from over-development

Action Steps

To encourage support for greater regional coordination, establish an incentive mechanism through metropolitan vehicles fees. While municipal governments have limited experience working together, using taxation on items like cars may be more effective than metropolitan property taxes that require greater administration (Bohl, Linn, & Wetzel, 2013, p.16). In the state of São Paulo, all cars are registered to a particular municipality. Taxing vehicles across SAMPA would require little additional effort because registration fees are already collected by the municipalities.

If a metropolitan-wide fee for vehicle registration were created, it would work as an additional fee assessed by the municipality (on top of the vehicle fee the municipality already collects) and then distributed by the regional development fund to create incentives for building more affordable housing. Once these fees are collected, the regional development fund would allocate a portion of the revenue based off of each municipality’s proposed number of affordable housing units constructed in proportion to the region in a metropolitan master plan. Considerations towards giving smaller municipalities a larger percentage...
than their proportion of housing may be made to insure that the city of São Paulo’s large share will not leave other municipalities with a negligible amount of funding. MTST occupations can advocate together through encouraging their origin municipalities to adopt a regional master plan.

After a metropolitan master plan for housing is developed, the next step is to create a comprehensive timeline for housing construction. Adhering to the timeline would be incentivized with funds generated from the metropolitan vehicle registration fees. Additional penalties for failing to complete housing construction in the agreed upon schedule would further incentivize municipalities to support housing projects.

**Limitations**

Recently the city of São Paulo has taken on a large amount of debt, and it likely to increase further during the current financial crisis (Wetzel, 2013). The other municipalities would likely prefer to avoid any obligations on this debt.

Vehicle registration fees can be seen as regressive taxation, which could have a negative impact on economic growth and opportunity for residents of periphery. Periphery residents like needs vehicles compared to those who live on more valuable land in the city center of São Paulo that can only need public transit to travel.

**References:**


Secretaria Municipal de Desenvolvimento Urbano (2014). População Recenseada


Chapter Seventeen

**Recommendation 4: Democratize Decision-Making Power of Developers**

**Problem**

The private sector is a key player in MCMV development projects. Large private sector involvement in government funded projects often run a risk of meeting the minimal standards at the highest price. The profit-oriented nature of the private sector may mean that projects are not in the best interest of the people who should benefit from subsidized housing. When the private sector has control of housing developments, as it does with MCMV, government takes on the majority of development risks such as appropriate design, acceptable construction quality, appropriate prices.

Private sector involvement in MCMV creates three main problems:

1. The private sector puts a majority of project risk on the government through credit guarantee via the Housing Guarantor Fund (FGHab). In seeking the highest profit possible, MCMV funds that could be used on the actual project will go to developers due to profit margins.

2. Poor quality building construction materials only provides short term housing solutions because many buildings will deteriorate over time. Specifications of buildings are very minimal and the private sector will not go beyond the requirements. Furthermore, the minimal design standards set forth by the government do not consider family size nor composition.

**Goal**

The goal of democratizing decision making powers of developers on government funded development projects is to increase public participation which will increase the accuracy of what people need (design) and improve constructability and lower construction costs.

**Objectives**

1. Decrease the profitability margin for the private market on MCMV projects
2. Submit Developer-Led housing projects to participatory councils, especially National Council of Cities (ConCidades)
3. Encourage civic involvement to better meet residents’ need and want.
Action Steps

In order to decrease the large individual role that the private sector plays in MCMV developments, government agencies must encourage public participation in government funded projects. To start, government must not allow for private developers to propose projects for MCMV funding, rather government through public participation should solely take the lead on proposing projects for developers to manage and construct. If government proposes projects through public participation, public would have a stronger presence in projects and have the ability to monitor construction and costs. Profitability of the private sector on government housing projects should be limited to a certain percentage regardless of project cost or complexity. Increased government participation should come along with increased public participation, specifically, social movements such as MTST.

Limitations

A limitation of this recommendation is that government agencies involved in MCMV developments must be willing to take a larger lead on these projects. Although government agencies might not have the resources to provide such in-depth participation in the process of developments, public participation should be used as a resource to do so.

References:


As Brazil enters political and economic uncertainty, the Capstone Team proposes the following recommendations in consideration of a scenario where funding for social housing decreases and/or MCMV is discontinued. Currently, Brazil is facing its worst recession since the 1930s. In the past 20 years, public spending has increased more than gross domestic product (GDP). Thus there is discussion of cutting government spending, but it is unclear which programs will be affected (Economist, 2016). Also, this report was written during President Dilma Rousseff’s (member of the Workers Party, PT) impeachment proceedings.

Chapter Eighteen

Recommendation: Microfinance

Given the current political and economic situation, the Capstone Team proposes three strategies for the recommendation of alternative financing sources for social housing through microcredit and savings programs. These alternative financing strategies offer MTST options for funding housing projects if MCMV is defunded.

Problem

As Brazil enters a recession and the political power is likely to shift from the pro-social housing Workers Party (Partido dos Trabalhadores, PT), MCMV may lose funding. This would prevent MTST from accessing funds to build housing units.

Goal

Provide alternative financing sources to support housing unit construction for MTST members, in the situation where MCMV cannot provide funds for social housing projects.

Objectives

1. Establish a microcredit program under the Federal Savings Bank (Caixa Econômica Federal, CAIXA)
2. Explore alternative microcredit sources
3. Develop a saving scheme to facilitate self-managed construction projects

Strategy: Federal Microcredit Program

The Capstone Team proposes a microcredit program to provide loans for MTST and other social movements, as a group or individuals, to facilitate housing construction.

Lack of access to financial mechanisms is a key barrier for low-income individuals seeking to improve their life. Adverse selection and moral hazard discourage banks from lending to individuals without collateral due to the high cost of lending and information gathering (Collins, Morduch, Rutherford, & Ruthven, 2009; Banerjee & Duflo, 2011). Microcredit is a common technique to overcome issues with accessing credit for the poor and underserved. It provides small loans which are repaid in small installments over several months. Interest rates on microcredit loans tend to be much lower than moneylenders (Collins et al., 2009); high interest rates are a common barrier to borrowing for low-income households (Banerjee & Duflo, 2011). The microfinance model was...
Since CAIXA is a commercial bank with goals of return on investment, the Capstone Team proposes a transition from the current subsidy system (MCMV funding mechanism for Group 1, see Housing Policy chapter) to a loan system. For Groups 2 and 3, CAIXA already expects repayment of the housing subsidy and provides a credit guarantee in case of default (UN-Habitat, 2013). Expanding this model to create a small loans program for Group 1, see the current subsidy system (MCMV Stone Team proposes a transition from the determined micro-loan mechanism, it is possible that MTST working groups could function as a borrowing group.

Limitations

A 2003 World Bank study found that microfinance services reached to only 0.4% of the poor (HFN, n.d.). Hence there are likely significant challenges to a wide-scale microcredit program in Brazil. In the current economic situation, the recession could have a negative impact on borrowing. During economic decline the market becomes increasingly risky, so banks are less likely to make loans. Additionally, economic recession increases the likelihood of borrowers not repaying.

Since the Grameen model has the need of “close and constant supervision and training for borrowers” (Alam & Molla, 2012, p. 49), it has a high operating cost. Thus, the bank tends to charge high interest rates to cover the operating cost and generate revenues (Alam & Molla, 2012, p. 49). This may exceed MTST members’ capability to repay the loans, especially in the current unstable economic situation.

Under a Grameen model, MTST working groups will function as a borrowing group. Therefore, group members supervise each other, which is time-consuming. According to the Capstone Team’s findings, MTST members have already had concerns about the time demands of participating in the movement (see Findings chapter). If members resist additional obligations, MTST may need to spend more effort to persuade members to get involved in the loan program. Group lending can also create tensions between members and free rider problems.

Instead of providing housing loans to the low-income population, the Grameen model mainly aims to provide financial support for personal businesses to ultimately increase household income. Loan repayment depends on borrowers’ various skills and success. MTST as an intermediary is required to have the capacity to access employment opportunities, as they need to guarantee the participants can repay the loan. This would be a huge challenge for the organization.

Strategy: Microcredit Nonprofit Organizations

As an alternative to a federal microcredit system, MTST can reach out directly to microcredit nonprofit organizations to finance housing projects. MTST should target HMF organizations specifically, like the Accion Network. HMF “refers to non-mortgage housing loan utilized primarily for home improvements, repairs, and incremental building. Loan terms are generally under three years, and interest rates tend to be within the market range for microfinance loans” (Stickney, 2011, p. 1)

For example, Habitat for Humanity is a non-denominational charity dedicated to providing shelter and advocating for affordable housing (Habitat for Humanity International, 2016). The organisation works with local homeowner families to build and renovate houses through volunteer labour and donations of money and materials. In Brazil, Habitat for Humanity also has initiatives underway focusing on microfinance, financial education and
strengthening community leadership (Habitat para a Humanidade Brasil, n.d.). Housing for All (HFA) is a project partnered with Hilli Foundation by Ashoka (a global network of social entrepreneurs) in the efforts to help the poorest obtain adequate housing conditions. HFA launched Reforma Mais in 2010 with Banco do Nordeste – CrediAmigo (a microfinance program in Brazil), CEARAH Periferia (a community-based housing organization), and Brazil’s Portland Cement Association (Associação Brasileira de Cimento Portland, ABCP) (the association of major cement manufacturers in Brazil). Reforma Mais aims to provide low-income families with home upgrading assistance, including access to housing microcredit and technical assistance (Ashoka, n.d.).

**Action Steps**

As individuals or groups, MTST members reach out to microcredit organization to develop a working relationship. Through these relationships, MTST members can obtain small loans and technical supports. Depending on the organization’s model, MTST may develop borrowing groups based on Work Groups.

**Limitations**

Political and economic instability may discourage international lending organizations from investing in Brazil. The recession may also impact MTST’s ability to repay the loans. The examples of HFM provided by the Capstone Team emphasize improvements to existing housing units; MTST’s main goal is to construct entirely new housing units.

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**CrediAmigo** is the largest microcredit program from Banco do Nordeste in Brazil with the market coverage of 60%, according to research conducted by the Center for Social Policies of the Brazilian Institute of Economy of the Getulio Vargas Foundation (IBRE/FGV) (Banco do Nordeste, n.d.). CrediAmigo is part of the national microcredit program of the federal government, aiming to reach out to those who are extremely poor and have no access to the traditional financial system. It promotes access to credit for people with informal and formal micro-enterprises, such as bakeries, shoe shops, vendors and beauty salons. The loan amount range according to the need and the size of the business. CrediAmiga Community is the product to address site infrastructure or housing. Loans vary from R$100 to 1,000 within four to 12 months with a fixed monthly payment.

Source: Banco do Nordeste, n.d.

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**Strategic Savings Scheme**

In a worst-case-scenario where MTST is solely responsible for financing housing, the Capstone Team propose a savings scheme. To finance housing development, MTST can encourage voluntary savings groups among members for self-funded construction. Voluntary savings groups are common practices for saving large lump sums for a specific goal (Collins et al., 2009). Rotating credit and savings associations (ROSCAs) involve members contributing savings on a regular basis. The savings pot finances arrangements where an individual member can use a portion or the entire pot to support a lump sum investment. Unlike microcredit programs, ROSCAs typically do not have fees and provide quicker access to funds (Banerjee & Duflo, 2011). The South African Homeless People’s Federation employs this strategy to self-finance housing units (Journeyman Pictures, 2008). This proposed savings and loan scheme would be entirely managed by MTST.

It is important to emphasize that this recommendation does not advocate for MTST to abandon forms of political protest or the struggle to change housing policy. Rather, it is a supplementary way for MTST to finance housing construction.

**Action Steps**

MTST would develop savings management leadership and framework to support the ROSCA. At the national level, ROSCA management position would be responsible for managing and implementing the framework.

Working Groups would function as a savings group. At weekly meetings, members contribute to the pot, which is managed by a Savings Coordinator. The Savings Coordinator is responsible for recording and managing the deposits. The deposits could be stored in a lock box in an agreed upon secure location (MTST headquarters, occupation headquarters, etc.) or deposited in a bank. The bank account needs to be a joint account, perhaps among Savings Coordinators, to encourage higher levels of savings and accountability (Ashraf, Aycinena, Martin, & Yang, 2015). This savings pot would be used to grant loans to members to construct housing. Or it could function as a savings target to cover the cost of building housing for the entire Working Group, since MTST currently builds condominiums instead of single-family houses. The mechanism and goal of the savings schemes should be determined through participatory budgeting.
ing techniques.

**Limitations**

ROSCAs depend on trust that each member will make contributions and repay loans. MTST as an organization does not like to manage money, as seen from the donation policy used to equip the occupations (MTST, personal communication, March 3, 2016). Thus it is uncertain if MTST has the willingness or capacity to facilitate a self-managed finance system. Additionally, inflation makes savings less desirable, so economic context is important when pursuing this strategy. Finally, the South African model is based on single-family houses, so a savings and loan scheme for individuals is not directly comparable to MTST condominium projects.

From the Capstone Team’s Housing Situation Questionnaire findings, 29.5% of respondents spend 30% or less of their household income on rent. Thus the majority of MTST members have limited disposable income. This impacts the feasibility of this strategy and may create a free rider problem in the ROSCA. For example, members with a rent-to-income ratio greater than 30% will be able to contribute less than others, but can still benefit from the loan mechanism.

**References:**


Following MTST’s mindset of fighting for more than housing provision, the Capstone Team developed recommendations relating to urban policies and problems beyond MCMV. These recommendations address wider urban issues that impact the metropolitan population, rather than MTST members specially.

**Scenario 3: Additional Urban Policies**

**Chapter Nineteen**

**Recommendation 1: Promoting Rent Control and Constructing Social Rental Housing**

**Problem**

Rental housing has been a neglected issue in most governments’ policy agendas (Gilbert, 2009). Most governments believe that promoting homeownership helps solve housing problems. Unfortunately, homeownership projects like MCMV often lead to skyrocketing rental prices (Gilbert, 2015). Based on Brazilian urbanization patterns as well as survey results from the Capstone Team, renters are very important to consider in policy; the majority of survey respondents are renters (54.3%). Thus, in addition to fostering homeownership, the Brazilian government should develop strategies to promote rental market and subsidize the low-income rental.

As discussed in the Qualitative Findings chapter, the rental market in São Paulo metropolitan area faces two problems. First, the low supply of rental units on the market and the high vacancy rate in the metro center. Second, the low-income population cannot afford rental prices in the city center.

**Figure 19-1. Demonstration of Problem**

| Source: Capstone Dweller Supplement |
Goal
The Capstone Team envision a more equitable São Paulo that has adequate affordable housing. To alleviate the housing deficit, a social rental housing program provides an alternative approach, outside of MCMV.

Objectives
1. Fill vacant rental properties
2. Rent control
3. Subsidize social rental housing
4. Rent-to-Own scheme

Strategy: Progressive Taxation on Vacant Rental Units
In 2008, 5.2 million housing units were empty throughout Brazil. These units are potential resources for renting. The Brazilian government should encourage rental of empty units by introducing a bonus system along with increasing progressive taxation. This strategy utilizes existing resources while decreasing the housing deficit (Gilbert, 2015).

Particularly in São Paulo, there is a high vacancy rate in the city center and the property owners of those vacant units are reluctant to put their housing resources into the rental market (see Qualitative Findings chapter). On the basis of the current progressive taxation system, the government should increase the levy on the vacant properties. In addition, the government should impose a new “second-and-more property tax” on the empty properties to push the property owners to enter the rental market. Additionally, or those who are willing to dedicate their vacant properties to the rental market, the government should offer some bonus to the owners, such as tax-exemption, to encourage their actions.

With the above methods, the supply of housing units in the metro center will increase, which will decrease the average rent of the area. Even though the targeted group of the Capstone Team may still not be able to afford these housing units, it will still help the low-income population move back into the city and prevent MTST’s members from being pushed further into the periphery as they are displaced by high-income populations. Since more people will have the ability to afford a unit in the center and can move back to the metro center, more units with relatively better locations will be available on the market for the Capstone Team’s target group. In other words, people will be able to move back towards the city center and reverse the process of sprawl into the periphery. Thus, this strategy can indirectly improve the living conditions of MTSTS members.

Action Steps
MTST should advocate for the amendments of taxation system. After the launch of the amendments, MTST should actively help the government to figure out vacant units, and to supervise the implementation of the taxation system.

Limitations
It is difficult to figure out which housing units is empty. There is a discussion about using electricity bills to define whether the units are empty. However, it is hardly to set up the criteria, especially because it is easy to skirt this measure by leaving a light on. Another obstacle is that how to track whether the apartment has been put into the rental market.

Strategy: Subsidize Social Rental Housing
As mentioned in the Progressive Taxation on Vacant Rental Units strategy, even though the supply of the rental market increases, the low-income population, especially the zero to three minimum wage group, still cannot afford the rent in São Paulo. According to the Housing Situation Questionnaire, the average rent of the respondents was R$540. However more than 70% of the respondents spend more than 30% of their household income on rent, which, as defined by MCidades, means these households are facing a housing cost burden. Under this cir-
cumstance, in addition to increasing the rental supply, the government should also set forth subsidy programs to help the low-income population rent appropriately-priced housing for their families. This program will only focus on zero to three minimum wage groups. Similar to the United States’ Housing Choice Voucher Program Section 8, the government will set up a subsidy cap based on the market price. The subsidy is paid directly to the landlord. The participant is responsible for any costs beyond the subsidy, and the current economic recession may increase property owner’s financial difficulties. Financial issues are known to contribute to the failure of social rental housing programs. Often housing finance tries to solve credit problems by involving a third party, such as nongovernmental organizations (NGO), nonprofit organizations (NPO) or private entity (Peppercorn & Taffin, 2013). The third party may provide loans to property owners and tenants to repair the house at low interest rates. Additionally, private entities that run low-margin rental housing businesses should be awarded. For example, they can get tax bonus or can build buildings with a higher FAR (Floor Area Ratio). Generally, the social rental housing approach might underestimate people’s willingness to own their own property. Also, the rent cap should be based on the market price; however, since Brazil is in an process of economic recession, the market price may fluctuate frequently. It is difficult to set up a long-term standard.

**Strategy: Rent-to-Own Scheme**

In the long run, both the social rental housing projects could also adopt a rent-to-own scheme as the supplement to MCMV for the low-income populations to obtain homeownership. Compared with MCMV, this rent-to-own scheme can reduce the amount spent on capital investment for new constructions. Under this strategy, the resident would sign an agreement in which the government commits to transfer full ownership of the unit at a future date after a rental phase. During the rental phase, the household makes a monthly payment: X% going to rent and X% for house improvements. The government can make good use of the portion for improvements to construct or renovate infrastructures. If the renter consistently makes payments for 10 years, the title of the house would be issued to him or her. If the renter fails to fulfill payment obligations, the contract would be terminating.

Additionally, the rent-to-own could be a formal process for providing access to credit for low-income households through government subsidies. The rent-to-own strategy would work with the Programa de Arrendamento Residencial (PAR). PAR was promoted by the Ministry of Cities. By leasing housing units with land purchase option at the end of the contracted period PAR aimed to help municipalities and states to meet the need for housing of the population receives up to R$1,800 and living in urban centers (Uniao Nacional por Moradia Popular, n.d.).

**References:**


Chapter Twenty

**Recommendation 2: Co-managed Favela Upgrading and Redevelopment**

There are two opposing approaches for providing adequate housing in cities where informal settlement is the predominant housing solution the poor encounter (Pimentel Walker, 2016, p.2): “One [approach] recommends total eradication of informal housing in favor of the provision of public housing (e.g. Burgess, 1978), while another recommends the fostering of self-help housing through the provision of basic infrastructure and land titling programs (e.g. Turner, 1978).” Given the fact that in the past MTST has helped community leaders from informal settlements to fight against evictions (coordinator, Dandara occupation) and that the funding for new public housing projects is limited, Capstone Team suggests that MTST becomes more involved with slum upgrading projects. Deeper involvement with informal settlements can also increase MTST membership.

**Problem**

In Brazil, especially in São Paulo, the government has had difficulty confronting housing deficit. While housing programs, such as MCMV, have increased the number of housing units, slum upgrading and redevelopment programs still play an important role. Little progress is being achieved, as seen in the reality that the large majority of the base of the pyramid (BoP) population still resides in relatively low-quality living conditions. In addition, slum clearance followed by resettlement into new public housing projects becomes unpopular when social welfare declines, thus it is not likely to generate political support (Ward, 1982).

Based on the Qualitative Findings chapter, the scarcity of ZEIS 2 and 5 leads to difficulties in constructing new affordable housing. However, informal settlements in São Paulo are zoned as ZEIS 1, which consists of about 83% of the total area of ZEIS. Moreover, based on the Capstone Team’s survey statistics, more than 60% of MTST members are living in the periphery of the city of São Paulo, where gated communities and favelas cluster.

Compared to the new housing project, favela upgrading is easier to get started and requires less capital investment. Thus, the Capstone Team recommends that either MTST or the government pursue favela upgrading in addition to new housing projects. Favela upgrading can be compatible with cooperation and co-management between MTST, the government, and socially minded business, which also could be supported by governmental funding via participatory budgeting.

**Goal**

Brazil has a long history of favela upgrading with fruitful paradigms (Magalhães, 2012). The goal of favela upgrading approach is to economically maximize the utility of the existing housing option for low-income households. By upgrading favelas, the housing demands from people intending to move out of favelas due to the poor living condition, or from people who are new to the city that cannot afford houses in formal settlements can be fulfilled. More importantly, through the favela upgrading process, people are able to help themselves improve their housing condition, as well as gain capability.

**Objectives**

1. Alternate a housing solution from MCMV projects and pick up the tradition of favela upgrading
2. Enhance co-managed favela upgrading via participatory budgeting
3. Incentivize socially minded businesses involved into the process of favela upgrading

**Strategy: Promote Benefits of Favela Upgrading**

In order to encourage MTST to expand its focus towards favela upgrading, the Capstone Team suggests that coordinators join forces with community leaders from favelas. Since the process of favela upgrading is typically bottom-up, it requires public participation, so knowledge of favela upgrading processes is important. Coordinators of each occupation can disseminate
information about this method at assemblies. Once MTST members living in favelas reach a consensus on promoting favela upgrading, coordinators can assign members into several Working Groups according to their home addresses. Particularly, the participants of MTST can take advantage of their inherent connections. Most of the participants are relatives, friends or neighbors, and they usually live near each other. To target this population, aggregate neighborhoods can work together respectively.

To better integrate participatory budgeting into favela upgrading, the Capstone Team also suggests that MTST can work with architects and planners to facilitate the prioritization of favela residents’ demands in each district. Planners could provide professional opinions to citizens before they vote at the Thematic Assemblies, which are held to vote on thematic priorities and elect representatives from April through early June. For example, organizing scenario planning workshops that explain several plausible future scenarios can help people understand the positive and potential negative impacts of each proposal. Favela dwellers can hold elections to vote for their desired upgrading project/process. MTST could use the election results to pressure the municipal governments to spend money on prioritized issues.

**Strategy: Incorporate Participatory Budgeting into Funding Distribution**

One of the most important instruments of co-managed slum upgrading is participatory budgeting. “The participatory budgeting is a volunteer mechanism currently adopted by 351 out of the 5,570 Brazilian municipalities” (Pimentel Walker, 2016, p. 2). Since the 1990s, Porto Alegre has been a pioneer in terms of urban governance launching the participatory budgeting program. This technique has spread to more than 240 municipalities (Pimentel Walker, 2016). Slum upgrading played an important role in the success of the program in Porto Alegre (Pimentel Walker, 2013). The city of São Paulo has also adopted participatory budgeting; and, in 2000, instituted a participatory housing budget. The Secretariat for Housing and Urban Development (Secretaria da Habitação e Desenvolvimento Urbano, SEHAB), manages this demanding task (Serageldin et al., 2005).

To learn from the successful example of Porto Alegre, MTST should become a leader in the process in São Paulo. Sixteen preconferences on housing policy are held between May and July in Porto Alegre, MTST members should attend these assemblies to discuss and prioritize favela upgrading if these pre-conferences are taken in São Paulo as well. Even if participatory budgeting is no longer a part of the municipal program of São Paulo, MTST should still advocate the benefits of participatory budgeting, and conduct the process in an internal way. Via participatory budgeting or equivalent process, MTST members can tailor the public expenditure to fit their needs.

Specifically, through participatory budgeting, a portion of government funding should be used directly for improving infrastructure. The other portion should be used as a subsidy for socially minded business to provide high-quality, but low-margin building materials. For example, if MTST members prioritize infrastructure improvement over housing improvement, MTST could require government to spend more than 50% of the fund to formalize and renovate current electric grids, water supply, sewerage and pavement. On the contrary, if MTST members prioritize housing improvement, more than 50% of the fund should go to purchase materials.

In short, MTST should remain people of
this alternative housing solution which relies less on the governmental funding. In the circumstance of political unrest, it is more promising for MTST to focus on favela upgrading to alleviate housing deficits.

**Strategy: Initiate Partnership with Socially Minded Businesses**

In Mexico, Patrimonio Hoy, a private sector-led program has helped thousands of low-income households (daily income of US$5 to 15) to build or expand their houses. CEMEX, a cement company, collaborates with the state government, to provide financial, legal and technical conveniences to favela residents through Patrimonio Hoy. CEMEX offers direct-marketed cement products at a very low price, so low-income households can afford building materials. The company is able to reduce input costs of establishing stores and marketing by directly employing slum residents, who distribute the products and promote them by word of mouth. Patrimonio Hoy is highly praised because the program not only improved housing conditions, it also created job opportunities for women to work as franchisees of CEMEX. Meanwhile, the company gains profits, despite small margins, from the massive cement orders for favela upgrading. In addition, Patrimonio Hoy has a microloan system that allows favela residents to access credit as a group. About 85% of the beneficiaries said that after finishing the program, they had not only improved their housing quality, but also learned to save money, gained confidence and felt empowered. Additionally, about 95% of the community-based project promoters are women; 51% of them with no previous work experience, but now they are able to transfer what they learned into other areas of their lives. (London & Lee, 2006).

The Capstone Team suggests that the government, especially municipal government, work with enterprises that are interested in co-collaborating the BoP. To act as a leader, the government of São Paulo would play the role of initiator get private sector involved. The government could use the Patrimonio Hoy program as a role model to promote the benefits of this strategy to construction related companies. Afterwards, private businesses could take charge of providing materials that favela residents need to conduct upgrading with a lower margin than the normal market, assisting housing design, instructing construction, and offering financial assistance if necessary. To promote this strategy, the government should subsidize socially minded businesses. Furthermore, participation of favela residents in the distribution of materials provides economic opportunities.

**Action Steps**

The favela upgrading should be initiated by MTST, the majority of whose members are zero to three minimum-wage earners. Taking the advantage of participatory budgeting, MTST members can vote to pressure municipal government to spend money on favela upgrading, which includes improvements to infrastructure and buildings. To increase the capacity and strengthen the quality of the current buildings, MTST can co-manage the favela upgrading process and governmental funding with socially minded businesses. The government funding purchases construction material, such as cement, block, steel and glass. Then MTST monitors the quality of these products, and organizes Working Groups to work with the consultants and construction experts from socially
responsible corporations. Through the help of São Paulo government and socially minded businesses, MTST members can upgrade their houses, located in favelas, by themselves.

Limitations

Despite the advantages of favela upgrading, this approach clearly cannot meet everyone’s housing needs. In other words, this approach targets favela dwellers, who are not representative of the whole MTST population. Therefore, the approach has to be pursued alongside other recommendations in this report; especially the Empower Social Movements recommendation.

Moreover, upgraded favelas might face problems with gentrification. Once the living conditions have improved, rental and housing prices will likely increase. Original residents will be forced out if they are not able to afford the increased price (Sanches, 2013). Therefore, the favela upgrading approach be coupled with rent control policies.

In addition, the urban planners might not be able to access data. More specifically, scenario planning workshops’ effectiveness depends on long-term training for citizens. Otherwise, people will not be able to fully take advantage of the planners’ technical assistance. Thus, SAMPA should also improve availability to information on open source data portals.

References:


Part 4
Appendix

· Appendix A: Surveys
· Appendix B: Survey Results
· Appendix C: Maps
Appendix A
General Survey - Version 1 English

Questionnaire on Housing, Participation, and Social Exclusion
University of Michigan and MTST

Maste's degree students at the University of Michigan have created this survey for MTST. Your individual responses are confidential and will not be shared with anyone. Your participation is voluntary and you can stop the survey at any time. One of the research objectives is to document and show the government the housing needs of MTST participants.

I

1. Are you registered on the MTST’s waiting list for housing?
   □ Yes
   □ No
   □ I am not, another member of my family is

1b. (If you responded “no” to question 1) Why are you participating in this MTST activity? (Write your response)

1c. (If you responded “no” to question 1) Are you a part of any other occupation other than MTST? (Mark an X for your response)
   □ Yes, What: __________________________
   □ No

If you answered “no” to question 1, the questionnaire ends here.

II. Participation

4. How did you hear about MTST? (Mark an X for your response)
   □ Family
   □ Friend
   □ Work
   □ Facebook, other media
   □ Neighbors/Neighborhood association
   □ Church group
   □ Political Party

5. What are two things you like about participating in MTST? (Write your response)
   1. __________________________
   2. __________________________

6. What are the two greatest challenges of participating in MTST? (Write your response)
   1. __________________________

7. What is the main reason you joined MTST? (Mark an X for your response)
   □ I am satisfied with my house/home
   □ I want to be close to my friends/family
   □ I like the social support and community
   □ I need housing
   □ I like to help others get housing
   □ I disagree with the social or political activism important to me
   □ Other, What: __________________________

8. I would no longer participate in MTST if: (Mark an X for as many answers as you want)
   □ I received my housing unit through the MTST waitlist
   □ I disagreed with the goals or tactics of the movement changed
   □ I disagreed with the social or political activism important to me
   □ I disagree with the social or political activism important to me

9. What is your involvement with MTST? (Mark an X for as many answers as you want)
   □ Leader or coordinator
   □ MTST member – who does not live in the occupation

10. What is your position on the housing waitlist? (Write your answer)
    □ Less than once a week
    □ Once a week
    □ Twice a week
    □ More than twice a week

11. How often do you participate in MTST meetings? (Mark an X for your response)
    □ Less than once a week
    □ Once a week
    □ Twice a week
    □ More than twice a week

12. Do you belong to or participate in any organization other than MTST? (Select and write)
    □ Neighborhood association,
    □ Religious group (church)
    □ Labor union, What:
    □ Government of municipal council, What:
    □ Another group (e.g. mothers' club, samba school), What:
    □ Do not participate in any civil society groups
III. Housing and Neighborhood Conditions

13. What is your current address? If exact address is unknown, indicate intersection or cross street and district name where you live (Write your answer)

14. What is your housing situation? (Mark an X for your response)
   - □Rented room
   - □Rent house or apartment
   - □House or apartment owned by the head of the household (home)
   - □House or apartment owned by myself
   - □"By favor"
   - □Rent in MTST occupation
   - □Other, What: ________________________________

15. If you rent, how much do you pay in rent per month (Write your response)

16. Describe the neighborhood you live in (Mark an X for your response)
   - □Government housing
   - □Neighborhood in the periphery
   - □Neighborhood in the city center
   - □Informal settlement or subdivision
   - □Favelas
   - □Slum tenement
   - □I live in an MTST occupation
   - □Other, What: ________________________________

17. Regarding the legal status of your house, what documents do you possess? (Mark an X for your response)
   - □Rental contract
   - □Contract of sale for the property
   - □Registered legal title
   - □Word agreement (verbal)
   - □Other, What: ________________________________

18. How long have you lived in your current residence? (Mark an X for your response)
   - □Less than 6 months
   - □6 to 11 months
   - □1 to 3 years
   - □4 to 6 years
   - □7 or more

19. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen? (Mark an X for your response)
   - □1
   - □2 or 3
   - □4 or more

20. How many rooms are used as bedrooms? (Mark an X for your response)
   - □1
   - □2 or 3
   - □4 or more

21. Is a toilet located inside your house? (Mark and X for you)
   - Yes
   - No

22. The waste for your home is (Mark an X for as many answers you want)
   - □Direct household collection of garbage by garbage collection services
   - □Collected from a collective dumpster
   - □Buried (on the property)
   - □Thrown on an empty lot or street
   - □Placed in river, lake or ocean
   - □Other, What: ________________________________

23. What form is water supplied to your house/home? (Mark an X for your response)
   - □Piped water connected to the general network distributor
   - □Connected piped water informally
   - □Piped water outside the house
   - □Well or spring not on the property
   - □Water truck
   - □Stored rain water
   - □Rivers, ponds, lakes and streams
   - □Other, What: ________________________________

24. Is there electricity in your house/home? (Mark an X for your response)
   - □Yes, a distributor with a meter
   - □Yes, a meter without a distributor
   - □Yes, electricity connected informally, "Gato"
   - □Yes, private generator
   - □Oil lamp or candle
   - □Other, What: ________________________________

25. Select the three main problems with your currently housing situation
   - □Rent is too expensive
   - □Overcrowding
   - □Poor construction materials, what:
   - □Crime
   - □I do not own my house
   - □I am unhappy with the people who live with me
   - □Inadequate sanitation and sewage
   - □Inadequate garbage collection
   - □Lack of paving

IV. Socio-demographic data

26. How do you get to work? (Mark an X for your response)
   - □Walking
   - □Bicycle
   - □Bus
   - □Metro
   - □Taxi
   - □My car
   - □Other, What: ________________________________

27. How much do you spend everyday on transportation to get to work and back home? (Write your answer)

28. How long does it usually take you to get from the door of your work place to the door of your home (one way)? (Mark an X for your response)
   - □Less than 10 minutes
   - □10 to 19 minutes
   - □20 to 39 minutes
   - □40 to 59 minutes
   - □60 to 89 minutes (1 to 1.5 hours)
   - □90 to 119 minutes (1.5 to 2 hours)
   - □120 to 150 minutes (2 to 2.5 hours)
   - □More than 150 (2.5 hours)

29. Who is the head of your house/home? (Mark an X for your response)
   - □My husband/wife or opposite sex partner
   - □My same-sex partners
   - □My son or daughter
   - □My stepson or stepdaughter
   - □My son/daughter-in-law
   - □My father, mother, stepfather or stepmother
   - □My grandson or granddaughter
   - □My great-grandson or great-granddaughter
   - □My brother or sister
   - □My grandfather or grandmother
   - □Other relative
   - □I am the head of the house/home
30. Who lives with you? Write kinship or friendship, age, gender and whether they will move to the new house when you get your home. Including you. (Write your answer)

<table>
<thead>
<tr>
<th>Relationship (father, son, brother, friend...)</th>
<th>Age</th>
<th>Will move to new home with you? Write yes or no</th>
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</table>

31. Sex? (Mark an X for your response)
- Female
- Male
- Other (if not above)
- I do not want to answer

32. What is your age? Write you age and date of birth (day/month/year)

33. What is your marital status? (Mark an X for your response)
- Single
- Married (civil or religious)
- Stable opposite-sex union
- Stable same-sex union
- Legally separated
- Divorced
- Widowed
- Other, what:

34. Do you have children? (Select and write how many)
- Yes, how many: ___________
- No

35. What is the last year you completed in school? (Mark an X for your response)
- Did not go
- 1 to 3 years
- 4 to 5 years
- 6 to 7 years
- First degree (full 8 years) (Elementary school)
- 9 to 11 years
- High school (full 12 years)
- Higher education/incomplete college
- Fall college
- Master or more

36. What is your race or ethnicity? (Mark an X for your response)
- White
- Black (Black)
- Brown
- Yellow
- Indigenous
- Other, what:

37. Are you currently employed? (Mark an X for your response)
- Yes, informal (freelance/autonomous)
- Yes, with a formal contract that contributes to social security
- No (Skip to question 43)

38. What is your job(s)? (Write your response)

39. How many hours do you work per week? (Mark an X for your response)
- Up to 14 hours per week
- 15 to 39 hours per week
- 40 to 43 hours per week
- 44 to 48 hours per week
- More than 49 hours per week

40. What is your household's monthly income? (Write your response)

41. What is your household's monthly income? (Mark an X as your response)
- Up to 2 minimum salaries
- 2 to 4 minimum salaries
- 3 to 5 minimum salaries
- 3.5 to 5 minimum salaries
- 4 to 6 minimum salaries
- More than 6 minimum salaries

42. How many people live in your household? (Write your response)

- Men:
- Women:
- Total:

5

6
General Survey - Version 1 Portuguese

Alunos de mestrado na Universidade de Michigan criaram esta pesquisa para o MTST. Suas respostas individuais são confidenciais e não serão compartilhadas com ninguém. Sua participação é voluntária e você pode parar a pesquisa a qualquer momento. Um dos objetivos da pesquisa é documentar e mostrar para o governo as necessidades habitacionais dos participantes do MTST.

1. Você está inscrito na lista de espera por moradia do MTST? (Marque um x na sua resposta)
   □ Sim
   □ Não
   □ Eu não, mas um membro da minha família está.

1b. (Se você respondeu “Não” pra pergunta 1) Por que você está participando desta atividade do MTST? (Escreva sua Resposta)

1c. (Se você respondeu “Não” pra pergunta 1) “Você faz parte de alguma ocupação que não seja do MTST? (Marque um x na sua resposta)
   □ Sim, Qual: __________________________
   □ Não

Se você respondeu “Não” pra pergunta 1, o questionário termina aqui.

II. Participação

4. Como você escutou sobre o MTST? (Marque um x na sua resposta)
   □ Família (parâente)
   □ Amigo/amiga
   □ Colega de trabalho
   □ Facebook, outra mídia
   □ Vizinhas/Associação de Bairro
   □ Grupo de Igreja
   □ Partido Político

2. Em qual ocupação do MTST você está inscrito? (Marque um x na sua resposta)
   □ Capacócia
   □ Carlos Marighella
   □ Che Guevara
   □ Copa do Povo
   □ Dandara
   □ Dona Deda
   □ Estadual
   □ Fábio de Guedes
   □ Maria Bonita
   □ Numa Ponte
   □ Ocupação Vila Esperança
   □ Ocupação Chico Mendes II
   □ Oziel
   □ Palestina
   □ Paulo Freire
   □ Pinheiro ABC
   □ Pinheiro Embu
   □ Portal do Povo
   □ Silveirão de Jesus
   □ Outra, Qual: __________________________

3. No momento, você mora na ocupação do MTST? (Marque um x com sua escolha)
   □ Sim
   □ Não

5. Quais são as duas coisas que você mais gosta sobre participar no MTST? (Escreva sua resposta)
   1. __________________________
   2. __________________________

6. Quais são os dois maiores desafios sobre participar no MTST? (Escreva sua resposta)
   1. __________________________

7. Qual é a principal razão para você participar do MTST? (Marque um x na sua resposta)
   □ Estou insatisfeito com a minha moradia/casa.
   □ Gostaria de estar perto dos amigos/familiares que fazem parte do MTST
   □ O apoio social e da comunidade
   □ Preciso de moradiahabitacional
   □ Gostaria de ajudar outras pessoas a conquistar moradia
   □ O ativismo social ou político é importante para mim.
   □ Outro, Qual: __________________________

8. Eu deixaria de participar do MTST se: (Marque um x em quantas respostas quiser)
   □ Recebesse minha unidade habitacional pelo MTST
   □ Recebesse minha unidade habitacional fora do MTST
   □ A lista de espera por moradia do MTST demorasse muito
   □ Minha moradia melhorasse
   □ O valor do meu aluguel diminuisse
   □ Eu discordasse ou ficasse frustrado/a com outros participantes do MTST.
   □ As metas ou táticas do movimento mudassem.
   □ Outro, Qual: __________________________
   □ Nenhuma das respostas.

9. Qual é o seu envolvimento com o MTST? (Marque um x em quantas respostas quiser)
   □ Líder ou Coordenador
   □ Membro do MTST - que não mora na ocupação
   □ Membro do MTST - que mora na ocupação
   □ Ativista
   □ Outro, Qual: __________________________

10. Qual é a sua posição na lista de espera por casa? (Escreva sua resposta)

11. Quantas vezes você participa de reuniões MTST? (Marque um x na sua resposta)
   □ Menos de uma vez por semana
   □ Uma vez por semana
   □ Duas vezes por semana
   □ Mais de duas vezes por semana

12. Você pertence ou participa em alguma organização além do MTST? (Selecionar e escreva)
   □ Associação de Bairro
   □ Grupo Religioso (Igreja)
   □ Partido Político
   □ Sindicato
   □ Movimento Social
   □ Órgão do governo ou Conselho municipal
   □ Outro grupo (exemplo: clube de mães, escola de samba)

13. Eu não participo de nenhum grupo da sociedade civil
III. Condições Habitacionais e do Bairro

13. Qual é o seu endereço atual? Se o endereço exato é desconhecido, indique cruzamento ou ruas transversais e nome do bairro onde mora (Escreva sua resposta).

18. Por quanto tempo você tem vivido em sua residência atual? (Marque um x na sua resposta)
- Menos de 6 meses
- De 6 a 11 meses
- 1 a 3 anos
- 4 a 6 anos
- 7 ou mais anos

19. Quantos peças tem na sua casa, contando quarto, banheiro, sala, e cozinha? (Marque um x na sua resposta)
- 1
- 2
- 2 a 3
- 4 ou mais

20. Quantos peças os moradores usam como quartos? (Marque um x na sua resposta)
- 1
- 2
- 2 a 3
- 4 ou mais

21. Tem vaso sanitário localizado no interior da sua habitação? (Marque um x na sua resposta)
- Sim
- Não

22. O lixo da sua casa é (Marque um x em quantas respostas quiser).
- Coletado diretamente por serviço de limpeza
- Colocado em caçamba de serviço de limpeza
- Quemando (na propriedade)
- Enterrado (na propriedade)
- Jogado em terreno baldio ou logradouro
- Jogado em rio, lago ou mar
- Outro, qual: ____________________________

23. Qual a forma de abastecimento de água utilizada no seu domicilio/casa (Marque um X na sua resposta)
- Agua encanada conectada pela rede geral da distribuidora
- Agua encanada conectada informalmente
- Agua encanada fora do domicilico
- Poco ou nascente fora da propriedade
- Carro-pipa
- Água da chuva armazenada
- Bicos, açudes, lagos e igarapés
- Outra, Qual: ____________________________

24. Existe energia elétrica ou luz no seu domicilio/casa? (Marque um x na sua resposta)
- Sim, da distribuidora de energia com medidor
- Sim, da distribuidora de energia sem medidor
- Sim, energia elétrica conectada informalmente, ou seja, “Gato”.
- Sim, gerador privado
- Lâmpada de óleo ou vela
- Outro, Qual: __________________________

25. Selecione os três principais problemas com a sua situação atual de moradia.
- O abuguel é muito caro
- Superlotação
- Material de construção habitacional de má qualidade. Qual:
- Crime
- Não é casa própria.
- Estou descontente com as pessoas que vivem comigo
- Saneamento e esgoto inadecuados

IV. Dados Socio-Demográficos

29. Quem é o chefe da sua casa/domicilio? (Marque um x na sua resposta)
- Meu marido/espousa ou parceiro/a do sexo oposto
- Meu parceiro do mesmo sexo
- Meu filho ou filha
- Meu enteado ou enteadada
- Meu genro ou minha nora
- Meu pai, mãe, padrasto ou madrasta
162

Appendix A

163

Questionário sobre Moradia, Participação, e Exclusão Social
Universidade de Michigan e MTST

☐ Meu neto ou minha neta
☐ Meus bisnetos ou bisnetas
☐ Meus irmãos ou irmãs
☐ Meus avós ou avós
☐ Outro parente
☐ Eu sou o chefe da casa/domicílio

30. Quem mora com você? Escreva parentesco ou amizade, idade, sexo e se eles vão se mudar para moradia nova quando você obtenda casa.

<table>
<thead>
<tr>
<th>Relação (pai, filho, irmão, ...)</th>
<th>Idade</th>
<th>Se mudará para casa nova com você? (Escreva sim ou não)</th>
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31. Sexo? (Marque um x na sua resposta)
☐ Feminino
☐ Masculino
☐ Outro
☐ Não desejo responder

32. Qual é a sua idade? Escreva sua idade e data do nascimento ou dia do aniversário (dia/mês/ano)

33. Qual é seu estado civil? (Marque um x na sua resposta)
☐ Solteiro
☐ Casado (civil ou religioso)
☐ União estável sexo oposto
☐ União estável mesmo sexo
☐ Separado judicialmente
☐ Divorciado
☐ Viúvo
☐ Outro, Qual:

34. Você tem filhos? (Selecione e escreva quantos)
☐ Sim, Quantos: __________
☐ Não

35. Qual o último ano que completou na escola? (Marque um x na sua resposta)
☐ Não frequentou
☐ 1 a 3 ano
☐ 4 a 5 ano
☐ 6 a 7 ano
☐ Primeiro grau (8 anos completo)
(Ensino Fundamental)
☐ 9 a 11 ano
☐ Segundo grau (12 anos completo)
(Ensino Médio)
☐ Ensino superior/ faculdade incompleto
☐ Faculdade completo
☐ Mestrado ou mais

36. Qual é a sua raça ou etnia? (Marque um x na sua resposta)
☐ Branco
☐ Preto
☐ Pardo
☐ Amarelo
☐ Indígena
☐ Outro, Qual:

37. Você está atualmente empregado? (Marque um x na sua resposta)
☐ Sim, informalmente
☐ Sim, de carteira assinada
☐ Não (Pule para pergunta 43)

38. Qual é a sua ocupação(s)? Escreva sua resposta

40. Qual é a sua renda individual mensal? (Escreva sua resposta)

41. Qual é a renda mensal do seu domicílio? (Marque um x na sua resposta)
☐ Até 2 salários mínimos [0 a R$ 1.760]
☐ 3 a 4 salários mínimos [R$1.761 a R$ 3.520]
☐ 5 a 6 salários mínimos [R$3.521 a R$ 5.280]
☐ 7 a 11 salários mínimos [R$5.281 a R$ 9.680]
☐ 12 ou mais salários mínimos [R$9.681 ou mais]

42. Quantos assalariados vivem na sua casa? (Escreva sua resposta)
Homens: __________
Mulheres: __________
Total: __________
1. Are you registered on the waitlist for housing with the MTST? (Mark your response with an X)
   □ Yes
   □ No
   □ I am not registered, but my family member is registered

2. Which MTST occupation are you registered with? (Mark your response with an X)
   □ Copa do Povo
   □ Dundara
   □ Maria Bonita
   □ Palestina
   □ Other, what: ________________________________

3. At the moment, do you live in an MTST occupation? (Mark your response with an X)
   □ Yes
   □ No

4. Have you lived in the occupation for more than 15 days?
   □ Yes
   □ No

5. How did you hear about MTST? (Mark your response with an X)
   □ Family
   □ Friend
   □ Work
   □ Facebook, other media
   □ Neighbors/Neighborhood association
   □ Church group
   □ Political Party

6. What are two things you like about participating in MTST? (Write your response)
   1. ________________________________
   2. ________________________________

7. What are two things greatest challenges of participating in MTST? (Write your response)
   1. ________________________________
   2. ________________________________

8. What is the main reason you joined MTST? (Mark an X for your response)
   □ I am dissatisfied with my house/home
   □ I want to be close to my friends/family who are part of MTST
   □ I need housing
   □ I like to help others get housing
   □ Social or political activism is important to me
   □ Other, what: ________________________________

9. What is your involvement in MTST? (Mark all that apply)
   □ Leader or coordinator
   □ MTST member
   □ Activist
   □ Other, what: ________________________________

10. Do you belong to or participate in any organizations other than MTST? (Select and write)
    □ Neighborhood association
    □ Religious group
    □ Political party
    □ Labor union
    □ Social movement
    □ Government or municipal council
    □ Other group (example: mothers' club, samba school)
    □ I don't participate in civil society groups

11. What is your current address? If exact address is unknown, indicate intersection or cross street and district name where you live. (Write your answer)
    Street: ________________________________
    Number: ________________________________
    Neighborhood: ________________________________
    City: ________________________________
    Crossing: ________________________________

12. What is your living situation? (Mark an X as your response)
    □ Rent 1 room
    □ Rent 1 apartment or house
    □ House or apartment owned by the head of the household (home)
    □ House or apartment owned by myself
    □ "By favor"
    □ Tent in MTST occupation
    □ Other, what: ________________________________

13. If you rent, how much do you pay per month? (Mark an X for your response)
    □ Less than R$ 249
    □ R$ 250-599
    □ R$ 600-699
    □ R$ 700 or more

14. Describe the neighborhood you live in (Mark an X for your response)
    □ Government housing
    □ Neighborhood in the periphery
    □ Neighborhood in the city center
    □ Informal settlement or subdivision
    □ Favela
    □ Shanty town
    □ I live in an MTST occupation
    □ Other, what: ________________________________

15. Regarding the legal status of your house, what documents do you possess? (Mark an X for your response)
    □ Rental contract
    □ Contract of sale for the property
    □ Registered legal title
    □ Word agreement (verbal)
    □ Other, what: ________________________________
    □ None

16. How long have you lived in your current residence? (Mark an X for your response)
    □ Less than 6 months
    □ 6 to 11 months
    □ 1 to 3 years
    □ 4 to 6 years
    □ 7 or more years

17. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen? (Mark an X for your response)
    □ 1
    □ 2 or 3
    □ 4 or more

18. How many rooms are used as bedrooms? (Mark an X for your response)
    □ 1
    □ 2 or 3
    □ 4 or more

19. Is a toilet located inside your house? (Mark an X for you)
    □ Yes
    □ No

20. The waste for your home is (Mark an X for as many answers you want)
    □ Direct household collection of garbage by garbage collection services
    □ Collected from a collective dumpster
    □ Burned (on the property)
    □ Buried (on the property)
    □ Thrown on an empty lot or street
    □ Placed in river, lake or ocean
    □ Other, what: ________________________________
21. What form is water supplied to your home/house? (Mark an X for your response)
☐ Piped water connected to the general network distributor
☐ Connected piped water informally
☐ Piped water outside the house
☐ Well or spring not on the property
☐ Water tank
☐ Stored rain water
☐ Rivers, ponds, lakes and streams
☐ Other, what: ____________

22. Is there electricity in your home/house? (Mark an X for your response)
☐ Yes, a distributor with a meter
☐ Yes, a meter without a distributor
☐ Yes, electricity connected informally, “Gado”
☐ Yes, private generator
☐ Oil lamp or candle
☐ Other, what: ____________

23. Select the three main problems with your current housing situation.
☐ Rent is expensive
☐ Overcrowding
☐ Poor quality housing construction materials, what: ____________
☐ Crime (violence)
☐ I do not own my house
☐ I am unhappy with the people who live with me
☐ Inadequate sanitation and sewage
☐ Inadequate garbage collection
☐ Lack of paving
☐ Flooding, flood, flood
☐ Poor transportation
☐ Other, what: ____________

24. How do you get to work? (Mark the answers with an X)
☐ Walking
☐ Bicycle
☐ Bus, how many: ____________
☐ Metro
☐ Taxi
☐ My car

25. How long does it usually take you to get to the door of your work place to the door of your home (one way)? (Mark an X for your response)
☐ Less than 10 minutes
☐ 10 to 19 minutes
☐ 20 to 39 minutes
☐ 40 to 59 minutes
☐ 60 to 89 minutes (1 to 1.5 hours)
☐ 90 to 119 minutes (1.5 to 2 hours)
☐ 120 to 150 minutes (2 to 2.5 hours)
☐ More than 150 (2.5 hours)

26. Who is the head of your house/home? (Mark an X for your response)
☐ My husband/wife or opposite sex partner
☐ My same-sex partners
☐ My son or daughter
☐ My stepson or stepdaughter
☐ My son/daugther-in-law
☐ My father, mother, stepfather or stepmother
☐ My grandson or granddaughter
☐ My great-grandson or great-granddaughter
☐ My brother or sister
☐ My grandfather or grandmother
☐ Other relative
☐ I am the head of the house/home

27. Sex? (Mark an X for your response)
☐ Female
☐ Male
☐ Other
☐ I do not want to answer

28. What is your marital status (Mark an X for your response)
☐ Single
☐ Married (civil or religious)
☐ Stable opposite-sex union
☐ Stable same-sex union
☐ Legally separated
☐ Divorced
☐ Widowed
☐ Other, what: ____________

29. Do you have children? (Select and write how many)
☐ Yes
☐ How many: ____________
☐ No

30. What is the last year you completed in school? (Mark an X for your response)
☐ I did not go
☐ 1 to 3 years
☐ 4 to 5 years
☐ 6 to 7 years
☐ First degree (full 8 years) (Elementary school)
☐ 9 to 11 years
☐ High school (full 12 years)
☐ Higher education/incomplete college
☐ Full college
☐ Master or more

31. What is your race or ethnicity? (Mark an X for your response)
☐ White
☐ Black (Black)
☐ Brown
☐ Yellow
☐ Indigenous
☐ Other, what: ____________

32. Are you currently employed? (Mark an X for your response)
☐ Yes, informal (freelance/autonomous)
☐ Yes, with a formal contract that contributes to social security
☐ No (Skip to Question 34)

33. What is your job(s)? (Write your response)

34. How many hours do you work per week? (Mark an X for your response)
☐ Up to 14 hours per week
☐ 15 to 39 hours per week
☐ 40 to 43 hours per week
☐ 44 to 48 hours per week
☐ More than 40 hours per week

35. What is the monthly income of all who live in your home? Including you. (Write your answer)

<table>
<thead>
<tr>
<th>Relationship (father, son, brother, friend…)</th>
<th>Age</th>
<th>Will move to new home with you? Write yes or no</th>
</tr>
</thead>
<tbody>
<tr>
<td>Person (father, son, brother, friend…)</td>
<td>I</td>
<td>I</td>
</tr>
</tbody>
</table>

36. Who lives with you? Write kinship or friendship, age, gender and whether they will move to the new house when you get your home. Including you. (Write your answer)

Questionnaire complete. Thank you!
Alunos de mestrado na Universidade de Michigan criaram esta pesquisa para o MTST. Suas respostas individuais são confidenciais e não serão compartilhadas com ninguém. Sua participação é voluntária e você pode parar a pesquisa a qualquer momento. Um dos objetivos da pesquisa é documentar e mostrar para o governo as necessidades habitacionais dos participantes do MTST.

1. Você está inscrito numa ocupação do MTST? (Marque um x na sua resposta)
   - Sim
   - Não
   - Eu não, mas um membro da minha família está.

2. Em qual ocupação do MTST você está inscrito? (Marque um x na sua resposta)
   - Copa do Povo
   - Dundara
   - Maria Bonita
   - Palestina
   - Outra, Qual:

3. No momento, você mora na ocupação do MTST? (Marque com um X sua escolha)
   - Sim
   - Não

4. Você já morou na ocupação por mais de 15 dias?
   - Sim
   - Não

5. Como você soube sobre o MTST? (Marque um x na sua resposta)
   - Família (parente)
   - Amigo/amiga
   - Colega de trabalho
   - Facebook, outra media
   - Vizinhos/Associação de Bairro
   - Grupo de Igreja
   - Partido Político

6. Quais são as duas coisas que você mais gosta sobre participar no MTST? (Escrava sua resposta)
   1. ____________________________________________
   2. ____________________________________________

7. Quais são os dois maiores desafios sobre participar no MTST? (Escrava sua resposta)
   1. ____________________________________________
   2. ____________________________________________

8. Qual a principal razão para você participar do MTST? (Marque um x na sua resposta)
   - Estou insatisfeito com a minha moradia/casa.
   - Gostaria de estar perto dos amigos/familiares que fazem parte do MTST.
   - Gosto do apoio social e da comunidade.
   - Preciso de moradia/habitacao.
   - Gostaria de ajudar outras pessoas a conquistar moradia.
   - Ativismo social ou político é importante para mim.
   - Outro, qual:

9. Qual o seu envolvimento com o MTST (Marque um X em quais respostas quiser).
   - Líder ou Coordenador
   - Membro do MTST
   - Ativista
   - Outro, Qual:

10. Você pertence ou participa em alguma organização além do MTST? (Selecione e escrava)
    - Associação de Bairro
    - Grupo Religioso
    - Partido Político
    - Sinédrico
    - Movimento Social
    - Órgão do governo ou Conselho municipal
    - Outro grupo (exemplo: clube de mães, escola de samba)
    - Eu não participe de nenhum grupo da sociedade civil

11. Qual é o seu endereço atual? Se o endereço exato é desconhecido, indique cruzamento ou ruas transversais e nome do bairro onde mora (Escrava sua resposta).
   - Rua:
   - Numero:
   - Bairro:
   - Cidade:
   - Cruzamento:

12. Qual é a sua situação habitacional? (Marque um x na sua resposta)
    - Quarto alugado
    - Casa ou apartamento alugado
    - Casa ou apartamento de propriedade do chefe do domicilio (casa)
    - Casa ou apartamento de minha propriedade
    - Moro de favor
    - Barraca em ocupação do MTST
    - Outro, Qual:

13. Se você aluga, quanto você paga de aluguel por mês? (Marque um x na sua resposta)
    - Menos de R$ 249
    - R$ 250-599
    - R$ 600-699
    - R$ 700-999
    - R$ 800 ou mais

14. Descreva o bairro em que você está vivendo (Marque um x na sua resposta)
    - Casa do governo
    - Bairro na periferia
    - Bairro no centro da cidade
    - Assentamento informal ou loteamento
    - Favela
    - Cortiço
    - Eu moro numa ocupação do MTST.
    - Outro, Qual:

15. Em relação a habitação, quais os documentos legais você possui? (Marque um x na sua resposta)
    - Contrato de Aluguel
    - Contrato de Compra e Venda de Imóvel
    - Título de propriedade registrado
    - Acórdão de palavra (verbal)
    - Outro, Qual:
    - Nenhum

16. Por quanto tempo você tem vivido em sua residência atual? (Marque um x na sua resposta)
    - Menos de 6 meses
    - 6 a 11 meses
    - 1 a 3 anos
    - 3 a 6 anos
    - 7 ou mais anos

17. Quantos cômodos tem na sua casa, contando quarto, banheiro, sala, e cozinha? (Marque um x na sua resposta)
    - 1
    - 2 a 3
    - 4 ou mais

18. Quantos cômodos os moradores usam como quartos? (Marque um x na sua resposta)
    - 1
    - 2 ou 3
    - 4 ou mais

19. Tem vaso sanitário localizado no interior da sua habitação? (Marque um x na sua resposta)
    - Sim
    - Não

20. O lixo da sua casa é (Marque um x em quais respostas quiser)
    - Colocado diretamente por serviço de limpeza
    - Colocado em caçamba de serviço de limpeza
    - Quemimado (na propriedade)
    - Enterrado (na propriedade)
    - Jogado em terreno baldio ou lagradouro
    - Jogado em rio, lago ou mar
    - Outro, qual:
21. Qual a forma de abastecimento de água utilizada no seu domicílio/casa (Marque um X na sua resposta)
- [ ] Água encanada conectada pela rede geral da distribuidora
- [ ] Água encanada conectada informalmente
- [ ] Água encanada fora do domicílio
- [ ] Poço ou nascente fora da propriedade
- [ ] Carro-pipa
- [ ] Água da chuva armazenada
- [ ] Rios, açudes, lagos e igarapés
- [ ] Outra, Qual: 

22. Existe energia elétrica ou luz no seu domicílio/casa? (Marque um X na sua resposta)
- [ ] Sim, da distribuidora de energia com medidor
- [ ] Sim, da distribuidora de energia sem medidor
- [ ] Não, energia elétrica conectada informalmente, ou seja, “Gato”.
- [ ] Não, gerador privado
- [ ] Lâmpada de óleo ou velas
- [ ] Outra, Qual: 

23. Seleciona os três principais problemas com a sua situação atual de moradia.
- [ ] O aluguel é muito caro
- [ ] Superlotação
- [ ] Material de construção habitacional de má qualidade. Qual: 
- [ ] Crime (Violência)
- [ ] Não é casa própria
- [ ] Foi desconforme com as pessoas que viviam comigo
- [ ] Saneamento e esgoto inadequados
- [ ] Coleta de lixo inadequada
- [ ] Falta de pavimentação
- [ ] Alagamento, inundações, enchentes
- [ ] Transporte precário
- [ ] Outro, Qual: 
- [ ] Não tenho problemas com minha atual condição de moradia

24. Como você chega ao trabalho? (Marque com um X as respostas)
- [ ] Caminhando
- [ ] Bicicleta
- [ ] Onibus, Quantos: 
- [ ] Metro
- [ ] Taxi
- [ ] Meu carro
- [ ] Outro, Qual: 

25. quanto tempo normalmente leva para você chegar ao trabalho? (Marque um X na porta do trabalho para a sua casa até a porta do trabalho (sorvente ida)?) (Marque um X na sua resposta)
- [ ] Menos de 10 minutos
- [ ] 10 a 19 minutos
- [ ] 20 a 39 minutos
- [ ] 40 a 59 minutos
- [ ] 60 a 89 minutos (1 a 1,5 horas)
- [ ] 90 a 119 minutos (1,5 a 2 horas)
- [ ] 120 a 159 minutos (2 a 2,5 horas)
- [ ] Mais de 150 minutos (2,5 horas)

26. Quem é o chefe da sua casa/domicílio? (Marque um X na sua resposta)
- [ ] Meu marido/esposa ou parceiro/a do sexo oposto
- [ ] Meu parceiro do mesmo sexo
- [ ] Meu filho ou filha
- [ ] Meu enteado ou enteada
- [ ] Meu genro ou minha nora
- [ ] Meu pai e mãe, padrasto ou madrasta
- [ ] Meu neto ou minha neta
- [ ] Meu bisneto ou bisneta
- [ ] Meu irmão e irmã
- [ ] Meu avô ou avó
- [ ] Outro parente
- [ ] Eu sou o chefe da casa/domicílio

27. Sexo? (Marque um X na sua resposta)
- [ ] Feminino
- [ ] Masculino
- [ ] Outro
- [ ] Não desejo responder

28. Qual é seu estado civil? (Marque um X na sua resposta)
- [ ] Solteiro
- [ ] Casado (cível ou religioso)
- [ ] União estável sexo oposto
- [ ] União estável mesmo sexo
- [ ] Separado judicialmente
- [ ] Divorciado
- [ ] Viúvo
- [ ] Outro, Qual: 

29. Você tem filhos? (Selecione e escreva quantos)
- [ ] Sim, Quantos: 
- [ ] Não

30. Qual o último ano que completou na escola? (Marque um X na sua resposta)
- [ ] Não frequentou
- [ ] 1 a 3 ano
- [ ] 4 a 5 ano
- [ ] 6 a 7 ano
- [ ] Primeiro grau (8 anos completo)
  (Ensino Fundamental)
- [ ] 9 a 11 ano
- [ ] Segundo grau (12 anos completo)
  (Ensino Médio)
- [ ] Ensino superior/ faculdade incompleto
- [ ] Faculdade completo
- [ ] Mestrado ou mais

31. Quem é a sua raça ou etnia? (Marque um X na sua resposta)
- [ ] Branco
- [ ] Preto (Negro)
- [ ] Pardo
- [ ] Amarelo
- [ ] Indigena
- [ ] Outro, Qual: 

32. Você está atualmente empregado? (Marque um X na sua resposta)
- [ ] Sim, informal (bico/autônomo)
- [ ] Sim, de carteira assinada
- [ ] Não (Pode para pergunta 34)

33. Qual é seu trabalho(s)? (Escreva sua resposta)

34. Quantas horas por semana você trabalha? (Marque um X na sua resposta)
- [ ] Até 14 horas por semana
- [ ] 15 a 39 horas por semana
- [ ] 40 a 43 horas por semana
- [ ] Mais de 49 horas por semana

35. Qual a renda mensal de todos os que moram na sua casa? (Incluindo você. Escreva sua resposta)

<table>
<thead>
<tr>
<th>Pessoas (pai, filho, irmã, amigo, ...)</th>
<th>Salário</th>
</tr>
</thead>
<tbody>
<tr>
<td>Eu</td>
<td></td>
</tr>
</tbody>
</table>

36. Quem mora com você? (Escreva parentesco ou amizade, idade, sexo e se eles vão se mudar para moradia nova quando você obte rou casa.

<table>
<thead>
<tr>
<th>Relação (pai, filho, irmã, amigo, ...)</th>
<th>Idade</th>
<th>Se mudará para casa nova com você? (Escreva sua resposta)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Eu</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Questionário completo. Muito Obrigada!
General Survey- Version 3 English

Housing Situation Questionnaire, University of Michigan and MTST

Master's students at the University of Michigan created this survey for MTST. Your individual responses are confidential and will not be shared with anyone. Your participation is voluntary and you can stop the survey at any time. One of the research objectives is to document and show the government the housing needs of MTST participants.

1. Are you registered on the waitlist for housing with the MTST? (Mark your response with an X)
   - Yes
   - No
   - I am not registered, but my family member is registered.

2. Which MTST occupation are you registered with? (Mark your response with an X)
   - Copa do Povo
   - Dundara
   - Maria Bonita
   - Palestina
   - Other, what: ________________

3. At the moment, do you live in an MTST occupation? (Mark your response with an X)
   - Yes
   - No

4. Have you lived in the occupation for more than 15 days?
   - Yes
   - No

5. How did you hear about MTST? (Mark your response with an X)
   - Family
   - Friend
   - Work
   - Facebook, other media
   - Neighbors/Neighborhood association
   - Church group
   - Political Party

6. What are two things you like about participating in MTST? (Write your response)
   1. ________________
   2. ________________

7. What are two things greatest challenges of participating in MTST? (Write your response)
   1. ________________
   2. ________________

8. What is the main reason you joined MTST? (Mark an X for your response)
   - I am dissatisfied with my house/home
   - I want to be close to my friends/family who are part of MTST
   - I like the social support and community
   - I need housing
   - I like to help others get housing
   - Social or political activism is important to me
   - Other, what: ________________

9. What is your involvement in MTST? (Mark all that apply)
   - Leader or coordinator
   - MTST member
   - Activist
   - Other, what: ________________

10. Do you belong to or participate in any organizations other than MTST? (Select and write)
    - Neighborhood association
    - Religious group
    - Political party
    - Labor union
    - Social movement
    - Government or municipal council
    - Other group (example: mothers' club, school)
    - I don't participate in civil society groups

11. What is your current address? If exact address is unknown, indicate intersection or cross street and district name where you live. (Write your answer)
    - Street: ________________
    - Number: ________________
    - Neighborhood: ________________
    - City: ________________
    - Crossings: ________________

12. What is your living situation? (Mark an X as your response)
    - Rented room
    - Rented apartment or house
    - Own home or apartment owned by the head of the household (home)
    - Own home or apartment owned by myself
    - By favor
    - Tent in MTST occupation
    - Other, what: ________________

13. Describe the neighborhood you live in (Mark an X for your response)
    - Government housing
    - Neighborhood in the periphery
    - Neighborhood in the city center
    - Informal settlement or subdivision
    - Favelas
    - Slum tenement
    - Live in an MTST occupation
    - Other, what: ________________

14. If you rent, how much do you pay per month? (Mark an X for your response)
    - Less than R$ 249
    - R$ 250-499
    - R$ 500-699
    - R$ 700-999
    - R$ 800 or more

15. Regarding the legal status of your house, what documents do you possess? (Mark an X for your response)
    - Rental contract
    - Contract of sale for the property
    - Registered legal title
    - Word agreement (verbal)
    - Other, what: ________________
    - None

16. How long have you lived in your current residence? (Mark an X for your response)
    - Less than 6 months
    - 6 to 11 months
    - 1 to 3 years
    - 4 to 6 years
    - 7 or more years

17. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen? (Mark an X for your response)
    - 1
    - 2 or 3
    - 4 or more

18. How many rooms are used as bedrooms? (Mark an X for your response)
    - 1
    - 2 or 3
    - 4 or more

19. Is a toilet located inside your house? (Mark and X for your response)
    - Yes
    - No

20. The waste for your home is (Mark an X for as many answers you want)
    - Direct household collection of garbage
    - Garbage collection services
    - Collected from a collective dumpster
    - Burned (on the property)
    - Buried (on the property)
    - Thrown on an empty lot or street
    - Placed in river, lake or ocean
    - Other, what: ________________
21. What form is water supplied to your home/house? (Mark an X for your response)
- Piped water connected to the general network distributor
- Connected piped water informally
- Piped water outside the house
- Well or spring not on the property
- Water truck
- Stored rain water
- Rivers, ponds, lakes and streams
- Other, what:

22. Is there electricity in your home/house? (Mark an X for your response)
- Yes, a distributor with a meter
- Yes, a meter without a distributor
- Yes, electricity connected informally, “Gato”
- Yes, private generator
- Oil lamp or candle
- Other, what:

23. Select the three main problems with your current housing situation:
- Rent is expensive
- Overcrowding
- Poor quality housing construction materials, what:
- Crime (violence)
- I do not own my house
- I am unhappy with the people who live with me
- Inadequate sanitation and sewage
- Inadequate garbage collection
- Lack of paving
- Flooding, flood, flood
- Poor transportation
- Other, what:
- I have no problems with my current housing situation

24. Who is the head of your house/home? (Mark an X for your response)
- My husband/wife or opposite sex partner
- My same-sex partners
- My son or daughter
- My stepson or stepdaughter
- My son/daughter-in-law
- My father, mother, stepfather or stepmother
- My grandson or granddaughter
- My great-grandson or great-granddaughter
- My brother or sister
- My grandfather or grandmother
- Other relative
- I am the head of the house/home

25. What is your marital status? (Mark an X for your response)
- Single
- Married (civil or religious)
- Stable opposite-sex union
- Stable same-sex union
- Legally separated
- Divorced
- Widowed
- Other, what:

26. Do you have children? (Select and write how many)
- Yes,
  How many:
- No

27. What is the last year you completed in school? (Mark an X for your response)
- I did not go
  - 1 to 3 years
  - 4 to 5 years
  - 6 to 7 years
- First degree (full 8 years) (Elementary school)
- 9 to 11 years
- High school (full 12 years)
- Higher education/Incomplete college
- Full college
- Master or more

28. What is your race or ethnicity? (Mark an X for your response)
- White
- Black (Black)
- Brown
- Yellow
- Indigenous
- Other, what:

29. Are you currently employed (includes freshies, autonomous)? (Mark an X for your response)
- Yes, informal (freelance/autonomous)
- Yes, with a formal contract that contributes to social security
- No (Skip to Question 34)

30. What is your job(s)? (Write your response)

31. How many hours do you work per week? (Mark an X for your response)
- Up to 14 hours per week
- 15 to 19 hours per week
- 20 to 24 hours per week
- 25 to 39 hours per week
- 40 to 44 hours per week
- 45 to 48 hours per week
- More than 49 hours per week

32. How do you get to work? (Mark the answers with an X)
- Walking
- Bicycle
- Bus, how many:
- Metro
- Taxi
- My car
- Other, what:

33. How long does it usually take you to get from the door of your work place to the door of your home (one way)? (Mark an X for your response)
- Less than 10 minutes
- 10 to 19 minutes
- 20 to 39 minutes
- 40 to 59 minutes
- 60 to 89 minutes (1 to 1.5 hours)
- 90 to 119 minutes (1.5 to 2 hours)

34. Sex? (Mark an X for your response)
- Female
- Male
- Other
- I do not want to answer

35. What is the monthly income of all who live in your house? Including you. (Write your answer)

<table>
<thead>
<tr>
<th>Person (father, brother, friend...)</th>
<th>Salary</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td></td>
</tr>
</tbody>
</table>

36. Who lives with you? Write kinship or friendship, age, gender and whether they will move to the new house when you get your home. Include you. (Write your answer)

<table>
<thead>
<tr>
<th>Relationship (father, son, brother, friend...)</th>
<th>Age</th>
<th>Will move to new home with you? Write yes or no</th>
</tr>
</thead>
<tbody>
<tr>
<td>I</td>
<td></td>
<td>I</td>
</tr>
</tbody>
</table>

Questionnaire complete. Thank you!
Alunos de mestrado na Universidade de Michigan criaram esta pesquisa para o MTST. Suas respostas individuais são confidenciais e não serão compartilhadas com ninguém. Sua participação é voluntária e você pode parar a pesquisa a qualquer momento. Um dos objetivos da pesquisa é documentar e mostrar para o governo as necessidades habitacionais dos participantes do MTST.

1. Você está inscrito numa ocupação do MTST? (Marque um x na sua resposta)
   - Sim
   - Não
   - Eu não, mas um membro da minha família está.

2. Em qual ocupação do MTST você está inscrito? (Marque um x na sua resposta)
   - Copa do Povo
   - Dandara
   - Maria Bonita
   - Palestina
   - Outra, Qual: ________________________________

3. No momento, você mora na ocupação do MTST? (Marque com um X sua escolha)
   - Sim
   - Não

4. Você já morou na ocupação por mais de 15 dias?
   - Sim
   - Não

5. Como você soube sobre o MTST? (Marque um x na sua resposta)
   - Família (parente)
   - Amigo/amiga
   - Colega de trabalho
   - Facebook, outra media
   - Vínculos/Associação de Bairro
   - Grupo de Igreja
   - Partido Político

6. Quais são as duas coisas que você mais gosta sobre participar no MTST? (Escreva sua resposta)
   1. ________________________________
   2. ________________________________

7. Quais são os dois maiores desafios sobre participar no MTST? (Escreva sua resposta)
   1. ________________________________
   2. ________________________________

8. Qual é a principal razão para você participar do MTST? (Marque um x na sua resposta)
   - Estou insatisfeito com a minha moradia/casa.
   - Gostaria de estar perto dos amigos/famílias que fazem parte do MTST
   - Gosto do apoio social e da comunidade
   - Preciso de moradia/habitação
   - Gostaria de ajudar outras pessoas a conquistar moradia
   - O ativismo social ou político é importante para mim.
   - Outro, Qual: ________________________________

9. Qual é o seu envolvimento com o MTST? (Marque um X em quantas respostas quiser).
   - Lider ou Coordenador
   - Membro do MTST
   - Ativista
   - Outro, Qual: ________________________________

10. Você pertence ou participa em alguma organização além do MTST? (Selecione e escreva)
    - Associação de Bairro
    - Grupo Religioso
    - Partido Político
    - Sindicato
    - Movimento Social
    - Órgão do governo ou Conselho municipal
    - Outro grupo (exemplo: clube de mães, escola de samba)
    - Eu não participo de nenhum grupo da sociedade civil

11. Qual é o seu endereço atual? Se o endereço exato é desconhecido, indique cruzamento ou ruas transversais e nome do bairro onde mora. (Escreva sua resposta).
    - Rua: ________________________________
    - Número: ________________________________
    - Bairro: ________________________________
    - Cidade: ________________________________
    - Cruzamento: ________________________________

12. Qual é a sua situação habitacional? (Marque um x na sua resposta)
    - Quarto alugado
    - Casa ou apartamento alugado
    - Casa ou apartamento de propriedade do chefe do domicílio (casa)
    - Casa ou apartamento de minha propriedade
    - Moro de favor
    - Barraca em ocupação do MTST
    - Outro, Qual: ________________________________

13. Descreva o bairro em que você está vivendo (Marque um x na sua resposta)
    - Casa do governo
    - Bairro na periferia
    - Bairro no centro da cidade
    - Assentamento informal ou loteamento
    - Favela
    - Corínto
    - Eu moro numa ocupação do MTST
    - Outro, Qual: ________________________________

14. Se você aluga, quão você paga de aluguel por mês? (Marque um x na sua resposta)
    - Menos de R$ 249
    - R$ 250-399
    - R$ 400-649
    - R$ 650-799
    - R$ 800 ou mais

15. Em relação à habitação, quais os documentos legais você possui? (Marque um x na sua resposta)
    - Contrato de Aluguel
    - Contrato de Compra e Venda de Imóvel
    - Título de propriedade registrado
    - Acordo de palavra (verbal)
    - Outro, Qual: ________________________________
    - Nenhum

16. Por quanto tempo você tem vivido em sua residência atual? (Marque um x na sua resposta)
    - Menos de 6 meses
    - 6 a 11 meses
    - 1 a 3 anos
    - 4 a 6 anos
    - 7 ou mais anos

17. Quantos cômodos tem na sua casa, contando quarto, banheiro, sala, e cozinha? (Marque um x na sua resposta)
    - 1
    - 2 a 3
    - 4 ou mais

18. Quantos cômodos os moradores usam como quartos? (Marque um x na sua resposta)
    - 1
    - 2 ou 3
    - 4 ou mais

19. Tem sanitário localizado no interior da sua habitação? (Marque um x na sua resposta)
    - Sim
    - Não

20. O lixo da sua casa é (Marque um x em quantas respostas quiser).
    - Coleado diretamente por serviço de limpeza
    - Colocado em caçamba de serviço de limpeza
    - Ocupado (na propriedade)
    - Enterrado (na propriedade)
    - Jogado em terreno baldio ou logradouro
    - Jogado em río, lago ou mar
    - Outro, Qual: ________________________________
21. Qual a forma de abastecimento de água utilizada no seu domicílio/casa? (Marque um x na sua resposta)
- Água encanada conectada pela rede geral da distribuidora
- Água encanada conectada informalmente
- Água encanada fora do domicílio
- Poço ou nascente fora da propriedade
- Carro-pipa
- Água da chuva armazenada
- Rios, açudes, lagos e igarapés
- Outro: Qual: 

22. Existe energia elétrica ou luz no seu domicílio/casa? (Marque um x na sua resposta)
- Sim, da distribuidora de energia com medidor
- Sim, energia elétrica conectada informalmente, ou seja, “Gato”.
- Sim, gerador privado
- Lâmpada de chão ou vela
- Outro: Qual: 

23. Selecione os três principais problemas com a sua situação atual de moradia.
- O aluguel é muito caro
- Superlotação
- Material de construção habitacional de má qualidade. Qual: 
- Crime (Violência)
- Não é casa própria.
- Estou descontente com as pessoas que vivem comigo
- Saneamento e esgoto inadequados
- Coleta de lixo inadequada
- Falta de pavimentação
- Algamento, inundação, enchente
- Transporte precário
- Outro: Qual: 
- Não tenho problemas com minha atual condição de moradia

24. Quem é o chefe da sua casa/domicílio? (Marque um x na sua resposta)
- Meu marido/esposa ou parceiro/a do sexo oposto
- Meu parceiro do mesmo sexo
- Meu filho ou filha
- Meu enteado ou entada
- Meu genro ou minha nora
- Meu pai, mãe, padrasto ou madrasta
- Meu neto ou minha neta
- Meu bisneto ou bisneta
- Meu irmão ou irmã
- Meu avô ou avó
- Outro parente
- Eu sou o chefe da casa/domicílio

25. Qual é seu estado civil? (Marque um x na sua resposta)
- Solteiro
- Casado (civil ou religioso)
- União estável do sexo oposto
- União estável mesmo sexo
- Separado judicialmente
- Divórcio
- Viúvo
- Outro: Qual: 

26. Você tem filhos? (Selecione e escreva quantos)
- Sim, Quantos: 
- Não

27. Qual é o último ano que completou na escola? (Marque um x na sua resposta)
- Não frequentou
- 1 a 3 ano
- 4 a 5 ano
- 6 a 7 ano
- Primeiro grau (8 anos completo)
- Ensino Fundamental
- 9 a 11 ano
- Segundo grau (12 anos completo)
- Ensino Médio
- Ensino superior/ faculdade incompleto
- Faculdade completo
- Mestrado ou mais

28. Qual é a sua raça ou etnia? (Marque um x na sua resposta)
- Branco
- Preto (Negro)
- Pardo
- Amarelo
- Indígena
- Outro: Qual: 

29. Você está atualmente empregado (inclui bico, autônomo)? (Marque um x na sua resposta)
- Sim, formal (bico/autônomo)
- Sim, de carteira assinada
- Não (Pode para perguntas 34)

30. Qual é seu trabalho(s)? (Escreva sua resposta)

31. Quantas horas por semana você trabalha? (Marque um x na sua resposta)
- Até 14 horas por semana
- 15 a 39 horas por semana
- 40 a 43 horas por semana
- 44 a 48 horas por semana
- Mais de 49 horas por semana

32. Como você chega ao trabalho? (Marque um x nas respostas)
- Caminhando
- Bicicleta
- Onibus: Quantos: 
- Metro
- Taxi
- Mesカー
- Outro: Qual: 

33. Quanto tempo normalmente leva para você chegar ao trabalho da porta da sua casa até a porta do trabalho (somente ida)? (Marque um x na sua resposta)
- Menos de 10 minutos
- 10 a 19 minutos
- 20 a 39 minutos
- 40 a 59 minutos
- 60 a 89 minutos (1 a 1,5 horas)
- 90 a 119 minutos (1,5 a 2 horas)
- 120 a 150 minutos (2 a 2,5 horas)
- Mais de 150 minutos (2,5 horas)

34. Sexo? (Marque um x na sua resposta)
- Feminino
- Masculino
- Outro
- Não desejo responder

35. Qual a renda mensal de todos os que moram na sua casa? (Marque um x nas respostas)

Pessoa (pai, filho, irmã, amigo, ...) | Salário
---|---
Eu | 

36. Quem mora com você? Escreva parentesco ou amizade, idade, sexo e se eles vão se mudar para moradia nova quando você obtenha casa.
Incluindo você: (Escreva sua resposta)

Relação (pai, filho, irmã, amigo, ...) | Idade | Se mudará para casa nova com você? (Escreva sim ou não)
---|---|---
Eu | 

Questionário completo. Muito Obrigada
### Dweller Supplement

**Housing Situation Questionnaire**  
University of Michigan and MTST

<table>
<thead>
<tr>
<th>1. About the working groups</th>
</tr>
</thead>
<tbody>
<tr>
<td>1a. What is your working group number? (Write your answer)</td>
</tr>
</tbody>
</table>

| 1b. Who is your working group coordinator? (Write your answer) |

| 1c. What is your tent number? (Write your answer) |

<table>
<thead>
<tr>
<th>2. How long have you been living in the MTST occupation? (Mark an X for your answer)</th>
</tr>
</thead>
<tbody>
<tr>
<td>□ Less than 6 months</td>
</tr>
<tr>
<td>□ 6 to 11 months</td>
</tr>
<tr>
<td>□ 1 to 3 years</td>
</tr>
<tr>
<td>□ 4 to 6 years</td>
</tr>
<tr>
<td>□ 7 or more years</td>
</tr>
</tbody>
</table>

The following questions are about your old house before moving to the MTST occupation.

| 3. Where did you live before moving to the MTST occupation? (If the address is unknown, indicate the intersection or cross street and district name where you lived. Write your answer) |

<table>
<thead>
<tr>
<th>Street:</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number:</td>
</tr>
<tr>
<td>District:</td>
</tr>
<tr>
<td>City:</td>
</tr>
<tr>
<td>Crossing:</td>
</tr>
</tbody>
</table>

1. What was your living situation, before moving to the MTST occupation? (Mark an X as your answer)

| □ Rented room |
| □ Rented apartment or house |
| □ House or apartment owned by the head of the household (home) |
| □ House or apartment owned by myself |
| □ I lived “by favor” |
| □ Informal settlement, what: |
| □ Other, specify: |

5. If you rented, how much did you pay for rent per month at your previous house? (Write your answer)

6. Describe your previous neighborhood. (Mark an X for your answer)

| □ Government housing |
| □ Neighborhood in the periphery |
| □ Neighborhood in the city center |
| □ Informal settlement or subdivision |
| □ Favela |
| □ Slum tenement |
| □ I lived in another occupation, what: |
| □ Other, what: |

7. Please read the three sentences about changes in your old neighborhood, which occurred at the time you moved to the occupation. Answer yes or no.

7a. A new residential building was built or was under construction in the neighborhood where I lived. (Mark an X for your answer)

| □ Yes |
| □ No |

7b. A new office building was built or was under construction in the neighborhood where I lived. (Mark an X for your answer)

| □ Yes |
| □ No |

7c. The rent in my old neighborhood has increased more than normal. (Mark an X for your answer)

| □ Yes |
| □ No |

8. If you answered NO in the previous question, skip question 9.

At the moment you moved to the occupation, the rent in your old neighborhood increased for you or your friends? (Mark an X for your answer)

| □ More than 29 RS |
| □ 30 – 59 RS |
| □ 60 – 89 RS |
| □ 90 – 129 RS |
| □ More than 130 RS |

9. Before moving to the occupation, my previous neighborhood received the following improvements (Check all that apply):

| □ Floor |
| □ Sewage |
| □ Parks or playgrounds |
| □ Community center |
| □ Health clinic |
| □ Supermarket |
| □ Another good improvement, specify: |
| □ No |

10. How long did you live in your old house? (Mark an X for your answer)

| □ Less than 6 months |
| □ 6 to 11 months |
| □ 1 to 3 years |
| □ 4 to 6 years |
| □ 7 or more years |

11. How many rooms were in your old house? Including bathroom and kitchen. Not considered parts: corridors, garages and other rooms that did not have residential purpose. (Mark an X for your answer)

| □ 1 |
| □ 2 or 3 |
| □ 4 or more |

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Page 1 of 3  
Turn the page

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Page 2 of 3  
Turn the page
Dweller Supplement- Version 1 Portuguese

Questionário suplementar para os moradores

1. Sobre os grupos de trabalho:
1a. Qual é o seu número de grupo de trabalho? (Escreva sua resposta)
1b. Quem é o coordenador do seu grupo de trabalho? (Escreva sua resposta)
1c. Qual o número de seu barraco? (Escreva sua resposta)

2. Há quanto tempo você está morando na ocupação do MTST? (Marque um x na sua resposta)
   □ Menos de 6 meses
   □ 6 a 11 meses
   □ 1 a 3 anos
   □ 4 a 6 anos
   □ 7 ou mais anos

As perguntas a seguir são sobre a sua antiga moradia antes, de mudar-se para a ocupação do MTST.

3. Onde você morava antes de mudar-se para a ocupação do MTST? Se o endereço exato é desconhecido, indique cruzamento ou ruas transversais e nome do bairro onde mora (Escreva sua resposta).
   Rua:
   Número:
   Bairro:
   Cidade:
   Cruzeamento:

4. Qual era sua situação de moradia, antes de mudar-se para a ocupação do MTST? (Marque um x na sua resposta)
   □ Quanto de aluguel
   □ Casa ou apartamento alugado
   □ Casa ou apartamento de propriedade do chefe de família
   □ Casa ou apartamento próprio
   □ Eu morava de favor
   □ Assentamento informal.
   Qual:
   □ Outro, Especifique:

5. Se alugava, quanto você pagava de aluguel por mês na sua última moradia? (Escreva sua resposta)

6. Descreva sua última vizinhança/bairro (Marque um x na sua resposta)
   □Casas do governo
   □ Bairro na periferia
   □ Bairro no centro
   □ Assentamento informal ou subdivision
   □ Favela
   □ Corrência
   □ Eu morava em outra ocupação.
   Qual:
   □ Outro, Especifique:

7. Por favor, leia as 3 frases sobre mudanças no seu antigo bairro, que ocorreram na época que você se mudou para a ocupação. Responda Sim ou Não.

7a. Um novo prédio residencial foi construído ou estava em construção no bairro em que eu morava. (Marque um x na sua resposta)
   □ Sim
   □ Não
7b. Um novo prédio comercial foi construído ou estava em construção no bairro em que eu morava. (Marque um x na sua resposta)
   □ Sim
   □ Não

7c. O aluguel de meu antigo bairro aumentou mais do que o normal? (Marque um x na sua resposta)
   □ Sim
   □ Não

8. Se você respondeu NÃO na última pergunta, pule a questão 8.
   No momento que você se mudou para a ocupação, quanto aumentou o aluguel no seu antigo bairro para você ou amigos? (Marque um x na sua resposta)
   □ Menos de 29 RS
   □ 30-59 RS
   □ 60-89 RS
   □ 90-129 RS
   □ Mais de 130 RS

9. Antes de me mudar para a ocupação, meu bairro anterior recebeu as seguintes melhorias (Marque todas que se aplicam):
   □ Pavimento
   □ Esgoto
   □ Parques ou praçinhas
   □ Centro Comunitário
   □ Posto de saúde
   □ Supermercado
   □ Outra boa melhoria, especifique:

10. Por quanto tempo você morou na sua antiga moradia? (Marque um x na sua resposta)
    □ Menos de 6 meses
    □ 6 a 11 meses
    □ 1 a 3 anos
    □ 4 a 6 anos
    □ 7 ou mais anos

11. Quantos cômodos havia em sua antiga moradia? Incluindo banheiro e cozinha. Não considerados peças: corredores, garagens e outros compartimentos que não possuíam propósito residencial. (Marque um x na sua resposta)
    □ 1
    □ 2 a 3
    □ 4 ou mais

12. Quantos quartos os moradores utilizam como dormitório? (Marque um x na sua resposta)
    □ 1
    □ 2 ou 3
    □ 4 ou mais

13. Como era o fornecimento de água em sua moradia anterior? (Marque um x na sua resposta) fornecido pelo município:
    □ Água encanada conectada pela rede geral da distribuidora
    □ Água canalizada informalmente
    □ Poço ou nascente
    □ Caminhar tanque de água
    □ Água da chuva armazenada
    □ Rios, lagos e riachos
    □ Outros, especifique:

14. Havia vaso sanitário localizado dentro da moradia, usado unicamente pelos seus moradores? (Marque um x na sua resposta)
    □ Sim
    □ Não, banheiro no lado de fora da moradia
    □ Não havia vaso sanitário

15. Qual era a forma/tipo de energia elétrica em sua última moradia? (Marque um x na sua resposta)
    □ Eletricidade da distribuidora de energia
    □ Energia elétrica informal, “gato”
    □ Gerador privado
    □ Lâmpada de óleo, vela
    □ Outros, especifique:

16. Você alguma vez passou uma ou mais noites em um dos seguintes locais: (Marque todas que se aplicam):
    □ Albergue
    □ Abrigo
    □ República
    □ Rua, parque, ou embaixo da ponte

17. O que aconteceu com as pessoas que viviam em sua moradia anterior (Marque um x na sua resposta)
    □ Eles permaneceram na moradia anterior.
    □ Eles se mudaram comigo para a ocupação do MTST
    □ Eles se mudaram para outra moradia
    □ Alguns se mudaram para outra moradia e alguns permaneceram na antiga moradia
    □ Eu não sei
    □ Eu morava sozinho(a)

18. O que deixo mais triste a respeito da situação de sua moradia anterior? (Escreva sua resposta)

Questionário completo. Muito Obrigada.
Dweller Supplement
Version 2 English

Housing Situation Questionnaire
University of Michigan and MTST

Dweller Supplement

1. About the working groups
   1a. What is your working group number? (Write your answer)

   1b. Who is your working group coordinator? (Write your answer)

   1c. What is your tent number? (Write your answer)

2. How long have you been living in the MTST occupation? (Mark an X for your answer)
   □ Less than 6 months
   □ 6 to 11 months
   □ 1 to 3 years
   □ 4 to 6 years
   □ 7 or more years

   The following questions are about your old house before moving to the MTST occupation.

3. Where did you live before moving to the MTST occupation? If the address is unknown, indicate
   the intersection or cross stress and district name where you lived. (Write your answer)

   Street:
   Number:
   District:
   City:
   Crossing:

4. What was your living situation, before moving to the MTST occupation? (Mark an X as your
   answer)
   □ Rented room
   □ Rented apartment or house
   □ House or apartment owned by the head of the household (home)
   □ House or apartment owned by myself
   □ I lived “by favor”
   □ Informal settlement, what:
   □ Other, specify:

5. If you rented, how much did you pay for rent per month at your previous house? (Write your
   answer)

6. Describe your previous neighborhood. (Mark an X for your answer)
   □ Government housing
   □ Neighborhood in the periphery
   □ Neighborhood in the city center
   □ Informal settlement or subdivision
   □ Favela
   □ Shanty tenement
   □ I lived in another occupation, what:
   □ Other, what:

7. Please read the three sentences about changes in your old neighborhood, which occurred at
   the time you moved to the occupation. Answer yes or no.

   7a. A new residential building was built or was under construction in the neighborhood where I
   lived. (Mark an X for your answer)
   □ Yes
   □ No

   7b. A new office building was built or was under construction in the neighborhood where I lived.
   (Mark an X for your answer)
   □ Yes
   □ No

   7c. The rent in my old neighborhood has increased more than normal. (Mark an X for your answer)
   □ Yes
   □ No

8. If you answered NO in the previous question, skip question 10.
   At the moment you moved to the occupation, the rent in your old neighborhood increased for you or
   your friends? (Mark an X for your answer)
   □ More than 29 RS
   □ 30–59 RS
   □ 60–89 RS
   □ 90–129 RS
   □ More than 130 RS

9. Before moving to the occupation, my previous neighborhood received the following
   improvements (Check all that apply):
   □ Floor
   □ Sewage
   □ Parks or playgrounds
   □ Community center
   □ Health clinic
   □ Supermarket
   □ Another good improvement, specify:
   □ No

10. How long did you live in your old house? (Mark an X for your answer)
    □ Less than 6 months
    □ 6 to 11 months
    □ 1 to 3 years
    □ 4 to 6 years
    □ 7 or more years

11. How many rooms were in your old house? (Mark an X for your answer)
    □ 1
    □ 2 or 3
    □ 4 or more

12. How many rooms did the residents use as bedrooms? (Mark an X for your answer)
    □ 1
    □ 2 or 3
    □ 4 or more

13. How was water supplied in your previous home? (Mark an X for your answer)
    □ Piped water connected to the general network/distributor
    □ Connected piped water informally
    □ Informally channeled water
    □ Well or spring
    □ Water tank
    □ Stored rain water
    □ Rivers, ponds, lakes and streams
    □ Other, what:

14. Was there a toilet located inside the house, used only by its residents? (Mark an X as your answer)
    □ Yes
    □ No, bathroom outside the house
    □ No toilet

15. What was the form/type of electricity in your previous house? (Mark an X as your response)
    □ Electricity from energy company
    □ Informal electricity, “gato”
    □ Private generator
    □ Oil lamp, candle
    □ Other, please specify:

16. Have you ever spend one or more nights in
    □ Hostel
    □ Shelter
    □ Republic
    □ Street, park or under a bridge
    □ None of the above

Page 1 of 3
Turn the page
Dweller Supplement- Version 2 Portuguese

Questionário suplementar para os moradores

1a. Qual é o seu número de grupo de trabalho? (Escreva sua resposta)

1b. Quem é o coordenador do seu grupo de trabalho? (Escreva sua resposta)

1c. Qual o número de seu barraco? (Escreva sua resposta)

2. Há quanto tempo você está morando na ocupação do MTST? (Marque um x na sua resposta)
   - Menos de 6 meses
   - 6 a 11 meses
   - 1 a 3 anos
   - 4 a 6 anos
   - 7 ou mais anos

As perguntas a seguir são sobre a sua antiga moradia antes, de mudar-se para a ocupação do MTST.

3. Onde você morava antes de mudar-se para a ocupação do MTST? Se o endereço exato é desconhecido, indique cruzamento ou rua transversal e nome do bairro onde mora (Escreva sua resposta).
   - Rua:
   - Número:
   - Bairro:
   - Cidade:
   - Cruzamento:

4. Qual era sua situação de moradia, antes de mudar-se para a ocupação do MTST? (Marque um x na sua resposta)
   - Quarto de aluguel
   - Casa ou apartamento alugado
   - Casa ou apartamento de propriedade do chefe de família
   - Casa ou apartamento próprio
   - Eu morava de favor
   - Assentamento informal
   - Qual:
   - Outro, Especifique:

5. Se alugava, quanto você pagava de aluguel por mês na sua última moradia? (Escreva sua resposta)

6. Descreva sua última vizinhança/bairro (Marque um x na sua resposta)
   - Casas do governo
   - Bairro na periferia
   - Bairro no centro
   - Assentamento informal or subdivision
   - Favela
   - Cortiço
   - Eu morava em outra ocupação.
   - Qual:
   - Outro, Especifique:

7. Por favor, leia as 3 frases sobre mudanças no seu antigo bairro, que ocorreram na época que você se mudou para a ocupação. Responda Sim ou Não.
   7a. Um novo prédio residencial foi construído ou estava em construção no bairro em que eu morava. (Marque um x na sua resposta)
   - Sim
   - Não

   7b. Um novo prédio comercial foi construído ou estava em construção no bairro em que eu morava. (Marque um x na sua resposta)
   - Sim
   - Não
7c. O aluguel de meu antigo bairro aumentou mais do que o normal? (Marque um x na sua resposta)
☐Sim
☐Não

8. Se você respondeu NÃO na última pergunta, quale a questão X. No momento que você se mudou para a ocupação, quanto aumentou o aluguel no seu antigo bairro para você ou amigos? (Marque um x na sua resposta)
☐Menos de 29 RS
☐30-59 RS
☐60-89 RS
☐90-129 RS
☐Mais de 130 RS

9. Antes de me mudar para a ocupação, meu bairro anterior recebeu as seguintes melhorias (Marque todas que se aplicam):
☐ Pavimento
☐ Esgoto
☐ Parques ou praças
☐ Centro Comunitário
☐ Posto de saúde
☐ Supermercado
☐ Outras boas melhorias, especifique:
☐ Nenhuma

10. Por quanto tempo você morou na sua antiga moradia? (Marque um x na sua resposta)
☐Menos de 6 meses
☐6 a 11 meses
☐1 a 3 anos
☐4 a 6 anos
☐7 ou mais anos

11. Quantos cômodos havia em sua antiga moradia? Incluindo banheiro e cozinha. Não considerados peças: corredores, garagens e outros compartimentos que não possuíam propósito residencial. (Marque um x na sua resposta)
☐1
☐2 a 3
☐4 ou mais

12. Quantos quartos os moradores utilizam como dormitório? (Marque um x na sua resposta)
☐1
☐2 ou 3
☐4 ou mais

13. Como era o fornecimento de água em sua moradia anterior? (Marque um x na sua resposta) fornecido pelo município:
☐ Agua encanada conectada pela rede geral da distribuidora
☐ Agua canalizada informalmente
☐ Poço ou nascente
☐ Cantinho tanque de água
☐ Agua da chuva armanizada
☐ Rios, lagos e riachos
☐ Outros, especifique:

14. Havia vaso sanitário localizado dentro da moradia, usado unicamente pelo seus moradores? (Marque um x na sua resposta)
☐Sim
☐ Não, banheiro no lado de fora da moradia
☐ Não havia vaso sanitário

15. Qual era a forma/ tipo de energia elétrica em sua ultima moradia? (Marque um x na sua resposta)
☐ Electricidade da distribuidora de energia
☐ Energia elétrica informal, “gato”
☐ Gerador privado
☐ Lâmpada de oleo, vela
☐ Outro, especifique:

16. Você alguma vez passou uma ou mais noites em um dos seguintes locais: (Marque todas que se aplicam):
☐ Albergue
☐ Abigo
☐ República
☐ Dasa, parque, ou embaixo da ponte
☐ Nenhuma

17. O que aconteceu com as pessoas que viviam em sua oradia anterior. (Marque um x na sua resposta)
☐ Eles permaneceram na moradia anterior.
☐ Eles se mudaram para a ocupação do MTST
☐ Eles se mudaram para outra moradia
☐ Alguns se mudaram para outra moradia e alguns permaneceram na antigamoradia
☐ E não sei
☐ Eu morava sozinho(a)

18. O que o deixou mais triste a respeito da situação de sua moradia anterior? (Escreva sua resposta)

Questionário completo. Muito Obrigada.
Appendix B

The Capstone Team analyzed the results of general surveys and dweller supplement surveys separately. This section provides the results of the two type of surveys.

General Survey

The Capstone Team analyzed the results of general surveys collected from different occupations separately.

Copa do Povo Survey Results

2. Which MTST occupations are you registered with?

<table>
<thead>
<tr>
<th>Occupation</th>
<th>Frequency</th>
<th>Percent (%)</th>
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</tr>
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<tr>
<td>Oziel</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Palestina</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Paulo Freire</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Pinheirinho ABC</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Pinheirinho Embú</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Portal do Povo</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Silvério de Jesus</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
<td>0.0</td>
</tr>
</tbody>
</table>

3. At the moment, do you live in the MTST occupation?

<table>
<thead>
<tr>
<th></th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>11</td>
<td>13.1</td>
</tr>
<tr>
<td>No</td>
<td>73</td>
<td>86.9</td>
</tr>
</tbody>
</table>

4. How did you hear about MTST?

<table>
<thead>
<tr>
<th>Source</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Family</td>
<td>20</td>
<td>25.0</td>
</tr>
<tr>
<td>Friend</td>
<td>38</td>
<td>47.5</td>
</tr>
<tr>
<td>Work</td>
<td>5</td>
<td>6.3</td>
</tr>
<tr>
<td>Facebook, other media</td>
<td>3</td>
<td>3.8</td>
</tr>
<tr>
<td>Neighbors/Neighborhood association</td>
<td>16</td>
<td>20.0</td>
</tr>
<tr>
<td>Church group</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Political Party</td>
<td>1</td>
<td>1.3</td>
</tr>
</tbody>
</table>

7. What is the main reason you joined MTST?

<table>
<thead>
<tr>
<th>Reason</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I am dissatisfied with my house/home</td>
<td>11</td>
<td>13.9</td>
</tr>
<tr>
<td>I want to be close to my friends/family who are part of MTST</td>
<td>6</td>
<td>7.6</td>
</tr>
<tr>
<td>I like the social support and community</td>
<td>8</td>
<td>10.1</td>
</tr>
<tr>
<td>I need housing</td>
<td>60</td>
<td>75.9</td>
</tr>
<tr>
<td>I like to help others get housing</td>
<td>10</td>
<td>12.7</td>
</tr>
<tr>
<td>Social or political activism is important to me</td>
<td>7</td>
<td>8.9</td>
</tr>
<tr>
<td>Other</td>
<td>2</td>
<td>2.5</td>
</tr>
</tbody>
</table>

9. What’s your involvement with MTST? Mark all options that apply

<table>
<thead>
<tr>
<th>Involvement</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Leader or coordinator</td>
<td>6</td>
<td>8.2</td>
</tr>
<tr>
<td>12. Do you belong to or participate in any organization other than MTST?</td>
<td>Frequency</td>
<td>Percent (%)</td>
</tr>
<tr>
<td>-------------------------------------------------</td>
<td>------------</td>
<td>-------------</td>
</tr>
<tr>
<td>Neighborhood association</td>
<td>8</td>
<td>12.5</td>
</tr>
<tr>
<td>Religious group</td>
<td>17</td>
<td>26.6</td>
</tr>
<tr>
<td>Political party</td>
<td>3</td>
<td>4.7</td>
</tr>
<tr>
<td>Labor Union</td>
<td>5</td>
<td>7.8</td>
</tr>
<tr>
<td>Social movement</td>
<td>10</td>
<td>15.6</td>
</tr>
<tr>
<td>Government or municipal council</td>
<td>4</td>
<td>6.3</td>
</tr>
<tr>
<td>Another group (e.g., Mothers’ club, samba school)</td>
<td>5</td>
<td>7.8</td>
</tr>
<tr>
<td>I do not participate in any civil society groups</td>
<td>35</td>
<td>54.7</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>14. What is your housing situation?</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rented room</td>
<td>12</td>
<td>7.0</td>
</tr>
<tr>
<td>Rented house or apartment</td>
<td>32</td>
<td>43.8</td>
</tr>
<tr>
<td>House or apartment owned by the head of the household (home)</td>
<td>3</td>
<td>4.1</td>
</tr>
<tr>
<td>House or apartment owned by myself</td>
<td>3</td>
<td>4.1</td>
</tr>
<tr>
<td>“By favor”</td>
<td>18</td>
<td>24.7</td>
</tr>
<tr>
<td>Tent in MTST occupation</td>
<td>2</td>
<td>2.7</td>
</tr>
<tr>
<td>Other</td>
<td>3</td>
<td>4.1</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>16. Describe the neighborhood you live in</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Government housing</td>
<td>2</td>
<td>2.9</td>
</tr>
<tr>
<td>Neighborhood in the periphery</td>
<td>43</td>
<td>62.3</td>
</tr>
<tr>
<td>Neighborhood in the city center</td>
<td>3</td>
<td>4.3</td>
</tr>
<tr>
<td>Informal settlement or subdivision</td>
<td>2</td>
<td>2.9</td>
</tr>
<tr>
<td>Favela</td>
<td>16</td>
<td>23.2</td>
</tr>
<tr>
<td>Slum tenement</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>I live in an MTST occupation</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Other</td>
<td>3</td>
<td>4.3</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>17. Regarding the legal status of your house, what documents do you possess?</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rental contract</td>
<td>25</td>
<td>36.8</td>
</tr>
<tr>
<td>Contract of sale for the property</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Registered legal title</td>
<td>1</td>
<td>1.5</td>
</tr>
<tr>
<td>Word agreement (verbal)</td>
<td>21</td>
<td>30.9</td>
</tr>
<tr>
<td>Other</td>
<td>7</td>
<td>10.3</td>
</tr>
<tr>
<td>None</td>
<td>14</td>
<td>20.6</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>18. How long have you lived in your current residence?</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 6 months</td>
<td>6</td>
<td>8.6</td>
</tr>
<tr>
<td>6 to 11 months</td>
<td>3</td>
<td>4.3</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>15</td>
<td>21.4</td>
</tr>
<tr>
<td>4 to 6 years</td>
<td>14</td>
<td>20.0</td>
</tr>
<tr>
<td>7 or more years</td>
<td>32</td>
<td>45.7</td>
</tr>
</tbody>
</table>
19. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>7</td>
</tr>
<tr>
<td>2 or 3</td>
<td>43</td>
</tr>
<tr>
<td>4 or more</td>
<td>19</td>
</tr>
</tbody>
</table>

20. How many rooms are used as bedrooms?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>29</td>
</tr>
<tr>
<td>2 or 3</td>
<td>31</td>
</tr>
<tr>
<td>4 or more</td>
<td>0</td>
</tr>
</tbody>
</table>

21. Is a toilet located inside your house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>63</td>
</tr>
<tr>
<td>No</td>
<td>7</td>
</tr>
</tbody>
</table>

22. The waste for your home is (Mark all options that apply)

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Direct household collection of garbage by garbage collection services</td>
<td>53</td>
</tr>
<tr>
<td>Collected from a collective dumpster</td>
<td>14</td>
</tr>
<tr>
<td>Burned (on the property)</td>
<td>1</td>
</tr>
<tr>
<td>Buried (on the property)</td>
<td>1</td>
</tr>
<tr>
<td>Thrown on an empty lot or street</td>
<td>5</td>
</tr>
<tr>
<td>Placed in river, lake or ocean</td>
<td>1</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
</tr>
</tbody>
</table>

23. What form is water supplied to your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Piped water connected to the general network distributor</td>
<td>63</td>
</tr>
<tr>
<td>Connected piped water informally</td>
<td>5</td>
</tr>
<tr>
<td>Piped water outside the house</td>
<td>2</td>
</tr>
<tr>
<td>Well or spring not on the property</td>
<td>0</td>
</tr>
<tr>
<td>Water truck</td>
<td>0</td>
</tr>
<tr>
<td>Stored rain water</td>
<td>0</td>
</tr>
<tr>
<td>Rivers, ponds, lakes and streams</td>
<td>0</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
</tr>
</tbody>
</table>

24. Is there electricity in your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, a distributor with a meter</td>
<td>63</td>
</tr>
<tr>
<td>Yes, a meter without a distributor</td>
<td>5</td>
</tr>
<tr>
<td>Yes, electricity connected informally, “Gato”</td>
<td>2</td>
</tr>
<tr>
<td>Yes, private generator</td>
<td>0</td>
</tr>
<tr>
<td>Oil lamp or candle</td>
<td>0</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
</tr>
</tbody>
</table>

25. Select the three main problems with your currently housing situation

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rent is too expensive</td>
<td>43</td>
</tr>
<tr>
<td>Over crowding</td>
<td>9</td>
</tr>
<tr>
<td>Poor construction materials.</td>
<td>8</td>
</tr>
<tr>
<td>Crime</td>
<td>7</td>
</tr>
<tr>
<td>I do not own my house</td>
<td>34</td>
</tr>
<tr>
<td>I am unhappy with the people who live with me</td>
<td>7</td>
</tr>
</tbody>
</table>
### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Inadequate sanitation and sewage</td>
<td>7</td>
<td>9.9</td>
</tr>
<tr>
<td>Inadequate garbage collection</td>
<td>3</td>
<td>4.2</td>
</tr>
<tr>
<td>Lack of paving</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Flooding</td>
<td>4</td>
<td>5.6</td>
</tr>
<tr>
<td>Poor transportation</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
<td>1.4</td>
</tr>
<tr>
<td>I have no problems with my current housing situation</td>
<td>4</td>
<td>5.6</td>
</tr>
</tbody>
</table>

### How do you get to work?

<table>
<thead>
<tr>
<th>Method</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Walking</td>
<td>11</td>
<td>11.8</td>
</tr>
<tr>
<td>Bicycle</td>
<td>4</td>
<td>4.3</td>
</tr>
<tr>
<td>Bus</td>
<td>43</td>
<td>46.2</td>
</tr>
<tr>
<td>Metro</td>
<td>21</td>
<td>22.6</td>
</tr>
<tr>
<td>Taxi</td>
<td>3</td>
<td>3.2</td>
</tr>
<tr>
<td>My car</td>
<td>1</td>
<td>1.1</td>
</tr>
<tr>
<td>Other</td>
<td>5</td>
<td>5.4</td>
</tr>
</tbody>
</table>

### How long does it usually take you to get from the door of your work place to the door of your home (one way)?

<table>
<thead>
<tr>
<th>Time Duration</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 10 minutes</td>
<td>4</td>
<td>6.6</td>
</tr>
<tr>
<td>10 to 19 minutes</td>
<td>5</td>
<td>8.2</td>
</tr>
<tr>
<td>20 to 39 minutes</td>
<td>7</td>
<td>11.5</td>
</tr>
<tr>
<td>40 to 59 minutes</td>
<td>11</td>
<td>18.0</td>
</tr>
<tr>
<td>60 to 89 minutes (1 to 1.5 hours)</td>
<td>19</td>
<td>31.1</td>
</tr>
<tr>
<td>90 to 119 minutes (1.5 to 2 hours)</td>
<td>8</td>
<td>13.1</td>
</tr>
<tr>
<td>120 to 150 minutes (2 to 2.5 hours)</td>
<td>4</td>
<td>6.6</td>
</tr>
<tr>
<td>More than 150 (2.5 hours)</td>
<td>3</td>
<td>4.9</td>
</tr>
</tbody>
</table>

### Who is the head of your house/home?

<table>
<thead>
<tr>
<th>Head of the House/Home</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>My husband/wife or opposite sex partner</td>
<td>41</td>
<td>53.2</td>
</tr>
<tr>
<td>My same-sex partners</td>
<td>1</td>
<td>1.3</td>
</tr>
<tr>
<td>My son or daughter</td>
<td>3</td>
<td>3.9</td>
</tr>
<tr>
<td>My stepson or stepdaughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My son/daughter-in-law</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My father, mother, stepfather or stepmother</td>
<td>10</td>
<td>13.0</td>
</tr>
<tr>
<td>My grandson or granddaughter</td>
<td>1</td>
<td>1.3</td>
</tr>
<tr>
<td>My brother or sister</td>
<td>2</td>
<td>2.6</td>
</tr>
<tr>
<td>My grandfather or grandmother</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Other relative</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>I am the head of the house/home</td>
<td>19</td>
<td>24.7</td>
</tr>
</tbody>
</table>

### Sex?

<table>
<thead>
<tr>
<th>Gender</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Female</td>
<td>33</td>
<td>50.8</td>
</tr>
<tr>
<td>Male</td>
<td>29</td>
<td>44.6</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
<td>1.5</td>
</tr>
<tr>
<td>I do not want to answer</td>
<td>2</td>
<td>3.1</td>
</tr>
</tbody>
</table>

### What is your marital status

<table>
<thead>
<tr>
<th>Marital Status</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Single</td>
<td>28</td>
<td>42.4</td>
</tr>
<tr>
<td>Married (civil or religious)</td>
<td>18</td>
<td>27.3</td>
</tr>
<tr>
<td></td>
<td>Frequency</td>
<td>Percent (%)</td>
</tr>
<tr>
<td>------------------</td>
<td>-----------</td>
<td>-------------</td>
</tr>
<tr>
<td>Stable opposite-sex union</td>
<td>12</td>
<td>18.2</td>
</tr>
<tr>
<td>Stable same-sex union</td>
<td>1</td>
<td>1.5</td>
</tr>
<tr>
<td>Legally separated</td>
<td>3</td>
<td>4.5</td>
</tr>
<tr>
<td>Divorced</td>
<td>2</td>
<td>3.0</td>
</tr>
<tr>
<td>Widowed</td>
<td>2</td>
<td>3.0</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
<td>0.0</td>
</tr>
</tbody>
</table>

### 34. Do you have children?

<table>
<thead>
<tr>
<th></th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>54</td>
<td>84.4</td>
</tr>
<tr>
<td>No</td>
<td>10</td>
<td>15.6</td>
</tr>
</tbody>
</table>

### 35. What is the last year completed in school?

<table>
<thead>
<tr>
<th></th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I did not go</td>
<td>1</td>
<td>1.6</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>7</td>
<td>10.9</td>
</tr>
<tr>
<td>4 to 5 years</td>
<td>2</td>
<td>3.1</td>
</tr>
<tr>
<td>6 to 7 years</td>
<td>6</td>
<td>9.4</td>
</tr>
<tr>
<td>First degree (full 8 years) (Elementary school)</td>
<td>5</td>
<td>7.8</td>
</tr>
<tr>
<td>9 to 11 years</td>
<td>5</td>
<td>7.8</td>
</tr>
<tr>
<td>High school (full 12 years)</td>
<td>25</td>
<td>39.1</td>
</tr>
<tr>
<td>Higher education/incomplete college</td>
<td>8</td>
<td>12.5</td>
</tr>
<tr>
<td>Full college</td>
<td>5</td>
<td>7.8</td>
</tr>
<tr>
<td>Master or more</td>
<td>0</td>
<td>0.0</td>
</tr>
</tbody>
</table>

### 36. What is your race or ethnicity?

<table>
<thead>
<tr>
<th></th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>White</td>
<td>15</td>
<td>22.4</td>
</tr>
<tr>
<td>Black (Black)</td>
<td>19</td>
<td>28.4</td>
</tr>
</tbody>
</table>

### 37. Are you currently employed?

<table>
<thead>
<tr>
<th></th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, informal (freelance/autonomous)</td>
<td>23</td>
<td>35.4</td>
</tr>
<tr>
<td>Yes, with a formal contract that contributes to social security</td>
<td>25</td>
<td>38.5</td>
</tr>
<tr>
<td>No</td>
<td>17</td>
<td>26.2</td>
</tr>
</tbody>
</table>

### 39. How many hours do you work per week?

<table>
<thead>
<tr>
<th></th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Up to 14 hours per week</td>
<td>7</td>
<td>14.3</td>
</tr>
<tr>
<td>15 to 39 hours per week</td>
<td>5</td>
<td>10.2</td>
</tr>
<tr>
<td>40 to 43 hours per week</td>
<td>14</td>
<td>28.6</td>
</tr>
<tr>
<td>44 to 48 hours per week</td>
<td>19</td>
<td>38.8</td>
</tr>
<tr>
<td>More than 49 hours per week</td>
<td>4</td>
<td>8.2</td>
</tr>
</tbody>
</table>
### Dandara Survey Results

1. Are you registered on the waitlist for housing with the MTST?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>53</td>
</tr>
<tr>
<td>No</td>
<td>0</td>
</tr>
<tr>
<td>I am not registered, but my family member is registered</td>
<td>4</td>
</tr>
</tbody>
</table>

2. Which MTST occupation are you registered with?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Copa do Povo</td>
<td>3</td>
</tr>
<tr>
<td>Dandara</td>
<td>54</td>
</tr>
<tr>
<td>Maria Bonita</td>
<td>0</td>
</tr>
<tr>
<td>Palestina</td>
<td>0</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
</tr>
</tbody>
</table>

3. At the moment, do you live in an MTST occupation?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>14</td>
</tr>
<tr>
<td>No</td>
<td>42</td>
</tr>
</tbody>
</table>

4. Have you lived in the occupation for more than 15 days?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>23</td>
</tr>
<tr>
<td>No</td>
<td>32</td>
</tr>
</tbody>
</table>

5. How did you hear about MTST?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Family</td>
<td>17</td>
</tr>
<tr>
<td>Friend</td>
<td>27</td>
</tr>
</tbody>
</table>

8. What is the main reason you joined MTST?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I am dissatisfied with my house/home</td>
<td>7</td>
</tr>
<tr>
<td>I want to be close to my friends/family who are part of MTST</td>
<td>1</td>
</tr>
<tr>
<td>I like the social support and community</td>
<td>9</td>
</tr>
<tr>
<td>I need housing</td>
<td>37</td>
</tr>
<tr>
<td>I like to help others get housing</td>
<td>9</td>
</tr>
<tr>
<td>Social or political activism is important to me</td>
<td>1</td>
</tr>
<tr>
<td>Other</td>
<td>2</td>
</tr>
</tbody>
</table>

9. What’s your involvement with MTST? Mark all options that apply

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Leader or coordinator</td>
<td>14</td>
</tr>
<tr>
<td>MTST member</td>
<td>32</td>
</tr>
<tr>
<td>Activist</td>
<td>6</td>
</tr>
<tr>
<td>Other</td>
<td>7</td>
</tr>
</tbody>
</table>

10. Do you belong to or participate in any organization other than MTST?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Neighborhood association</td>
<td>8</td>
</tr>
<tr>
<td>Religious group</td>
<td>4</td>
</tr>
<tr>
<td>Political party</td>
<td>Frequency</td>
</tr>
<tr>
<td>---------------------------------------</td>
<td>-----------</td>
</tr>
<tr>
<td>Labor Union</td>
<td>2</td>
</tr>
<tr>
<td>Social movement</td>
<td>4</td>
</tr>
<tr>
<td>Government or municipal council</td>
<td>2</td>
</tr>
<tr>
<td>Other group [e.g. Mothers’ club, samba school]</td>
<td>1</td>
</tr>
<tr>
<td>I do not participate in any civil society groups</td>
<td>36</td>
</tr>
</tbody>
</table>

12. What is your living situation?

<table>
<thead>
<tr>
<th>Rent status</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rented room</td>
<td>8</td>
<td>14.8</td>
</tr>
<tr>
<td>Rented house or apartment</td>
<td>15</td>
<td>27.8</td>
</tr>
<tr>
<td>House or apartment owned by the head of the household (home)</td>
<td>1</td>
<td>1.9</td>
</tr>
<tr>
<td>House or apartment owned by myself</td>
<td>2</td>
<td>3.7</td>
</tr>
<tr>
<td>“By favor”</td>
<td>18</td>
<td>33.3</td>
</tr>
<tr>
<td>Tent in MTST occupation</td>
<td>4</td>
<td>7.4</td>
</tr>
<tr>
<td>Other</td>
<td>6</td>
<td>11.1</td>
</tr>
</tbody>
</table>

13. If you rent, how much do you pay per month?

<table>
<thead>
<tr>
<th>Rent amount</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than R$ 249</td>
<td>1</td>
<td>3.0</td>
</tr>
<tr>
<td>R$ 250-399</td>
<td>10</td>
<td>30.3</td>
</tr>
<tr>
<td>R$ 400-649</td>
<td>19</td>
<td>57.6</td>
</tr>
<tr>
<td>R$ 650-799</td>
<td>2</td>
<td>6.1</td>
</tr>
<tr>
<td>R$ 800 or more</td>
<td>1</td>
<td>3.0</td>
</tr>
</tbody>
</table>

14. Describe the neighborhood you live in

<table>
<thead>
<tr>
<th>Neighborhood</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Government housing</td>
<td>3</td>
<td>5.6</td>
</tr>
<tr>
<td>Neighborhood in the periphery</td>
<td>31</td>
<td>57.4</td>
</tr>
<tr>
<td>Neighborhood in the city center</td>
<td>2</td>
<td>3.7</td>
</tr>
<tr>
<td>Informal settlement or subdivision</td>
<td>1</td>
<td>1.9</td>
</tr>
<tr>
<td>Favela</td>
<td>5</td>
<td>9.3</td>
</tr>
<tr>
<td>Slum tenement</td>
<td>1</td>
<td>1.9</td>
</tr>
<tr>
<td>I live in an MTST occupation</td>
<td>5</td>
<td>9.3</td>
</tr>
<tr>
<td>Other</td>
<td>6</td>
<td>11.1</td>
</tr>
</tbody>
</table>

15. Regarding the legal status of your house, what documents do you possess?

<table>
<thead>
<tr>
<th>Document type</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rental contract</td>
<td>14</td>
<td>26.9</td>
</tr>
<tr>
<td>Contract of sale for the property</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Registered legal title</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Word agreement (verbal)</td>
<td>15</td>
<td>28.8</td>
</tr>
<tr>
<td>Other</td>
<td>4</td>
<td>7.7</td>
</tr>
<tr>
<td>None</td>
<td>19</td>
<td>36.5</td>
</tr>
</tbody>
</table>

16. How long have you lived in your current residence?

<table>
<thead>
<tr>
<th>Residence duration</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 6 months</td>
<td>5</td>
<td>9.3</td>
</tr>
<tr>
<td>6 to 11 months</td>
<td>11</td>
<td>20.4</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>12</td>
<td>22.2</td>
</tr>
<tr>
<td>4 to 6 years</td>
<td>10</td>
<td>18.5</td>
</tr>
<tr>
<td>7 or more years</td>
<td>16</td>
<td>29.6</td>
</tr>
</tbody>
</table>
17. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>5</td>
</tr>
<tr>
<td>2 or 3</td>
<td>36</td>
</tr>
<tr>
<td>4 or more</td>
<td>11</td>
</tr>
</tbody>
</table>

18. How many rooms are used as bedrooms?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>31</td>
</tr>
<tr>
<td>2 or 3</td>
<td>19</td>
</tr>
<tr>
<td>4 or more</td>
<td>3</td>
</tr>
</tbody>
</table>

19. Is a toilet located inside your house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>49</td>
</tr>
<tr>
<td>No</td>
<td>5</td>
</tr>
</tbody>
</table>

20. The waste for your home is (Mark all options that apply)

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Direct household collection of garbage by garbage collection services</td>
<td>45</td>
</tr>
<tr>
<td>Collected from a collective dumpster</td>
<td>9</td>
</tr>
<tr>
<td>Burned (on the property)</td>
<td>1</td>
</tr>
<tr>
<td>Buried (on the property)</td>
<td>0</td>
</tr>
<tr>
<td>Thrown on an empty lot or street</td>
<td>0</td>
</tr>
<tr>
<td>Placed in river, lake or ocean</td>
<td>0</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
</tr>
</tbody>
</table>

21. What form is water supplied to your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Piped water connected to the general network distributor</td>
<td>52</td>
</tr>
<tr>
<td>Connected piped water informally</td>
<td>2</td>
</tr>
<tr>
<td>Piped water outside the house</td>
<td>1</td>
</tr>
<tr>
<td>Well or spring not on the property</td>
<td>0</td>
</tr>
<tr>
<td>Water truck</td>
<td>0</td>
</tr>
<tr>
<td>Stored rain water</td>
<td>0</td>
</tr>
<tr>
<td>Rivers, ponds, lakes and streams</td>
<td>0</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
</tr>
</tbody>
</table>

22. Is there electricity in your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, a distributor with a meter</td>
<td>51</td>
</tr>
<tr>
<td>Yes, a meter without a distributor</td>
<td>0</td>
</tr>
<tr>
<td>Yes, electricity connected informally, “Gato”</td>
<td>3</td>
</tr>
<tr>
<td>Yes, private generator</td>
<td>0</td>
</tr>
<tr>
<td>Oil lamp or candle</td>
<td>1</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
</tr>
</tbody>
</table>

23. Select the three main problems with your currently housing situation

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rent is too expensive</td>
<td>33</td>
</tr>
<tr>
<td>Overcrowding</td>
<td>6</td>
</tr>
<tr>
<td>Poor construction materials,</td>
<td>3</td>
</tr>
<tr>
<td>Crime</td>
<td>11</td>
</tr>
<tr>
<td>I do not own my house</td>
<td>27</td>
</tr>
<tr>
<td>I am unhappy with the people who live with me</td>
<td>3</td>
</tr>
<tr>
<td>Issue</td>
<td>Frequency</td>
</tr>
<tr>
<td>----------------------------------------------------------------------</td>
<td>-----------</td>
</tr>
<tr>
<td>Inadequate sanitation and sewage</td>
<td>6</td>
</tr>
<tr>
<td>Inadequate garbage collection</td>
<td>1</td>
</tr>
<tr>
<td>Lack of paving</td>
<td>2</td>
</tr>
<tr>
<td>Flooding</td>
<td>7</td>
</tr>
<tr>
<td>Poor transportation</td>
<td>4</td>
</tr>
<tr>
<td>Other</td>
<td>3</td>
</tr>
<tr>
<td>I have no problems with my current housing situation</td>
<td>0</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>More than 150 (2.5 hours)</td>
<td>3</td>
<td>7.0</td>
</tr>
</tbody>
</table>

26. Who is the head of your house/home?

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>My husband/wife or opposite sex partner</td>
<td>13</td>
<td>23.6</td>
</tr>
<tr>
<td>My same-sex partners</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My son or daughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My stepson or stepdaughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My son/daughter-in-law</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My father, mother, stepfather or stepmother</td>
<td>15</td>
<td>27.3</td>
</tr>
<tr>
<td>My grandson or granddaughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My great-grandson or great-granddaughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My brother or sister</td>
<td>1</td>
<td>1.8</td>
</tr>
<tr>
<td>My grandfather or grandmother</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Other relative</td>
<td>1</td>
<td>1.8</td>
</tr>
<tr>
<td>I am the head of the house/home</td>
<td>25</td>
<td>45.5</td>
</tr>
</tbody>
</table>

27. Sex?

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Female</td>
<td>26</td>
<td>47.3</td>
</tr>
<tr>
<td>Male</td>
<td>28</td>
<td>50.9</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
<td>1.8</td>
</tr>
<tr>
<td>I do not want to answer</td>
<td>0</td>
<td>0.0</td>
</tr>
</tbody>
</table>

28. What is your marital status

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Single</td>
<td>24</td>
<td>43.6</td>
</tr>
<tr>
<td>Married (civil or religious)</td>
<td>17</td>
<td>30.9</td>
</tr>
</tbody>
</table>
### 29. Do you have children?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>42</td>
</tr>
<tr>
<td>No</td>
<td>12</td>
</tr>
</tbody>
</table>

### 30. What is the last year completed in school?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I did not go</td>
<td>2 3.6</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>7 12.5</td>
</tr>
<tr>
<td>4 to 5 years</td>
<td>7 12.5</td>
</tr>
<tr>
<td>6 to 7 years</td>
<td>2 3.6</td>
</tr>
<tr>
<td>First degree (full 8 years) (Elementary school)</td>
<td>6 10.7</td>
</tr>
<tr>
<td>9 to 11 years</td>
<td>3 5.4</td>
</tr>
<tr>
<td>High school (full 12 years)</td>
<td>25 44.6</td>
</tr>
<tr>
<td>Higher education/incomplete college</td>
<td>2 3.6</td>
</tr>
<tr>
<td>Full college</td>
<td>1 1.8</td>
</tr>
<tr>
<td>Master or more</td>
<td>1 1.8</td>
</tr>
</tbody>
</table>

### 31. What is your race or ethnicity?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>White</td>
<td>11 19.6</td>
</tr>
</tbody>
</table>

### 32. Are you currently employed?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, informal (freelance/autonomous)</td>
<td>24 43.6</td>
</tr>
<tr>
<td>Yes, with a formal contract that contributes to social security</td>
<td>12 21.8</td>
</tr>
<tr>
<td>No</td>
<td>19 34.5</td>
</tr>
</tbody>
</table>

### 34. How many hours do you work per week?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Up to 14 hours per week</td>
<td>10 24.4</td>
</tr>
<tr>
<td>15 to 39 hours per week</td>
<td>7 17.1</td>
</tr>
<tr>
<td>40 to 43 hours per week</td>
<td>9 22.0</td>
</tr>
<tr>
<td>44 to 48 hours per week</td>
<td>11 26.8</td>
</tr>
<tr>
<td>More than 49 hours per week</td>
<td>4 9.8</td>
</tr>
</tbody>
</table>
### Maria Bonita Survey Results

<table>
<thead>
<tr>
<th>Question</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. Are you registered on the waitlist for housing with the MTST?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Yes</td>
<td>97</td>
<td>99.0</td>
</tr>
<tr>
<td>No</td>
<td>1</td>
<td>1.0</td>
</tr>
<tr>
<td>I am not registered, but my family member is registered</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>2. Which MTST occupation are you registered with?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Copa do Povo</td>
<td>1</td>
<td>1.0</td>
</tr>
<tr>
<td>Dandara</td>
<td>1</td>
<td>1.0</td>
</tr>
<tr>
<td>Maria Bonita</td>
<td>95</td>
<td>95.0</td>
</tr>
<tr>
<td>Palestina</td>
<td>1</td>
<td>1.0</td>
</tr>
<tr>
<td>Other</td>
<td>2</td>
<td>2.0</td>
</tr>
<tr>
<td>3. At the moment, do you live in an MTST occupation?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Yes</td>
<td>29</td>
<td>29.9</td>
</tr>
<tr>
<td>No</td>
<td>68</td>
<td>70.1</td>
</tr>
<tr>
<td>4. Have you lived in the occupation for more than 15 days?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Yes</td>
<td>43</td>
<td>44.8</td>
</tr>
<tr>
<td>No</td>
<td>53</td>
<td>55.2</td>
</tr>
<tr>
<td>5. How did you hear about MTST?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Family</td>
<td>17</td>
<td>17.7</td>
</tr>
<tr>
<td>Friend</td>
<td>59</td>
<td>61.5</td>
</tr>
<tr>
<td>6. How many times have you lived in this occupation?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>1 time</td>
<td>43</td>
<td>44.8</td>
</tr>
<tr>
<td>2 times</td>
<td>17</td>
<td>17.7</td>
</tr>
<tr>
<td>3 or more</td>
<td>20</td>
<td>20.6</td>
</tr>
<tr>
<td>Other</td>
<td>10</td>
<td>10.3</td>
</tr>
<tr>
<td>7. Do you have a specific role in the occupation?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Yes</td>
<td>22</td>
<td>22.7</td>
</tr>
<tr>
<td>No</td>
<td>69</td>
<td>69.3</td>
</tr>
<tr>
<td>Other</td>
<td>7</td>
<td>7.0</td>
</tr>
<tr>
<td>8. What is the main reason you joined MTST?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>I am dissatisfied with my house/home</td>
<td>9</td>
<td>9.5</td>
</tr>
<tr>
<td>I want to be close to my friends/family who are part of MTST</td>
<td>4</td>
<td>4.2</td>
</tr>
<tr>
<td>I like the social support and community</td>
<td>13</td>
<td>13.7</td>
</tr>
<tr>
<td>I need housing</td>
<td>68</td>
<td>71.6</td>
</tr>
<tr>
<td>I like to help others get housing</td>
<td>15</td>
<td>15.8</td>
</tr>
<tr>
<td>Social or political activism is important to me</td>
<td>1</td>
<td>1.1</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
<td>1.1</td>
</tr>
<tr>
<td>9. What’s your involvement with MTST? Mark all options that apply</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Leader or coordinator</td>
<td>6</td>
<td>6.5</td>
</tr>
<tr>
<td>MTST member</td>
<td>75</td>
<td>80.6</td>
</tr>
<tr>
<td>Activist</td>
<td>6</td>
<td>6.5</td>
</tr>
<tr>
<td>Other</td>
<td>12</td>
<td>12.9</td>
</tr>
<tr>
<td>10. Do you belong to or participate in any organization other than MTST?</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Neighborhood association</td>
<td>7</td>
<td>8.1</td>
</tr>
<tr>
<td>Religious group</td>
<td>11</td>
<td>12.8</td>
</tr>
</tbody>
</table>
### Frequency Percent (%)

<table>
<thead>
<tr>
<th>Political party</th>
<th>2</th>
<th>2.3</th>
</tr>
</thead>
<tbody>
<tr>
<td>Labor Union</td>
<td>4</td>
<td>4.7</td>
</tr>
<tr>
<td>Social movement</td>
<td>4</td>
<td>4.7</td>
</tr>
<tr>
<td>Government or municipal council</td>
<td>1</td>
<td>1.2</td>
</tr>
<tr>
<td>Other group (e.g. Mothers’ club, samba school)</td>
<td>8</td>
<td>9.3</td>
</tr>
<tr>
<td>I do not participate in any civil society groups</td>
<td>57</td>
<td>66.3</td>
</tr>
</tbody>
</table>

#### 12. What is your living situation?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rented room</td>
<td>13</td>
</tr>
<tr>
<td>Rented house or apartment</td>
<td>32</td>
</tr>
<tr>
<td>House or apartment owned by the head of the household (home)</td>
<td>3</td>
</tr>
<tr>
<td>House or apartment owned by myself</td>
<td>1</td>
</tr>
<tr>
<td>&quot;By favor&quot;</td>
<td>19</td>
</tr>
<tr>
<td>Tent in MTST occupation</td>
<td>14</td>
</tr>
<tr>
<td>Other</td>
<td>11</td>
</tr>
</tbody>
</table>

#### 14. Describe the neighborhood you live in

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Government housing</td>
<td>0</td>
</tr>
<tr>
<td>Neighborhood in the periphery</td>
<td>55</td>
</tr>
<tr>
<td>Neighborhood in the city center</td>
<td>5</td>
</tr>
<tr>
<td>Informal settlement or subdivision</td>
<td>1</td>
</tr>
<tr>
<td>Favela</td>
<td>8</td>
</tr>
<tr>
<td>Slum tenement</td>
<td>1</td>
</tr>
<tr>
<td>I live in an MTST occupation</td>
<td>15</td>
</tr>
<tr>
<td>Other</td>
<td>3</td>
</tr>
</tbody>
</table>

#### 13. If you rent, how much do you pay per month?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than R$ 249</td>
<td>0</td>
</tr>
<tr>
<td>R$ 250-399</td>
<td>21</td>
</tr>
<tr>
<td>R$ 400-649</td>
<td>37</td>
</tr>
<tr>
<td>R$ 650-799</td>
<td>4</td>
</tr>
<tr>
<td>R$ 800 or more</td>
<td>2</td>
</tr>
</tbody>
</table>

#### 15. Regarding the legal status of your house, what documents do you possess?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rental contract</td>
<td>25</td>
</tr>
<tr>
<td>Contract of sale for the property</td>
<td>0</td>
</tr>
<tr>
<td>Registered legal title</td>
<td>0</td>
</tr>
<tr>
<td>Word agreement (verbal)</td>
<td>21</td>
</tr>
<tr>
<td>Other</td>
<td>6</td>
</tr>
<tr>
<td>None</td>
<td>33</td>
</tr>
</tbody>
</table>

#### 16. How long have you lived in your current residence?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 6 months</td>
<td>8</td>
</tr>
<tr>
<td>6 to 11 months</td>
<td>21</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>24</td>
</tr>
<tr>
<td>4 to 6 years</td>
<td>19</td>
</tr>
<tr>
<td>7 or more years</td>
<td>20</td>
</tr>
</tbody>
</table>
17. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>20</td>
</tr>
<tr>
<td>2 or 3</td>
<td>59.8</td>
</tr>
<tr>
<td>4 or more</td>
<td>18.5</td>
</tr>
</tbody>
</table>

18. How many rooms are used as bedrooms?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>52.4</td>
</tr>
<tr>
<td>2 or 3</td>
<td>44.0</td>
</tr>
<tr>
<td>4 or more</td>
<td>3.6</td>
</tr>
</tbody>
</table>

19. Is a toilet located inside your house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>85.9</td>
</tr>
<tr>
<td>No</td>
<td>14.1</td>
</tr>
</tbody>
</table>

20. The waste for your home is [Mark all options that apply]

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Direct household collection of garbage by garbage collection services</td>
<td>79.3</td>
</tr>
<tr>
<td>Collected from a collective dumpster</td>
<td>19.6</td>
</tr>
<tr>
<td>Burned (on the property)</td>
<td>0.0</td>
</tr>
<tr>
<td>Buried (on the property)</td>
<td>0.0</td>
</tr>
<tr>
<td>Thrown on an empty lot or street</td>
<td>1.1</td>
</tr>
<tr>
<td>Placed in river, lake or ocean</td>
<td>0.0</td>
</tr>
<tr>
<td>Other</td>
<td>1.1</td>
</tr>
</tbody>
</table>

21. What form is water supplied to your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Piped water connected to the general network distributor</td>
<td>77.8</td>
</tr>
<tr>
<td>Connected piped water informally</td>
<td>14.4</td>
</tr>
<tr>
<td>Piped water outside the house</td>
<td>2.2</td>
</tr>
<tr>
<td>Well or spring not on the property</td>
<td>2.2</td>
</tr>
<tr>
<td>Water truck</td>
<td>0.0</td>
</tr>
<tr>
<td>Stored rain water</td>
<td>1.1</td>
</tr>
<tr>
<td>Rivers, ponds, lakes and streams</td>
<td>0.0</td>
</tr>
<tr>
<td>Other</td>
<td>2.2</td>
</tr>
</tbody>
</table>

22. Is there electricity in your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, a distributor with a meter</td>
<td>60.7</td>
</tr>
<tr>
<td>Yes, a meter without a distributor</td>
<td>15.5</td>
</tr>
<tr>
<td>Yes, electricity connected informally, “Gato”</td>
<td>19.0</td>
</tr>
<tr>
<td>Yes, private generator</td>
<td>0.0</td>
</tr>
<tr>
<td>Oil lamp or candle</td>
<td>0.0</td>
</tr>
<tr>
<td>Other</td>
<td>4.8</td>
</tr>
</tbody>
</table>

23. Select the three main problems with your currently housing situation

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rent is too expensive</td>
<td>54.7</td>
</tr>
<tr>
<td>Overcrowding</td>
<td>3.2</td>
</tr>
<tr>
<td>Poor construction materials.</td>
<td>6.3</td>
</tr>
<tr>
<td>Crime</td>
<td>9.5</td>
</tr>
<tr>
<td>I do not own my house</td>
<td>52.6</td>
</tr>
<tr>
<td>I am unhappy with the people who live with me</td>
<td>4.2</td>
</tr>
<tr>
<td>Frequency</td>
<td>Percent (%)</td>
</tr>
<tr>
<td>-----------</td>
<td>-------------</td>
</tr>
<tr>
<td>Inadequate sanitation and sewage</td>
<td>9</td>
</tr>
<tr>
<td>Inadequate garbage collection</td>
<td>2</td>
</tr>
<tr>
<td>Lack of paving</td>
<td>5</td>
</tr>
<tr>
<td>Flooding</td>
<td>4</td>
</tr>
<tr>
<td>Poor transportation</td>
<td>9</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
</tr>
<tr>
<td>I have no problems with my current housing situation</td>
<td>8</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>More than 150 (2.5 hours)</td>
<td>14</td>
</tr>
</tbody>
</table>

26. Who is the head of your house/home?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>My husband/wife or opposite sex partner</td>
<td>25</td>
</tr>
<tr>
<td>My same-sex partners</td>
<td>3</td>
</tr>
<tr>
<td>My son or daughter</td>
<td>3</td>
</tr>
<tr>
<td>My stepson or stepdaughter</td>
<td>1</td>
</tr>
<tr>
<td>My son/daughter-in-law</td>
<td>0</td>
</tr>
<tr>
<td>My father, mother, stepfather or stepmother</td>
<td>7</td>
</tr>
<tr>
<td>My grandson or granddaughter</td>
<td>0</td>
</tr>
<tr>
<td>My great-grandson or great-granddaughter</td>
<td>0</td>
</tr>
<tr>
<td>My brother or sister</td>
<td>1</td>
</tr>
<tr>
<td>My grandfather or grandmother</td>
<td>0</td>
</tr>
<tr>
<td>Other relative</td>
<td>1</td>
</tr>
<tr>
<td>I am the head of the house/home</td>
<td>53</td>
</tr>
</tbody>
</table>

27. Sex?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Female</td>
<td>42</td>
</tr>
<tr>
<td>Male</td>
<td>48</td>
</tr>
<tr>
<td>Other</td>
<td>0</td>
</tr>
<tr>
<td>I do not want to answer</td>
<td>2</td>
</tr>
</tbody>
</table>

28. What is your marital status

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Single</td>
<td>49</td>
</tr>
<tr>
<td>Married (civil or religious)</td>
<td>23</td>
</tr>
<tr>
<td>Stable opposite-sex union</td>
<td>Frequency</td>
</tr>
<tr>
<td>---------------------------</td>
<td>-----------</td>
</tr>
<tr>
<td>Stable same-sex union</td>
<td>1</td>
</tr>
<tr>
<td>Legally separated</td>
<td>3</td>
</tr>
<tr>
<td>Divorced</td>
<td>5</td>
</tr>
<tr>
<td>Widowed</td>
<td>4</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
</tr>
</tbody>
</table>

29. Do you have children?

<table>
<thead>
<tr>
<th>Yes</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>No</td>
<td>25</td>
<td>26.9</td>
</tr>
</tbody>
</table>

30. What is the last year completed in school?

<table>
<thead>
<tr>
<th>I did not go</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 to 3 years</td>
<td>13</td>
<td>13.3</td>
</tr>
<tr>
<td>4 to 5 years</td>
<td>21</td>
<td>21.4</td>
</tr>
<tr>
<td>6 to 7 years</td>
<td>8</td>
<td>8.2</td>
</tr>
<tr>
<td>First degree (full 8 years) (Elementary school)</td>
<td>15</td>
<td>15.3</td>
</tr>
<tr>
<td>9 to 11 years</td>
<td>5</td>
<td>5.1</td>
</tr>
<tr>
<td>High school (full 12 years)</td>
<td>25</td>
<td>25.5</td>
</tr>
<tr>
<td>Higher education/incomplete college</td>
<td>3</td>
<td>3.1</td>
</tr>
<tr>
<td>Full college</td>
<td>2</td>
<td>2.0</td>
</tr>
<tr>
<td>Master or more</td>
<td>0</td>
<td>0.0</td>
</tr>
</tbody>
</table>

31. What is your race or ethnicity?

<table>
<thead>
<tr>
<th>White</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>25</td>
<td>26.6</td>
</tr>
</tbody>
</table>

32. Are you currently employed?

<table>
<thead>
<tr>
<th>Yes, informal (freelance/autonomous)</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, with a formal contract that contributes to social security</td>
<td>27</td>
<td>30.0</td>
</tr>
<tr>
<td>No</td>
<td>27</td>
<td>30.0</td>
</tr>
</tbody>
</table>

34. How many hours do you work per week?

<table>
<thead>
<tr>
<th>Up to 14 hours per week</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>15 to 39 hours per week</td>
<td>8</td>
<td>11.9</td>
</tr>
<tr>
<td>40 to 43 hours per week</td>
<td>20</td>
<td>29.9</td>
</tr>
<tr>
<td>44 to 48 hours per week</td>
<td>18</td>
<td>26.9</td>
</tr>
<tr>
<td>More than 49 hours per week</td>
<td>15</td>
<td>22.4</td>
</tr>
</tbody>
</table>
### Nova Palestina Survey Results

#### 1. Are you registered on the waitlist for housing with the MTST?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>213</td>
</tr>
<tr>
<td>No</td>
<td>1</td>
</tr>
<tr>
<td>I am not registered, but my family member is registered</td>
<td>7</td>
</tr>
</tbody>
</table>

#### 2. Which MTST occupation are you registered with?

<table>
<thead>
<tr>
<th>Occupation</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Copa do Povo</td>
<td>2</td>
<td>0.9</td>
</tr>
<tr>
<td>Dandara</td>
<td>1</td>
<td>0.5</td>
</tr>
<tr>
<td>Maria Bonita</td>
<td>2</td>
<td>0.9</td>
</tr>
<tr>
<td>Palestina</td>
<td>216</td>
<td>97.7</td>
</tr>
<tr>
<td>Other</td>
<td>5</td>
<td>2.3</td>
</tr>
</tbody>
</table>

#### 3. At the moment, do you live in an MTST occupation?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>56</td>
</tr>
<tr>
<td>No</td>
<td>158</td>
</tr>
</tbody>
</table>

#### 4. Have you lived in the occupation for more than 15 days?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>123</td>
</tr>
<tr>
<td>No</td>
<td>95</td>
</tr>
</tbody>
</table>

#### 5. How did you hear about MTST?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Family</td>
<td>65</td>
</tr>
<tr>
<td>Friend</td>
<td>98</td>
</tr>
</tbody>
</table>

#### 8. What is the main reason you joined MTST?

<table>
<thead>
<tr>
<th>Reason</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I am dissatisfied with my house/home</td>
<td>34</td>
<td>15.7</td>
</tr>
<tr>
<td>I want to be close to my friends/family who are part of MTST</td>
<td>18</td>
<td>8.3</td>
</tr>
<tr>
<td>I like the social support and community</td>
<td>23</td>
<td>10.6</td>
</tr>
<tr>
<td>I need housing</td>
<td>171</td>
<td>79.2</td>
</tr>
<tr>
<td>I like to help others get housing</td>
<td>26</td>
<td>12.0</td>
</tr>
<tr>
<td>Social or political activism is important to me</td>
<td>9</td>
<td>4.2</td>
</tr>
<tr>
<td>Other</td>
<td>4</td>
<td>1.9</td>
</tr>
</tbody>
</table>

#### 9. What's your involvement with MTST? Mark all options that apply

<table>
<thead>
<tr>
<th>Involvement</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Leader or coordinator</td>
<td>19</td>
<td>9.0</td>
</tr>
<tr>
<td>MTST member</td>
<td>140</td>
<td>66.4</td>
</tr>
<tr>
<td>Activist</td>
<td>24</td>
<td>11.4</td>
</tr>
<tr>
<td>Other</td>
<td>43</td>
<td>20.4</td>
</tr>
</tbody>
</table>

#### 10. Do you belong to or participate in any organization other than MTST?

<table>
<thead>
<tr>
<th>Organization</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Neighborhood association</td>
<td>24</td>
<td>13.1</td>
</tr>
</tbody>
</table>
### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Religious group</th>
<th>27</th>
<th>14.8</th>
</tr>
</thead>
<tbody>
<tr>
<td>Political party</td>
<td>4</td>
<td>2.2</td>
</tr>
<tr>
<td>Labor Union</td>
<td>7</td>
<td>3.8</td>
</tr>
<tr>
<td>Social movement</td>
<td>26</td>
<td>14.2</td>
</tr>
<tr>
<td>Government or municipal council</td>
<td>3</td>
<td>1.6</td>
</tr>
<tr>
<td>Other group (eg. Mothers’ club, samba school)</td>
<td>5</td>
<td>2.7</td>
</tr>
<tr>
<td>I do not participate in any civil society groups</td>
<td>108</td>
<td>59.0</td>
</tr>
</tbody>
</table>

### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Rented room</th>
<th>44</th>
<th>22.0</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rented house or apartment</td>
<td>72</td>
<td>36.0</td>
</tr>
<tr>
<td>House or apartment owned by the head of the household (home)</td>
<td>7</td>
<td>3.5</td>
</tr>
<tr>
<td>House or apartment owned by myself</td>
<td>7</td>
<td>3.5</td>
</tr>
<tr>
<td>&quot;By favor&quot;</td>
<td>43</td>
<td>21.5</td>
</tr>
<tr>
<td>Tent in MTST occupation</td>
<td>21</td>
<td>10.5</td>
</tr>
<tr>
<td>Other</td>
<td>6</td>
<td>3.0</td>
</tr>
</tbody>
</table>

### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Less than R$ 249</th>
<th>9</th>
<th>6.4</th>
</tr>
</thead>
<tbody>
<tr>
<td>R$ 250-399</td>
<td>39</td>
<td>27.9</td>
</tr>
<tr>
<td>R$ 400-649</td>
<td>79</td>
<td>56.4</td>
</tr>
<tr>
<td>R$ 650-799</td>
<td>8</td>
<td>5.7</td>
</tr>
<tr>
<td>R$ 800 or more</td>
<td>5</td>
<td>3.6</td>
</tr>
</tbody>
</table>

### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Government housing</th>
<th>7</th>
<th>3.6</th>
</tr>
</thead>
<tbody>
<tr>
<td>Neighborhood in the periphery</td>
<td>118</td>
<td>60.8</td>
</tr>
<tr>
<td>Neighborhood in the city center</td>
<td>4</td>
<td>2.1</td>
</tr>
<tr>
<td>Informal settlement or subdivision</td>
<td>2</td>
<td>1.0</td>
</tr>
<tr>
<td>Favela</td>
<td>36</td>
<td>18.6</td>
</tr>
<tr>
<td>Slum tenement</td>
<td>5</td>
<td>2.6</td>
</tr>
<tr>
<td>I live in an MTST occupation</td>
<td>19</td>
<td>9.8</td>
</tr>
</tbody>
</table>

### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Less than 6 months</th>
<th>16</th>
<th>8.0</th>
</tr>
</thead>
<tbody>
<tr>
<td>6 to 11 months</td>
<td>17</td>
<td>8.5</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>65</td>
<td>32.3</td>
</tr>
<tr>
<td>4 to 6 years</td>
<td>36</td>
<td>17.9</td>
</tr>
<tr>
<td>7 or more years</td>
<td>67</td>
<td>33.3</td>
</tr>
</tbody>
</table>
17. How many rooms does your house have, counting bedroom, bathroom, living room and kitchen?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>30</td>
</tr>
<tr>
<td>2 or 3</td>
<td>132</td>
</tr>
<tr>
<td>4 or more</td>
<td>36</td>
</tr>
</tbody>
</table>

18. How many rooms are used as bedrooms?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>111</td>
</tr>
<tr>
<td>2 or 3</td>
<td>78</td>
</tr>
<tr>
<td>4 or more</td>
<td>8</td>
</tr>
</tbody>
</table>

19. Is a toilet located inside your house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>182</td>
</tr>
<tr>
<td>No</td>
<td>19</td>
</tr>
</tbody>
</table>

20. The waste for your home is (Mark all options that apply)

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Direct household collection of garbage by garbage collection services</td>
<td>144</td>
</tr>
<tr>
<td>Collected from a collective dumpster</td>
<td>45</td>
</tr>
<tr>
<td>Burned (on the property)</td>
<td>7</td>
</tr>
<tr>
<td>Buried (on the property)</td>
<td>4</td>
</tr>
<tr>
<td>Thrown on an empty lot or street</td>
<td>8</td>
</tr>
<tr>
<td>Placed in river, lake or ocean</td>
<td>4</td>
</tr>
<tr>
<td>Other</td>
<td>5</td>
</tr>
</tbody>
</table>

21. What form is water supplied to your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Piped water connected to the general network distributor</td>
<td>163</td>
</tr>
<tr>
<td>Connected piped water informally</td>
<td>22</td>
</tr>
<tr>
<td>Piped water outside the house</td>
<td>1</td>
</tr>
<tr>
<td>Well or spring not on the property</td>
<td>1</td>
</tr>
<tr>
<td>Water truck</td>
<td>0</td>
</tr>
<tr>
<td>Stored rain water</td>
<td>2</td>
</tr>
<tr>
<td>Rivers, ponds, lakes and streams</td>
<td>1</td>
</tr>
<tr>
<td>Other</td>
<td>5</td>
</tr>
</tbody>
</table>

22. Is there electricity in your home/house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, a distributor with a meter</td>
<td>141</td>
</tr>
<tr>
<td>Yes, a meter without a distributor</td>
<td>28</td>
</tr>
<tr>
<td>Yes, electricity connected informally, “Gato”</td>
<td>19</td>
</tr>
<tr>
<td>Yes, private generator</td>
<td>1</td>
</tr>
<tr>
<td>Oil lamp or candle</td>
<td>3</td>
</tr>
<tr>
<td>Other</td>
<td>4</td>
</tr>
</tbody>
</table>

23. Select the three main problems with your currently housing situation

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rent is too expensive</td>
<td>126</td>
</tr>
<tr>
<td>Overcrowding</td>
<td>27</td>
</tr>
<tr>
<td>Poor construction materials</td>
<td>11</td>
</tr>
<tr>
<td>Crime</td>
<td>42</td>
</tr>
<tr>
<td>I do not own my house</td>
<td>100</td>
</tr>
<tr>
<td>I am unhappy with the people who live with me</td>
<td>8</td>
</tr>
</tbody>
</table>
## Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Inadequate sanitation and sewage</td>
<td>25</td>
<td>12.8</td>
</tr>
<tr>
<td>Inadequate garbage collection</td>
<td>18</td>
<td>9.2</td>
</tr>
<tr>
<td>Lack of paving</td>
<td>10</td>
<td>5.1</td>
</tr>
<tr>
<td>Flooding</td>
<td>21</td>
<td>10.8</td>
</tr>
<tr>
<td>Poor transportation</td>
<td>43</td>
<td>22.1</td>
</tr>
<tr>
<td>Other</td>
<td>8</td>
<td>4.1</td>
</tr>
<tr>
<td>I have no problems with my current housing situation</td>
<td>10</td>
<td>5.1</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Issue</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Stable same-sex union</td>
<td>2</td>
<td>1.0</td>
</tr>
<tr>
<td>Legally separated</td>
<td>11</td>
<td>5.5</td>
</tr>
<tr>
<td>Divorced</td>
<td>8</td>
<td>4.0</td>
</tr>
<tr>
<td>Widowed</td>
<td>7</td>
<td>3.5</td>
</tr>
<tr>
<td>Other</td>
<td>5</td>
<td>2.5</td>
</tr>
</tbody>
</table>

## 24. Who is the head of your house/home?

<table>
<thead>
<tr>
<th>Head of the house/home</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>My husband/wife or opposite sex partner</td>
<td>50</td>
<td>24.3</td>
</tr>
<tr>
<td>My same-sex partners</td>
<td>7</td>
<td>3.4</td>
</tr>
<tr>
<td>My son or daughter</td>
<td>15</td>
<td>7.3</td>
</tr>
<tr>
<td>My stepson or stepdaughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My son/daughter-in-law</td>
<td>1</td>
<td>0.5</td>
</tr>
<tr>
<td>My father, mother, stepfather or stepmother</td>
<td>11</td>
<td>5.3</td>
</tr>
<tr>
<td>My grandson or granddaughter</td>
<td>2</td>
<td>1.0</td>
</tr>
<tr>
<td>My great-grandson or great-granddaughter</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My brother or sister</td>
<td>2</td>
<td>1.0</td>
</tr>
<tr>
<td>My grandfather or grandmother</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Other relative</td>
<td>1</td>
<td>0.5</td>
</tr>
<tr>
<td>I am the head of the house/home</td>
<td>117</td>
<td>56.8</td>
</tr>
</tbody>
</table>

## 25. What is your marital status?

<table>
<thead>
<tr>
<th>Marital Status</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Single</td>
<td>100</td>
<td>49.8</td>
</tr>
<tr>
<td>Married (civil or religious)</td>
<td>47</td>
<td>23.4</td>
</tr>
<tr>
<td>Stable opposite-sex union</td>
<td>21</td>
<td>10.4</td>
</tr>
<tr>
<td>Stable same-sex union</td>
<td>2</td>
<td>1.0</td>
</tr>
<tr>
<td>Legally separated</td>
<td>11</td>
<td>5.5</td>
</tr>
<tr>
<td>Divorced</td>
<td>8</td>
<td>4.0</td>
</tr>
<tr>
<td>Widowed</td>
<td>7</td>
<td>3.5</td>
</tr>
<tr>
<td>Other</td>
<td>5</td>
<td>2.5</td>
</tr>
</tbody>
</table>

## 26. Do you have children?

<table>
<thead>
<tr>
<th>Response</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>171</td>
<td>85.1</td>
</tr>
<tr>
<td>No</td>
<td>30</td>
<td>14.9</td>
</tr>
</tbody>
</table>

## 27. What is the last year completed in school?

<table>
<thead>
<tr>
<th>Year completed</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>I did not go</td>
<td>13</td>
<td>6.2</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>35</td>
<td>16.7</td>
</tr>
<tr>
<td>4 to 5 years</td>
<td>46</td>
<td>22.0</td>
</tr>
<tr>
<td>6 to 7 years</td>
<td>27</td>
<td>12.9</td>
</tr>
<tr>
<td>First degree (full 8 years) (Elementary school)</td>
<td>36</td>
<td>17.2</td>
</tr>
<tr>
<td>9 to 11 years</td>
<td>8</td>
<td>3.8</td>
</tr>
<tr>
<td>High school (full 12 years)</td>
<td>33</td>
<td>15.8</td>
</tr>
<tr>
<td>Higher education/incomplete college</td>
<td>4</td>
<td>1.9</td>
</tr>
<tr>
<td>Full college</td>
<td>6</td>
<td>2.9</td>
</tr>
<tr>
<td>Master or more</td>
<td>1</td>
<td>0.5</td>
</tr>
</tbody>
</table>

## 28. What is your race or ethnicity?

<table>
<thead>
<tr>
<th>Race or Ethnicity</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>White</td>
<td>46</td>
<td>22.8</td>
</tr>
<tr>
<td>Black (Black)</td>
<td>29</td>
<td>14.4</td>
</tr>
</tbody>
</table>
### Appendix B

#### Frequency and Percent (%)

<table>
<thead>
<tr>
<th>Category</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Brown</td>
<td>112</td>
<td>55.4</td>
</tr>
<tr>
<td>Yellow</td>
<td>6</td>
<td>3.0</td>
</tr>
<tr>
<td>Indigenous</td>
<td>5</td>
<td>2.5</td>
</tr>
<tr>
<td>Other</td>
<td>4</td>
<td>2.0</td>
</tr>
</tbody>
</table>

#### Question 29: Are you currently employed?

<table>
<thead>
<tr>
<th>Employment Type</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes, informal (freelance/autonomous)</td>
<td>69</td>
<td>36.5</td>
</tr>
<tr>
<td>Yes, with a formal contract that contributes to social security</td>
<td>66</td>
<td>34.9</td>
</tr>
<tr>
<td>No</td>
<td>54</td>
<td>28.6</td>
</tr>
</tbody>
</table>

#### Question 31: How many hours do you work per week?

<table>
<thead>
<tr>
<th>Hours per Week</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Up to 14 hours per week</td>
<td>29</td>
<td>21.6</td>
</tr>
<tr>
<td>15 to 39 hours per week</td>
<td>26</td>
<td>19.4</td>
</tr>
<tr>
<td>40 to 43 hours per week</td>
<td>29</td>
<td>21.6</td>
</tr>
<tr>
<td>44 to 48 hours per week</td>
<td>41</td>
<td>30.6</td>
</tr>
<tr>
<td>More than 49 hours per week</td>
<td>9</td>
<td>6.7</td>
</tr>
</tbody>
</table>

#### Question 32: How do you get to work?

<table>
<thead>
<tr>
<th>Mode of Transport</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Walking</td>
<td>19</td>
<td>12.3</td>
</tr>
<tr>
<td>Bicycle</td>
<td>1</td>
<td>0.6</td>
</tr>
<tr>
<td>Bus</td>
<td>107</td>
<td>69.0</td>
</tr>
<tr>
<td>Metro</td>
<td>15</td>
<td>9.7</td>
</tr>
<tr>
<td>Taxi</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>My car</td>
<td>4</td>
<td>2.6</td>
</tr>
</tbody>
</table>

#### Question 33: How long does it usually take you to get from the door of your work place to the door of your home (one way)?

<table>
<thead>
<tr>
<th>Time Range</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 10 minutes</td>
<td>7</td>
<td>4.9</td>
</tr>
<tr>
<td>10 to 19 minutes</td>
<td>12</td>
<td>8.4</td>
</tr>
<tr>
<td>20 to 39 minutes</td>
<td>9</td>
<td>6.3</td>
</tr>
<tr>
<td>40 to 59 minutes</td>
<td>23</td>
<td>16.1</td>
</tr>
<tr>
<td>60 to 89 minutes (1 to 1.5 hours)</td>
<td>24</td>
<td>16.8</td>
</tr>
<tr>
<td>90 to 119 minutes (1.5 to 2 hours)</td>
<td>33</td>
<td>23.1</td>
</tr>
<tr>
<td>120 to 150 minutes (2 to 2.5 hours)</td>
<td>21</td>
<td>14.7</td>
</tr>
<tr>
<td>More than 150 (2.5 hours)</td>
<td>14</td>
<td>9.8</td>
</tr>
</tbody>
</table>

#### Question 34: Sex?

<table>
<thead>
<tr>
<th>Gender</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Female</td>
<td>113</td>
<td>56.8</td>
</tr>
<tr>
<td>Male</td>
<td>84</td>
<td>42.2</td>
</tr>
<tr>
<td>Other</td>
<td>2</td>
<td>1.0</td>
</tr>
<tr>
<td>I do not want to answer</td>
<td>0</td>
<td>0.0</td>
</tr>
</tbody>
</table>
### Dweller Supplement

#### 2. How long have you been living in the MTST occupation?

<table>
<thead>
<tr>
<th>Duration</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 6 months</td>
<td>4</td>
<td>10.0</td>
</tr>
<tr>
<td>6 to 11 months</td>
<td>13</td>
<td>32.5</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>21</td>
<td>52.5</td>
</tr>
<tr>
<td>4 to 6 years</td>
<td>1</td>
<td>2.5</td>
</tr>
<tr>
<td>7 or more years</td>
<td>1</td>
<td>2.5</td>
</tr>
</tbody>
</table>

#### 4. What was your living situation, before moving to the MTST occupation?

<table>
<thead>
<tr>
<th>Situation</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rented room</td>
<td>17</td>
<td>37.8</td>
</tr>
<tr>
<td>Rented apartment or house</td>
<td>8</td>
<td>17.8</td>
</tr>
<tr>
<td>House or apartment owned by the head of the household (home)</td>
<td>4</td>
<td>8.9</td>
</tr>
<tr>
<td>House or apartment owned by myself</td>
<td>2</td>
<td>4.4</td>
</tr>
<tr>
<td>I lived &quot;by favor&quot;</td>
<td>12</td>
<td>26.7</td>
</tr>
<tr>
<td>Informal settlement</td>
<td>1</td>
<td>2.2</td>
</tr>
<tr>
<td>Other</td>
<td>1</td>
<td>2.2</td>
</tr>
</tbody>
</table>

#### 6. Describe your previous neighborhood

<table>
<thead>
<tr>
<th>Neighborhood</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Government housing</td>
<td>4</td>
<td>9.5</td>
</tr>
<tr>
<td>Neighborhood in the periphery</td>
<td>25</td>
<td>59.5</td>
</tr>
<tr>
<td>Neighborhood in the city center</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Informal settlement or subdivision</td>
<td>0</td>
<td>0.0</td>
</tr>
<tr>
<td>Favela</td>
<td>10</td>
<td>23.8</td>
</tr>
<tr>
<td>Slum tenement</td>
<td>1</td>
<td>2.4</td>
</tr>
<tr>
<td>I lived in another occupation</td>
<td>1</td>
<td>2.4</td>
</tr>
</tbody>
</table>

#### 7a. A new residential building was built or was under construction in the neighborhood where I lived.

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>9</td>
</tr>
<tr>
<td>No</td>
<td>29</td>
</tr>
</tbody>
</table>

#### 7b. A new office building was built or was under construction in the neighborhood where I lived.

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>8</td>
</tr>
<tr>
<td>No</td>
<td>29</td>
</tr>
</tbody>
</table>

#### 7c. The rent in my old neighborhood has increased more than normal.

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>28</td>
</tr>
<tr>
<td>No</td>
<td>6</td>
</tr>
</tbody>
</table>

#### 8. At the moment you moved to the occupation, the rent in your old neighborhood increased for you or your friends?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>More than R$ 29</td>
<td>3</td>
</tr>
<tr>
<td>R$ 30 – 59</td>
<td>4</td>
</tr>
<tr>
<td>R$ 60 - 89</td>
<td>6</td>
</tr>
<tr>
<td>R$ 90 – 129</td>
<td>2</td>
</tr>
<tr>
<td>More than R$ 130</td>
<td>10</td>
</tr>
</tbody>
</table>
10. How long did you live in your old house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than 6 months</td>
<td>4</td>
</tr>
<tr>
<td>6 to 11 months</td>
<td>4</td>
</tr>
<tr>
<td>1 to 3 years</td>
<td>11</td>
</tr>
<tr>
<td>4 to 6 years</td>
<td>8</td>
</tr>
<tr>
<td>7 or more years</td>
<td>11</td>
</tr>
</tbody>
</table>

11. How many rooms were in your old house? Including bathroom and kitchen. Not considered parts: corridors, garages and other rooms that did not have residential purpose.

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>9</td>
</tr>
<tr>
<td>2 or 3</td>
<td>24</td>
</tr>
<tr>
<td>4 or more</td>
<td>6</td>
</tr>
</tbody>
</table>

12. How many rooms did the residents use as bedrooms?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>24</td>
</tr>
<tr>
<td>2 or 3</td>
<td>11</td>
</tr>
<tr>
<td>4 or more</td>
<td>2</td>
</tr>
</tbody>
</table>

13. How was water supplied in your previous home?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Piped water connected to the general network distributor</td>
<td>34</td>
</tr>
<tr>
<td>Connected piped water informally</td>
<td>5</td>
</tr>
<tr>
<td>Informally channeled water</td>
<td>0</td>
</tr>
<tr>
<td>Well or spring</td>
<td>0</td>
</tr>
<tr>
<td>Water truck</td>
<td>0</td>
</tr>
<tr>
<td>Stored rain water</td>
<td>0</td>
</tr>
</tbody>
</table>

14. Was there a toilet located inside the house, used only by its residents?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Yes</td>
<td>37</td>
</tr>
<tr>
<td>No, bathroom outside the house</td>
<td>2</td>
</tr>
<tr>
<td>No toilet</td>
<td>0</td>
</tr>
</tbody>
</table>

15. What was the form/type of electricity in your last house?

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Electricity from energy company</td>
<td>27</td>
</tr>
<tr>
<td>Informal electricity, “gato”</td>
<td>12</td>
</tr>
<tr>
<td>Private generator</td>
<td>0</td>
</tr>
<tr>
<td>Oil lamp, candle</td>
<td>0</td>
</tr>
<tr>
<td>Other, please specify</td>
<td>0</td>
</tr>
</tbody>
</table>

16. Have you ever spend one or more nights in one of the following (Mark all options that apply)

<table>
<thead>
<tr>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Hostel</td>
<td>0</td>
</tr>
<tr>
<td>Shelter</td>
<td>4</td>
</tr>
<tr>
<td>Republic</td>
<td>1</td>
</tr>
<tr>
<td>Street, park or under a bridge</td>
<td>7</td>
</tr>
<tr>
<td>None of the above</td>
<td>19</td>
</tr>
</tbody>
</table>

17. What happened to the people who lived in your previous house?

| Frequency | Percent (%) |
### Appendix C

#### Frequency and Percent

<table>
<thead>
<tr>
<th>Category</th>
<th>Frequency</th>
<th>Percent (%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>They remained in the previous house</td>
<td>17</td>
<td>42.5</td>
</tr>
<tr>
<td>They moved with me to the MTST occupation</td>
<td>6</td>
<td>15.0</td>
</tr>
<tr>
<td>They moved to another house</td>
<td>7</td>
<td>17.5</td>
</tr>
<tr>
<td>Some have moved to another house and some remained in the old house</td>
<td>1</td>
<td>2.5</td>
</tr>
<tr>
<td>I do not know</td>
<td>4</td>
<td>10.0</td>
</tr>
<tr>
<td>I lived alone</td>
<td>7</td>
<td>17.5</td>
</tr>
</tbody>
</table>

#### HDI (Human Development Index), São Paulo Metropolitan Region, 2010

HDI Human Development Index
- 0.71 - 0.73
- 0.74 - 0.77
- 0.78 - 0.8
- 0.81 - 0.83
- 0.84 - 0.86

Data Source: Atlas of Human Development in Brazil, 2010

#### Inequality (Gini), São Paulo Metropolitan Region, 2010

Gini Index
- 0.28 - 0.40
- 0.41 - 0.5
- 0.51 - 0.60
- 0.61 - 0.81
- 0.82 - 0.90

Data Source: Atlas of Human Development in Brazil, 2010
Piped Water and Sewage Connected to the General Network Distributor,
São Paulo Metropolitan Region, 2010

Households with Exclusive Use Bathroom, São Paulo Metropolitan Region, 2010

Households with Electricity from Energy Company, São Paulo Metropolitan Region, 2010

Households with Trash Collection from Service Company, São Paulo Metropolitan Region, 2010