



**THE OAKLAND, BERKELEY/ ALAMEDA COUNTY CoC  
Housing Stability and Homelessness Prevention Committee  
April 9, 2025  
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-FqYmK8TZ9Hp40vmS1zRck9EBEbPIbwy8/edit?usp=drive\\_link](https://docs.google.com/spreadsheets/d/1I8hFMAU2IE-FqYmK8TZ9Hp40vmS1zRck9EBEbPIbwy8/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 Purpose / Overview

The purpose of this meeting was to: (1) review the definition of homelessness prevention and the Committee's purpose, (2) discuss feedback for the Leadership Board and Continuum of Care, (3) plan for the Committee Table Fair at the Community Meeting and (4) review, discuss, and approve the Homelessness Prevention Program Survey and Person with Lived Experience Survey.

## Agenda Items

### 1. Welcome/Introductions (Logan McDonnell, Co-Chair)

- a. Minutes from March 12<sup>th</sup>, 2025 were approved.

### 2. Public Comment (Logan McDonnell, Co-Chair)

- a. Richard Nudelman (Community Member): I've heard of these types of conferences where people get flown out and put up in a hotel to attend meetings. Wondering where the information would be to find conferences to attend.
  - i. Kris Maun (Homebase) shared that there is no central resource for conferences, will circle back with Homebase colleagues about how we can get more involvement in conferences for people with lived experiences of homelessness.

### 3. Announcements (Kris Maun, Homebase)

- a. Register Now: Community Meeting May 6, Cal Endowment, virtual option
  - i. Registration Form: <https://forms.gle/UBKzi1r1yTiz1sTA9>, deadline 4/25
  - ii. Agenda: [https://everyonehome.org/wp-content/uploads/2025/04/Agenda\\_EveryOne-Home-Spring-2025-Community-Meeting-.pdf](https://everyonehome.org/wp-content/uploads/2025/04/Agenda_EveryOne-Home-Spring-2025-Community-Meeting-.pdf)
  - iii. Lunch provided in person, compensation for Committee members with lived experience of homelessness (no transportation stipend)
  - iv. Events will include a Committee Table Fair, time for networking and table discussion, a workshop on narrative change, and updates on the CoC as a whole from our Leadership Board co-chairs.
- b. During the Community Meeting we will also have a time to honor leaders in our community. If you would like to nominate someone for the Wendy Jackson CoC Service Awards, [please fill out this form](#). For more information about this awards ceremony, see the [FAQ document here](#).
- c. The Harvard Kennedy School [Government Performance Lab \(GPL\)](#) invites you to join our Data-Driven Decision-Making Training series. These trainings are virtual and open to anyone working in and around homelessness prevention and response work in Alameda County. The intended audience is those new to data.
  - i. Please register for the training [here: bit.ly/gpltraining](https://bit.ly/gpltraining).
  - ii. Communicate with Data I Friday, April 11 at 10 am - 12 noon: Bring all your learnings from previous sessions together and focus on how to present data to support action-oriented meetings and conversations.

**4. Evidence-Based Solutions Committee Report** (Evidence-Based Solutions Committee Liaison)

- a. Morgan Bernados (Homebase) shared on behalf of the Evidence-Based Solutions Committee:
  - i. Update on name change: In order to strengthen and reaffirm our commitment to data-driven analysis and outcomes, and to do our due diligence in safeguarding our community, we are now called the Evidence-Based Solutions Committee. We remain committed to the work we have been doing. This decision came after many sessions or hard conversations and thoughtful deliberation.
  - ii. The Leadership Board also voted to confirm the new name and the final approval will happen at the Community Meeting on May 6th.
  - iii. The ESC workgroup will remain closed to recorded active participants and voting members and our Committee meeting minutes will be de-identified from here until the foreseeable future.

**5. Review Definition of Homelessness Prevention and the Committee's Purpose** (Logan McDonnell, Co-Chair)

- a. The Committee reviewed the definition of homelessness prevention for the Committee's work and the purpose of the Housing Stability and Homelessness Prevention Committee.

**6. Responding to Leadership Board Request for Committee Feedback** (Kris Maun, Homebase)

- a. The Committee reviewed suggested responses to the Leadership Board's request for Committee feedback and finalize a brief response.
- b. Richard: [Responding to what the CoC should prioritize in the next year] People are often considered 'Occupants,' instead of tenants; Lease Contracts are problematic
- c. Luke Barnesmoore (Front Porch): Would love the CoC look at the landscape of older adult homelessness, eviction defense even with lawful removals, stability for older adult homelessness and other populations
- d. Logan: Maybe think about other unique targeted prevention strategies or other demographics
- e. Luke: Wants prevention and subpopulation focuses
- f. Logan: Looking at prevention definition, asking for the rest of the categories to be part of the HSHP Committee's charge
- g. Hugo Ramirez (City of Oakland): Recommend the following priorities for CoC: Sound ratio of the three homelessness solutions of 1) Targeted Prevention, 2) Interim Housing, and 3) Permanent Housing.
- h. Logan: Asking in general for a clearer directive or focus from the Board
- i. William Mendoza (Resources for Community Development): Would like to see the following priorities for the CoC – ownership and nonprofit developers, property management standards, varied standards for SROs and housing types

- j. Eleni Spiru (Swords to Plowshares): For CoC priorities, would love to see amending and updating prioritization policy to matching people to housing through coordinated entry. There are people still on the queue even though they're document ready, other individuals who don't fully qualify get matched, lots of vacant units; also, would like the CoC to work closer with local city governments and public housing authorities to develop more affordable housing
- k. Ms. Shelley Gonzalez (Leadership Board): All the Committee's focuses are in tandem, all in alignment, but there's no one thing. We have severe structural issues in the system, hard to choose one thing.
- l. Luke: What steps would we need to take to expand the purview of this Committee to the entire spectrum of prevention? A vote here? Or Leadership Board vote?
  - i. Kris: We can review the purpose and roles and responsibilities in the Governance Charter to see if the full spectrum falls within what is currently there. Then we can see what, if any, revisions would be necessary.
- m. Ms. Shelley and Hugo expressed questions and concerns about the questions and accessibility of the individual feedback form.
- n. Hugo: I agree with Luke that prevention means interventions beyond eviction defense and must be targeted to serve households who are most likely to lose their housing.
  - i. William: I think one solution would be developing a Displaced Tenant Housing Preference in Alameda County. San Francisco has this program. If a tenant is at risk of becoming homeless/evicted then they can apply for this certificate. The certificate would then give them priority in applying for a building and give them faster access to housing.
  - ii. Luke: Hugo's point above raises an interesting point. I think all 4 phases of the prevention spectrum ought to be effectively targeted to manage limited resources. Perhaps we need another name for what we presently have as targeted prevention (emergency/ short term?) and name the whole prevention spectrum 'targeted prevention'.

**7. Planning for Committee Table Fair at Community Meeting** (Morgan Bernados, Homepage)

- a. The Committee approved a draft of a handout to be at the HSHP Table
- b. Eleni Spiru will be able to help table, Luke Barnesmoore as potential backup.
- c. Also at the table:
  - i. QR codes to fill out the surveys, have laptops open to fill out the surveys, also have link to the survey so people can fill out on their device
  - ii. Prevention program flyers / pamphlets

**8. Review Homelessness Prevention Program Survey** (Dylan Sweeney, Co-Chair)

- a. The Committee reviewed and discussed the Homelessness Prevention Program Survey.
- b. Eleni asked what is a HUD certified housing counseling agency and if that's necessary? William answered.
  - i. Jeannette asked if we are asking for a general certification or similar certification or this specific one? William said not general, wants to know this specific question. Jeannette asked what we would do with that information.
  - ii. Luke would argue that a prevention services may or may not be more valuable if they have that certification or not.
- c. Jeannette asking if we can split out the age question so that we can get more specific data.
  - i. Luke shared that 50+ would be more generous and inclusive for the older adult age bracket, given recent studies. Also wanted to add Housing and Disability Advocacy Program (HDAP) to the homelessness prevention services and add ability status with the wording "living with one or more disabilities."
- d. Discussion over funding, capacity, fiscal year. The Committee made live edits to the survey.
- e. Ms. Shelley: How many people did you serve in (1 year) (the past 12 months) (last quarter), Assuming "people" is singular bs "families" which can be counted as 1 but are multiple "people.
- f. Eleni suggested adding "Financial Empowerment" as another type of service.
- g. Next steps: Kris will send an email asking for volunteers to work on the survey before the next Committee meeting.

**9. Review Person with Lived Experience Survey** (Logan McDonnell, Co-Chair)

- a. Due to time the Committee did not get this item.

**10. Closing and Upcoming Agenda Items** (Logan McDonnell, Co-Chair)

- a. Committee members may submit requests for upcoming agendas to [alameda@homebaseccc.org](mailto:alameda@homebaseccc.org).
- b. The next Housing Stability and Homelessness Prevention Committee meeting will be Wednesday, May 14<sup>th</sup>.

**Committee Members**

<b>Dylan Sweeney</b>	Alameda County Housing and Community Development	Absent
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<b>Eleni Spiru</b>	Swords to Plowshares	Present
<b>Jeanette Rodriguez</b>	Alameda County Health, Housing and Homelessness	Present
<b>Logan McDonnell</b>	Bay Area Community Services	Present
<b>Luke Barnesmoore</b>	Home Match—Front Porch	Present
<b>Grecia Mannah-Ayon</b>	City of Alameda	Absent
<b>Ms. Shelley Gonzalez</b>	Leadership Board	Present
<b>Richard Nudelman</b>	Emerging Leaders	Present
<b>William Mendoza</b>	Resources for Community Development	Present
<b>Anthony Stott</b>	Cal-PEP	Absent
<b>Freeway Blalock</b>	Wood Street Commons/ West Oakland Homeless Union	Absent
<b>Hamilton Hunt</b>	BOSS	Absent

#### Public Attendance:

- Hugo Ramirez – City of Oakland
- Sky Mihaylo – Government Performance Lab
- Maeve Talamantes – City of Oakland
- Franklin Arevalo – Bay Area Community Services
- Emma Kornetsky – Government Performance Lab
- Myette Anderson – City of Berkeley
- Qimmah Hameed – BACS
- Isamar Ochoa Dominguez – Leadership Board
- Christoverre Kohler – Community Member
- Morgan Bernados – Homebase
- Kris Maun – Homebase