

Homeless Plan Advisory Committee

Thursday, April 19, 2018

2:30 p.m.

**Washington County Services Center East – Room 195
3700 SW Murray Boulevard
Beaverton, OR**



TABLE OF CONTENTS

I. INTRODUCTIONS.....	Page 3
II. APPROVE AGENDA	Page 3
III. APPROVAL OF MINUTES	Page 4
IV. COMMUNICATIONS AND PUBLIC COMMENT	Page 9
V. NEW BUSINESS	Page 9
VI. UNFINISHED BUSINESS.....	Page 9
VII. REPORT OF THE COMMITTEES	Page 9
VIII. ANNOUNCEMENTS.....	Page 12
IX. ADJOURNMENT	Page 12

Future Meeting Schedule:

HPAC Meeting Schedule 2:30 to 4:30 p.m.
July 19, 2018
October 18, 2018



HOMELESS PLAN ADVISORY COMMITTEE

Thursday, April 19, 2018, at 2:30 p.m.
Washington County Services Center East – Room 195
3700 SW Murray Boulevard
Beaverton, Oregon

Chairperson: Dick Schouten, Washington County Commissioner

Chairperson Elect: Vera Stoullil, Boys & Girls Aid

Secretary: VACANT

Officer Terms End January 18, 2018

AGENDA

- I. **INTRODUCTIONS – 2:30 P.M.**
- II. **ACTION - APPROVE AGENDA – 2:40 P.M.**
- III. **ACTION - APPROVAL OF MINUTES – 2:50 P.M.**
 - A. October 19, 2017 Meeting MinutesAction
- IV. **COMMUNICATIONS AND PUBLIC COMMENT – 2:45 P.M.**
- V. **NEW BUSINESS – 2:50 P.M.**
 - A. Election of HPAC Officers – 2 year term – Commissioner Schouten
 - B. Boards and Commissions Posting for HPAC (Vacancy) – Annette Evans, Washington County
 - C. Review *A Road Home: Community Plan to Prevent and End Homelessness* and recommend to Board of Commissioners for Approval – Annette Evans, Washington County
- VI. **UNFINISHED BUSINESS – 4:15 P.M.**
- VII. **REPORT OF THE COMMITTEES – 4:20 P.M.**
 - A. Housing and Supportive Services Network (HSSN) – Annette Evans
- VIII. **ANNOUNCEMENTS – 4:20 P.M.**
- IX. **ADJOURNMENT – 4:30 P.M.**

S:\HOUSING\WPSHARE\Homeless Administration\HPAC (Homeless Plan Advisory Committee)\HPAC 2017\10.19.17.doc



MINUTES

HOMELESS PLAN ADVISORY COMMITTEE OF WASHINGTON COUNTY

October 19, 2017

Washington County Services Center East – Room 195
3700 SW Murray Boulevard, Beaverton, Oregon

A. COMMITTEE MEMBERS PRESENT

Carol C. Herron	Russ Dondero
Barbara Nelson	Samira Godil
Dick Schouten	Shawn Fischer
Elena Uhing	Steven Berger
Rachael Duke	Val Valfre
Renée Bruce	Vera Stoulil

B. COMMITTEE MEMBERS ABSENT

Janice L. Berger
Kristin Griffey
Lai-Lani Ovalles
Robin Shultz

C. STAFF PRESENT

Annette Evans
Kristy Eckhardt

D. GUESTS PRESENT

Jennie Proctor
Phil Williams

Chair Dick Schouten called the meeting to order at 2:32 p.m.

I. INTRODUCTIONS – A quorum is present.

II. ACTION – APPROVAL OF AGENDA

Motion: Approve agenda as submitted for this meeting.

Action: Commissioner Schouten

Second: Val Valfre

Vote: Approved

III. ACTION – APPROVAL OF MINUTES

Motion: Approve minutes of the July 20, 2017 meeting.

Action: Renee Bruce

Second: Val Valfre

Vote: Approved unanimously



IV. COMMUNICATIONS AND PUBLIC COMMENT

- Elena Uhing reported the City of Forest Grove is involved in zoning and ordinance discussions regarding homeless shelter operations in an effort to see where updates and changes can be made for compliance of the two Severe Weather Shelters operating.
- Russ Dondero reported the Forest Grove City Council has approved working with an affordable housing plan committee.
- Commissioner Schouten recognized the Board of County Commissioners for their work in managing County-owned surplus properties in order to provide affordable housing.

V. NEW BUSINESS

A) Boards and Commissions Posting for HPAC (Renewal and Vacancy)—Val Valfre.

The HPAC has six board terms expiring on December 31, 2017. Washington County is currently in the process of accepting applications until November 20. First round of phone interviews will be held on November 13. Applicant recommendations will be made to the Board of Commissioners (BOC) during the November 28 work session. Appointing the HPAC board members will be an agenda item at the December 19 BOC meeting. The first meeting for new HPAC board members will be January 18, 2018.

B) Year 9: A Summary of Outcomes and Challenges—Annette Evans.

Annette reviewed the draft of the Year 9 Report and fielded questions from the board.

Rachael Duke asked what would need to happen in order to provide low-barrier housing. Low barrier housing is described as housing that requires less screening criteria in order for persons with extreme low-income, criminal histories, convictions, or history of non-payment to access housing. Recommends that low barrier housing would require a commitment of supportive services. This gap was brought up at the Housing Workgroup and the Human Services Workgroup in developing the next phase of A Road Home.

Steve Berger asked for clarification on the 90-day rule for persons exiting institutional settings to access homeless housing programs. Annette Evans reported the HUD requirement provides a person discharged from institutions where they have lived less than 90 days to remain eligible for homeless housing assistance; however, once the person is within the institution longer than 90 days, they are not considered homeless under the federal McKinney-Vento Act.

Barbara Nelson requested clarification on episodic homelessness and where the data is gathered. Annette Evans reported this is a challenging piece to



capture because data is only collected when homeless engage with the Community Connect system or service/housing programs. The data does not show how long or how many times someone has been homeless if they have not access the homeless system. Pursuing greater data for planning and to align and prioritize funds is part of the next phase of A Road Home.

Households are being screened out of affordable housing when their household income does not meet the salary requirement (e.g. 1.5 or 2 times the rent in salary). Discussion over high screening criteria is creating housing barriers for people. Russ Dondero shared his concern on possible discrimination and human rights violations with this practice. Rachael Duke commented that as long as everybody is held to the same standard then it is not discrimination. Outreach workers are increasing engagement with chronic homeless to get them connected with housing assistance that serves chronically homeless persons.

Russ Dondero wanted to know if under the current federal administration the focus and priority to end veteran homelessness will remain... Val Valfre believes the Veteran Affairs programs will hold steady, and reported on the Oregon initiative approved by voters in November 2016 to provide services and housing for veterans.

Russ Dondero asked about wrap-around services and if they offer education services, specifically community college programs in training and employment. Val reported REACH CDC, a nonprofit housing developer, has aligned to offer job placement for their tenants. Barbara Nelson reported on a program she is working with, Neighborhood Nannies, a non-profit nanny sharing program for low income single mothers that allows them to get certified for childcare careers.

Annette Evans reported in Year 9 there is a focus on access to health insurance, with 74% of homeless exiting shelter or housing programs with insurance. The HPAC discussion included the 26% that does not have insurance to include persons not staying in program long enough to acquire insurance benefits and other barriers. Samira reported SW Community Health Center expanded hours to 2 nights per week and all day Friday to serve persons who are uninsured.

Point-in-Time numbers show an increase in the number of seniors experiencing homelessness. Annette reported on the very low cost-of-living increases by the Social Security Administration, and reports a significant increase of 2% effective January 2018. Despite this increase, this is not enough to cover the 25% rent increases and that the increase in social security will become a cost elsewhere (Medicare).



Renee Bruce and Elena Uhing pointed out an important messaging piece that 44% of persons in shelter are employed. Our community needs to be aware that these are working families and do not fit the perception of a homeless person. Annette reported that 84% of adults exiting shelter have a source of income.

The HPAC held a discussion over the key legislative updates for Year 9. Val Valfre reported on House Bill (HB) 2724 which brings back the rent guarantee fund aligned with the Rent Well Tenant Education Course. Val also reported a good year for housing including the LIFT (Local Innovation and Fast Track) Housing Program expansion to \$80 million with 400 new units over the next two years and HB 2912 Land Acquisition Program. Renee Bruce reported on HB 5012 Emergency Housing Account and State Homeless Assistance Program which increased funding to \$40 million. Rachael Duke reported in 2018 the legislature will focus on the Document Recording Fee which would generate revenue for housing programs.

Russ Dondero asked Annette what she thought were the greatest accomplishments and areas for improvement now that the 10-Year Plan is entering its final year. Annette reports among the achievements are: doubled the bed capacity, seamless single-point entry system (Community Connect), looking at things from a systemic level instead of a programmatic level, and increased system alignment to lessen duplication of services. Aligning with State programs and policy shifts is the challenge the Plan is facing going forward.

Handout: A Road Home: Year 9: A Summary of Outcomes and Challenges Draft

Motion: Recommend Year 9 Report to Board of County Commissioners to be scheduled at the November 28 Board Work Session.

Action: Renee Bruce

Second: Vera Stoullil

Vote: Approved Unanimously

C) A Road Home: Community Plan to Prevent and End Homelessness—Annette Evans.

The title *A Road Home: Community Plan to Prevent and End Homelessness* was agreed upon at the September 6 HSSN meeting. The next phase will begin July 1, 2018 and be in effect until June 30, 2025.

Four workgroups have begun work on developing the new plan: Housing, Homelessness, Human Services, and Economic. These groups will remain intact during the implementation of the plan. Annette will present the document at the April 19, 2018 HPAC for approval to submit to the Board of County Commissioners for final adoption. For information on workgroup meetings go to:



<http://www.co.washington.or.us/Housing/EndHomelessness/a-road-home.cfm>.

- D) Adopt 2018 Meeting Schedule; January 18, 2018, April 19, 2018, July 19, 2018, and October 18, 2018.

Motion: Adopt the 2018 Meeting Schedule to include January 18, 2018, April 19, 2018, July 19, 2018, and October 18, 2018.

Action: Rachael Duke

Second: Elena Uhing

Vote: Approved unanimously

VI. UNFINISHED BUSINESS

No unfinished business.

VII. REPORTS OF THE COMMITTEES

A. Housing and Supportive Services Network (HSSN)—Annette Evans

Annette reported on the Paired Outreach initiative with Washington County Sheriff's Department and Community Corrections to engage homeless in campsites.

CoC Grant Application was approved on September 19 by the Board of County Commissioners and submitted to the Department of Housing and Urban Development in the amount of \$3.5 million dollars.

Severe Weather Shelters will open November 1. All shelters attended the Train-the-Trainer on October 11.

VIII. ANNOUNCEMENTS

- Val Valfre announced the upcoming meeting for the Statewide Housing Plan on November 17, 2017.
- Russ Dondero proposed a motion to recognize Val Valfre for his years of service and leadership both in the HPAC and the Housing Authority. This was met with words of acknowledgement by members. This will be Val's last meeting before his retirement on November 30.

VIII. ADJOURNMENT

The meeting adjourned at 4:27 p.m.

Respectfully submitted,

Adolph "Val" Valfre, Jr.
Secretary



IV. COMMUNICATIONS AND PUBLIC COMMENT – 2:45 P.M.

V. NEW BUSINESS – 2:50 P.M.

- A. Election of HPAC Officers – 2 year term – Commissioner Schouten
- B. Boards and Commissions Posting for HPAC (Vacancy) – Annette Evans, Washington County
- C. Review *A Road Home: Community Plan to Prevent and End Homelessness* and recommend to Board of Commissioners for Approval – Annette Evans, Washington County

VI. UNFINISHED BUSINESS – 4:15 P.M.

- A. None

VII. REPORT OF THE COMMITTEES – 4:20 P.M.

- A. Housing and Supportive Services Network (HSSN) – Annette Evans

CLOVER COURT – PERMANENT SUPPORTIVE HOUSING

Construction activities will begin with the filing of the grading and Clean Water Service permits. A technical assistance meeting with HUD occurred on April 5 to review compliance requirements for Section 3 to include preference for low-income contractors. Annette Evans is coordinating the Section 3 compliance with Luke-Dorf, the developer, and Office of Community Development. Project groundbreaking is planned this summer. The project will serve chronically homeless adults with disabilities.

<https://www.co.washington.or.us/housing/proposed-clover-court-development.cfm>

POINT-IN-TIME HOMELESS CENSUS: JANUARY 24, 2018

Early reports reflect a slight decrease in homelessness with an estimated 525 people interviewed, as compared to 544 people reported in 2017. Community Action is the lead agency in coordinating the PIT activities, and Washington County Housing Services will extrapolate the data and report to HUD by April 30.

<https://www.co.washington.or.us/Housing/EndHomelessness/homeless-data-and-point-in-time-activities.cfm>

SEVERE WEATHER SHELTER (SWS) RESPONSE PLAN

The winter 2017/18 shelter season closed on March 31. A total of 9,535 bed stays were provided by 23,762 volunteer hours, as compared to 7,970 bed stays with 20,998 volunteer hours in winter 2016/17. A debrief of shelter operations will be hosted in May to begin developing plans for the 2018/19 shelter season.

www.co.washington.or.us/homeless

REPRESENTATIVE SUSAN MCLAIN FORUM ON HOMELESSNESS

On April 2, Representative Susan McLain hosted a forum to address homelessness in Forest Grove and Cornelius. This forum continued a discussion from January, and focused on local concerns and long-term solutions that include



the need for affordable housing. Forest Grove Temporary Emergency Shelter (TES) reported on potential site changes for next winter.

79TH OREGON LEGISLATIVE SESSION

- **SB 5201A: Budget Reconciliation Bill and Winter Shelter Funding** in emergency funds for shelter and re-housing assistance. Community Action will be the recipient of \$571,973 for Washington County winter shelters and re-housing activities. Community Action and Washington County Housing Services will coordinate the distribution of the funds to the shelters.
- **HB 4006B: Local Government Rent Burden Reporting and Housing Cost Study**
Cities with 25% or more of the population reported as severely rent burdened will need to hold a public meeting and complete a survey on housing and land use planning needs. The bill also provides \$2 million to DLCD for planning grants and \$270,000 to OHCS to conduct a study of the cost drivers for affordable housing.

TRI-COUNTY METRO EQUITABLE HOUSING STRATEGY TO EXPAND PERMANENT SUPPORTIVE HOUSING

The Portland/Multnomah County Joint Office on Homeless Services was awarded a Metro grant on behalf of the tri-county region to develop, prioritize and begin implementation of strategies to create additional permanent supportive housing (PSH). Context For Action was selected as the consultant to lead this tri-county planning effort, and the first meeting of the Steering Committee is scheduled for April 18.

A ROAD HOME: COMMUNITY PLAN TO PREVENT AND END HOMELESSNESS

A Road Home included more than 80 community stakeholders participating in the development of the next phase of the plan. A draft will be available for community stakeholder review in early April, and presented to the Homeless Plan Advisory Committee (HPAC) on April 19 for action recommend the Plan to the Board of County Commissioners for approval.

<https://www.co.washington.or.us/Housing/EndHomelessness/a-road-home.cfm>

FEDERAL HEARTH ACT FUNDING

The CoC Program grant award agreements for FY2017 Federal Appropriation will be available by May. The FY2018 Homeless Program budget reflects a 5.5% increase (\$2.383 billion in FY2017 to \$2.513 billion in the FY2018 budget).

The Emergency Solution Grant (ESG) is administered by the Office of Community Development.



	FY2013	FY2014¹	FY2015²	FY2016³	FY2017⁴	FY2018⁵
Federal Homeless Program Funds	\$1.929 billion	\$2.105 billion	\$2.135 billion	\$2.250 billion	\$2.383 billion	\$2.513 billion
CoC Program Competitive Grant Funding & Other	\$1.7 billion	\$1.8 billion	\$1.9 billion	\$1.918 billion	\$2.113 billion	\$2.243 billion
County Grant Award – CoC Program	\$2.6 million	\$2.7 million	\$3.4 million	\$3.4 million	\$3.5 million	NOFA not yet released
Emergency Shelter & Solutions Grant (ESG) Formula Funding	\$215 million	\$250 million	\$250 million	\$250 million	\$270 million	\$270 million
County ESG Entitlement Formula Funds ⁶	\$134,781	\$152,317	\$165,058	\$164,525	\$166,014	Est. \$160,000

VIII. ANNOUNCEMENTS

VIII. ADJOURNMENT

¹ FY2014 Omnibus Appropriations; January 17, 2014.

² FY2015 Omnibus Appropriations, December 16, 2015

³ FY2016 Omnibus Appropriations, December 18, 2016

⁴ FY2017 H.R. 244 Omnibus Appropriations, May 5, 2017

⁵ FY2018 H.R. 1625 Omnibus Appropriations, March 23, 2018

⁶ Emergency Solution Grant formula is based on percentage of CDBG funds