



## Housing Stability and Homelessness Prevention Committee

May 8, 2024

1:30-3:00 PM

Minutes

[Link to Zoom Meeting](#)

Phone: [1 386-347-5053](tel:13863475053)

Meeting ID: 83085774509

Meetings are public. Alameda County residents with lived experience of homelessness are encouraged to attend. Public Comment will be taken at the beginning of each meeting and is limited to 2 minutes per person.

### Helpful Links

- **Google drive folder** for the Housing Stability and Homelessness Prevention Committee: [https://drive.google.com/drive/folders/1zPoP9Q\\_HT-Q9rCaXvKazzlURH-vfndxt?usp=drive\\_link](https://drive.google.com/drive/folders/1zPoP9Q_HT-Q9rCaXvKazzlURH-vfndxt?usp=drive_link)
- **Website page** (on EveryOne Home website) for the Housing Stability and Homelessness Prevention Committee: <https://everyonehome.org/about/committees/housing-stability-and-homelessness-prevention-committee/>
- **Acronyms and Glossary:** [https://docs.google.com/spreadsheets/d/1I8hFMAU2IE-FqYmK8TZ9Hp40vmS1zRck9EBEbPlbwy8/edit?usp=drive\\_link](https://docs.google.com/spreadsheets/d/1I8hFMAU2IE-FqYmK8TZ9Hp40vmS1zRck9EBEbPlbwy8/edit?usp=drive_link)

### Committee Purpose

The purpose of the Housing Stability and Homelessness Prevention Committee is to develop strategies and collaborations to prevent new homelessness, including for formerly homeless people who have moved into housing. Learn more about the Committee's purpose [here](#).

### Meeting Summary

The Housing Stability and Homelessness Prevention Committee discussed Alameda County's Homelessness Prevention Framework. The Committee has agreed to re-visit the draft at the next meeting for a deep discussion, feedback, and an action item on moving this draft forward to the Racial Equity Committee. The Committee also received a presentation from Lewis Brown Jr. at the Corporation for Supportive Housing (CSH) about the Coalition on Solutions to Homelessness Among Older Adults and SB37.

Finally, Homebase provided a preview of the grievance and public comment tracking processes currently being developed.

## Action Items

None

## Agenda/Minutes

<p><b>1. Welcome/Introductions</b> (Jason Earl, Co-Chair)</p> <ul style="list-style-type: none"> <li>a. Ground Rules</li> <li>b. The Committee approved minutes from the April 10, 2024 meeting.</li> </ul>	<p>1:30-1:35</p>
<p><b>2. Public Comment</b> (Jason Earl, Co-Chair)</p> <ul style="list-style-type: none"> <li>a. No public comments.</li> </ul>	<p>1:35-1:40</p>
<p><b>3. Announcements</b> (Jason Earl, Co-Chair)</p> <ul style="list-style-type: none"> <li>a. Nominations Committee is working on a new, extended timeline. The Committee will approve Leadership Board members at a special community meeting this summer, the exact date is to be determined.</li> <li>b. The Spring Community Meeting was held last month. Please fill out the feedback survey: <a href="https://www.surveymonkey.com/r/eohcommunitymeeting424">https://www.surveymonkey.com/r/eohcommunitymeeting424</a></li> <li>c. Notice of Funding Opportunity (NOFO) Announcements: <ul style="list-style-type: none"> <li>i. Letters of Intent for new projects being accepted through May 15th. These are optional. The goal is to figure out who is thinking about applying and getting them technical assistance before the NOFO is announced.</li> <li>ii. The Beginner's CoC NOFO Funding Orientation will be held on Monday, May 13th from 1pm to 2:30pm. This is not the same as the Bidder's Conference, which will be scheduled when the NOFO is released.</li> </ul> </li> <li>d. Marcie Johnson, City of Alameda shared that the Division of Housing and Human Services is cooperating with the Alameda Main Branch Library to host events on the third Sunday of every month from 1pm to 3pm to link people with resources, including resources to prevent homelessness. On May 19th, the event will focus on senior citizens.</li> </ul>	<p>1:40-1:45</p>
<p><b>4. Discussion re: H&amp;H Homelessness Prevention Framework</b></p> <ul style="list-style-type: none"> <li>a. Prior to the meeting, the Committee members received the current draft of Alameda County's Homelessness Prevention Framework.</li> <li>b. Homelessness Prevention Framework Discussion: <ul style="list-style-type: none"> <li>i. Luke Barnesmoore asked if there is a carve-out to meet the unique needs of seniors. <a href="#">Seniors have unique risk factors in becoming homelessness.</a></li> <li>ii. Jeanette Rodriguez shared that there is a local <a href="#">older adult convening session</a> happening at the end of this month focused on the homelessness prevention efforts for seniors in Alameda County. Scheduled for May 31st.</li> </ul> </li> </ul>	<p>1:45-2:25</p>

<ul style="list-style-type: none"> <li>iii. Kelly Hoffman asked if the prevention framework includes a role for this Committee to provide oversight.</li> <li>iv. Jeanette Rodriguez shared that, in the draft framework, there's several different stakeholders that must be convened to implement this work. It would be a good discussion within this group of what is the bandwidth and what the Committee could hold.</li> <li>v. Committee members asked about the deadline and process for providing feedback. While the deadline for providing feedback has passed, the Committee can still submit feedback. The Committee members agreed to revisit this topic at the next meeting with an action item on providing feedback and moving the draft on to the Racial Equity Committee.</li> </ul> <p>c. Based on this and other work that the Committee has been doing, Committee members were asked to provide feedback on the unique role of this Committee and ideas about what the Committee members would like to focus on.</p> <ul style="list-style-type: none"> <li>i. Luke Barnesmoore recommended that the Committee should be identifying and bringing in funding sources that can support prevention work because it is an area where funding is limited.</li> <li>ii. Kelly Hoffman recommended developing a standardized approach to intake, data collection, etc. so that everyone in Alameda County is engaging in this work in the same way. That will provide something tangible to support seeking funding, which she agrees with Luke is a priority.</li> <li>iii. Dylan Sweeney recommended that we build a framework for evaluation in order to have a model that can be used to solicit funding for prevention.</li> <li>iv. Richard Nudelman asked about psychology and mental health services for people experiencing homelessness. Logan McDonnell suggested resource mapping could be helpful in identifying those services.</li> <li>v. Richard Nudelman also asked about what this Committee is doing to address the migrant crisis based on international news covering the issue. The Committee members discussed the issue, but did not identify an immediate action for the Committee to take.</li> </ul>	
<p><b>5. Coalition on Solutions to Homelessness Among Older Adults and SB37 Presentation by Lewis Brown Jr. Corporation for Supportive Housing (CSH)</b></p> <ul style="list-style-type: none"> <li>a. Corporation for Support Housing (CSH) Overview: <ul style="list-style-type: none"> <li>i. CSH works to advance affordable housing aligned with services as an approach to help people thrive.</li> <li>ii. CSH does this by advocating for effective policies and funding, equitably investing in communities and strengthening the supportive housing field.</li> </ul> </li> <li>b. The goals of the presentation are to: (1) provide an overview of the Coalition on Solutions to Homelessness Among Older Adults; and (2) share details about SB 37, including goals, content, and status.</li> <li>c. Coalition on Solutions to Homelessness Among Older Adults:</li> </ul>	<p>2:25-2:40</p>

<ul style="list-style-type: none"> <li>i. Mission: Prevent and end older adult homelessness by advancing state policies that ensure access to affordable housing and services for older adults.</li> <li>ii. The Coalition was started in response to California's Master Plan for Aging, which included goals of housing for all stages and ages.</li> <li>iii. Coalition Membership: <ul style="list-style-type: none"> <li>1. Statewide, geographic representation across California</li> <li>2. Multi-stakeholder: PWLE, advocacy organizations, etc.</li> <li>3. 50 members across, 25 organizations</li> <li>4. The Coalition has monthly meetings of the full coalition, as well as the rental assistance and services workgroups. There is also a listserv.</li> </ul> </li> <li>iv. Coalition Policy Priorities: <ul style="list-style-type: none"> <li>1. Create a bridge housing subsidy program to prevent and end homelessness among older adults and adults with disability.</li> <li>2. Promote integration of services in housing by removing regulatory barriers in Medi-Cal programs.</li> <li>3. Incentivize housing developers to set aside units for homeless persons who require enhanced supportive services funded through Medi-Cal.</li> </ul> </li> </ul> <p>d. SB 37 (Caballero):</p> <ul style="list-style-type: none"> <li>i. Overview of SB 37: <ul style="list-style-type: none"> <li>1. Three-year rental assistance pilot targeting older adults and adults with disabilities who are homeless or at risk of homelessness.</li> <li>2. Program to be piloted in 5 counties or geographic regions (must include one rural county).</li> <li>3. CoCs, PHAs, AAAs, and non-profit community-based organizations would be eligible to apply for grants. Grantees to be chosen via competitive process administered by Department of Housing and Community Development (HCD).</li> <li>4. Estimated subsidies: \$200 - \$1,000 per household. Shallow or deeper based on the needs of the individuals.</li> <li>5. It would serve an estimated 970 households at any one time (over the three-year period).</li> <li>6. Estimated cost: \$25 million.</li> </ul> </li> <li>ii. Status and Next Steps: <ul style="list-style-type: none"> <li>1. SB 37 passed out of the Senate 36-0. It is now pending in the Assembly with strong support for the policy, but the budget deficit is a challenge.</li> <li>2. What's Next: Advocate for budget funding, recruit co-authors and budget champions, advance bill through policy committee.</li> <li>3. How can you help: Join budget request, educate your representative about older adult homelessness and benefits of rental assistance, join Coalition meetings and contribute your expertise</li> </ul> </li> </ul>	
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<p>e. Discussion:</p> <ul style="list-style-type: none"> <li>i. Kelly Hoffman asked about how this bill will address the overall affordable housing shortage.</li> <li>ii. Lewis Brown Jr. stated that Public Housing Authorities (PHAs) are one of the eligible entities and the Coalitions hopes that a PHA might provide subsidies to someone who is on the waitlist for the Housing Choice Voucher (HCV) and the subsidy would provide a bridge until people are able to get a HCV. Obviously, the HCV waitlist is long, and it can take a long time to get one. There's only so much that can be done with a bill.</li> <li>iii. Lewis Brown Jr. also noted that a local recipient could also provide landlord incentives to encourage landlords to rent to people who receive a subsidy. The subsidy goes to the tenant, but incentives could be used to pay for housing deposits or to help the landlord make repairs.</li> <li>iv. Luke Barnesmoore shared that in San Francisco, there are long-term subsidies that help older adults afford the housing they need. That keeps those receiving subsidies housed while reducing the list of those waiting for other housing options, like Permanent Supportive Housing (PSH), so they are also able to access housing resources.</li> <li>v. The Committee members also discussed other <u>pending legislation to address pets</u>. Lewis Brown Jr. shared that it is <u>AB 2216 (Haney)</u>.</li> <li>vi. Richard Nudelman shared that households are able to have service animals and emotional support animals, but it can be a challenge for people who are occupants and not tenants because they don't have the documentation for the landlord.</li> <li>vii. Committee members discussed the need for protections specifically for companion animals, noting that most tenants have pets but most landlords don't accept animals. Members also noted it can be a barrier to accessing housing because households will turn down housing opportunities if it means being separated from their pet.</li> </ul>	
<p><b>6. Update on Grievance and Public Comment Processes</b></p> <ul style="list-style-type: none"> <li>a. The current plan is to create two processes to track things that come up in meetings outside of Committee scope: <ul style="list-style-type: none"> <li>i. Internal tracker for public comments during meetings, and</li> <li>ii. Resource guide to external grievance processes and contacts.</li> </ul> </li> <li>b. Next Steps: <ul style="list-style-type: none"> <li>i. Develop processes: <ol style="list-style-type: none"> <li>1. Homebase is drafting the processes.</li> <li>2. CoC Standards, Compliance, and Funding Committee will work to finalize the processes.</li> <li>3. Once completed, the process will be sent to the Leadership Board for approval.</li> </ol> </li> <li>ii. Currently, Homebase is surveying existing grievance processes and contacts including Alameda County, cities, major providers, and others.</li> </ul> </li> </ul>	<p>2:30-2:58</p>

<p>iii. Discussion</p> <ol style="list-style-type: none"> <li>1. Dot Theodore shared that Alameda County Public Works has an app for reporting things. She asked, would an app like that work for people who want to report complaints?</li> <li>2. Esther Wilch shared that the current goal is to get a handle on existing processes, but that would be a great long-term goal.</li> </ol>	
<p><b>7. Next Meeting is June 12 from 1:30-3:00</b> (Jason Earl, Co-Chair)</p> <ol style="list-style-type: none"> <li>a. The Committee members discussed a possible in-person meeting in the future. Dylan Sweeney has suggested HCD's conference room and Eleni Spiru has suggested Swords to Plowshare's conference room as possible locations.</li> <li>b. June Topics: <ol style="list-style-type: none"> <li>i. Keep Fremont Housed Presentation</li> <li>ii. Prop 1 Presentation</li> </ol> </li> </ol>	2:58-3:00

### Committee Members Attendance

Name	Attendance
Dot Theodore	Present
Dylan Sweeney	Present
Eleni Spiru	Present
Feroz Anir	Absent
Kelly Hoffman	Present
Kendy Mendoza	Absent
Jake Medcalf	Absent
Jason Earl	Absent
Jeanette Rodriguez	Present
Logan McDonnell	Present
Luke Barnesmoore	Present
Marcie Soslau Johnson	Present
Monisha Bardell	Absent
Ms. Shelley Gonzalez	Absent
Paris Davis	Absent
Richard Nudelman	Present

### Public Attendance

- Imani Baylor
- Sasha Hauswald
- Oscar Macias
- Myette Anderson
- Lewis Brown, Jr.