

**DURHAM HOMELESS SERVICES ADVISORY COMMITTEE
FULL CONTINUUM OF CARE (CoC) MEETING**

Wednesday, May 23, 2018

3:00 p.m.

**Durham County Human Services Building
414 E. Main Street – 2nd Floor Conference Room**

The Durham Homeless Services Advisory Committee Full Continuum of Care met on the above date and time.

Committee Members Present: Chair Angela Holmes (Former Homeless Representative for Durham County); Vice-Chair Charita McCollers, MSW (Lincoln Community Health Center/Federal Health Care for the Homeless); Reverend Dr. B. Angelo Burch, Sr. (Corporate Private Sector Representative for Durham County/Executive Director, African American Dance Ensemble); Jonathan T. Crooms (Durham County Veteran Services Office); Alma Davis (Durham Crisis Response Center – *Proxy*); Meredith Daye, Development Director (Durham Housing Authority); Captain Stan Harris (Durham County Sheriff’s Department); Calleen Herbert (NCCU Office of Community Engagement & Service); Reverend Dr. Warren Herndon (Faith Community Representative for City of Durham/Greater Joy International Ministries); Jennifer Jones (City of Durham Office of Economic & Workforce Development); Pam Karriker (Faith Community Representative for Durham County/Christian Assembly); Melody Marshall, Homeless Liaison (Durham Public Schools); Alex Protzman (LIFE Skills Foundation); Sherry Rogers (Sitting in for Janeen Gordon, Department of Social Services); Mayor Steve Schewel; Tracy Stone-Dino (Alliance Behavioral Healthcare); Fred Stoppelkamp (Non-Profit Representative for Durham County); Ve’ga Swepson, Resource Specialist (Durham Technical Community College) and Helen Tripp (Durham County Emergency Medical Services (EMS))

Excused Committee Members: Durham City Manager Thomas J. Bonfield; Durham County Commissioner Ellen W. Reckhow; Janeen Gordon (Durham County Social Services – *proxy for Commissioner Ellen W. Reckhow*); Chris Toenes, MSW (Non-Profit Representative for the City of Durham/TROSA);

Committee Members Absent: Drew Cummings, Chief of Staff (Durham County Manager’s Office); Secretary Ellecia Thompson (Durham VA Medical Center); Emanuel Kearney (Former Homeless Representative for City of Durham); Durham County Commissioner Ellen W. Reckhow; Tony Tosh (Corporate Private Sector Representative for City of Durham/Prosperity Recovery Services) and Mayme Webb-Bledsoe (Duke University)

Staff Present: Director Reginald Johnson, Assistant Director of Strategy Karen Lado, Project Manager Lloyd Schmeidler, Senior Project Manager of Strategy Goal 1, Matthew Walker, Administrative Analyst Keshia Barnette (Department of Community Development) and Senior Executive Assistant Sheila Bullock (Office of the City Clerk)

CoC Members Present: Valaria Brown (Housing for New Hope); Brian Bulard (TROSA); Sheldon Mitchell, Heidi Schreiber (Urban Ministries of Durham (UMD)); Riukah Medy (Department of Social Services (DSS)); Ryan Fehrman (Families Moving Forward); Carolyn E. Hinton (Healing with CAARE, Inc.); Larry (Ahmed)Partee’ (Formerly Homeless Resident);

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Janice Shelton (USA Veterans Help); Cierra Hamlet (Durham Homeless Core Transitions (DHCT)); Joyce Hicklen (CASA); Valerie Hayward (Urban Ministries of Durham (UMD)); Olive Joyner (Housing for New Hope); Julia Gamble (Duke University); Sally Wilkin (PADC) and Kelli McLean (NC Works).

Subject: Call to Order/Welcome

Chair Holmes called the meeting to order at 3:04 p.m.; welcomed everyone in attendance and announced that the meeting would be a Full Continuum of Care (CoC) meeting. She also asked if anyone wanted to sign up to speak during the Public Comment Period and at this point, she read aloud the HSAC goals.

Minutes Review and Approval – April 25, 2018

Motion by Committee Member Burch, seconded by Committee Member Herndon to approve the minutes of April 25, 2018 was approved unanimously at 3:08 p.m. with the following correction:

- Project Manager Lloyd Schmeidler, Department of Community Development pointed out that he was not present at the April 25, 2018 meeting as stated in the minutes.

Subject: Public Comment Period

The following heart felt words were presented by Vice-Chair McCollers as she expressed her passion and concern for working to end homelessness:

“The purpose of the Homeless Services Advisory Committee is to advise the Durham City Council and the Durham Board of County Commissioners on the implementation of collaborative initiatives to prevent and end homelessness in Durham.

Over the past five months we in the homeless services community have been through a myriad of changes including staffing changes, resource re-allocation, coordinated entry development and system prioritization and priorities. At the same time as a provider of services and as a member of the HSAC I have often felt like we are missing the mark.

I believe that the coordinated entry mandate by HUD presented us with the opportunity to look at our system holistically and I believe it required us to “Listen to our Community more” to ensure that the system helps every homeless person and not just a few while taking into consideration those who work diligently every day to help our homeless neighbors live, thrive and have their needs met.

It disturbs me even more that we continue to rely on the major systems outside of HSAC and our continuum of care partners to inform us of what our priorities should be in an attempt to make things look like we are ending homelessness, which is one of our goals instead of actually doing the work that is required to make homelessness, rare, brief and non-recurring.

In the coming months and as I prepare to move into the role of Chair within HSAC I hope to make transparency within the HSAC a top priority and to partner with the continuum to make sure our system is realistic, responsive and relevant. We cannot do this by using

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the same uninformed systems to make that happen which I believe was the INTENT of having an HSAC in the first place. My challenge to all of us whether sitting as a representative on the HSAC or as a member of the continuum is to be a part of “a redemptive power of love experience” of ending homelessness that will lead us to a place in Durham where no one has to worry about where they will sleep at night.

I thank you for your time and let’s work together to end homelessness in Durham.”

Comments were also made by Committee Member Herndon who echoed Vice-Chair McCollers sentiments. He noted that they are doing great work, but there are some gaps that need to be filled as they find ways where they can continue to collaborate while serving more individuals. Committee Member Herndon stated that Durham is a great place to live but they have got to work harder to make sure there are no gaps. He pointed out that, like many others around the table, he receives weekly calls from individuals who are still having challenges. He encouraged everyone to continue to focus.

Subject: Continuum of Care Funding Priorities

HSAC, being Durham’s CoC decision-making board, is expected each year by HUD to establish local funding priorities for CoC and ESG funds.

Lloyd Schmeidler, City of Durham Department of Community Development, reviewed the following recommendations to the HSAC for funding priorities for 2018:

HUD CoC Grant Funding

1. Continue to prioritize the HMIS Implementation of a \$55,000 grant in order to minimize the risk of losing CoC funding.
2. Continue prioritizing permanent housing projects assuming they meet HUD’s and Durham’s minimum thresholds for funding. They should be prioritized ahead of any new “Permanent Housing Bonus” project.
3. The CoC and HSAC should direct the Performance Management Subcommittee to complete an evaluation of all existing CoC permanent housing projects by March 31, 2019 in preparation for the 2019 CoC Homeless Grants Competition.
4. Permanent Supportive Housing (PSH) for Chronically Homeless Persons should be the priority for any “Permanent Housing Bonus” available in the 2018 Continuum of Care (CoC) Homeless Grants Competition. HUD requires that this bonus only be used for Permanent Supportive Housing or Rapid Rehousing.

State ESG Funding

5. Mr. Schmeidler noted that over the last two cycles of 2016 and 2017 the CoC had some difficulty getting local partners to actually apply for State Emergency Solutions Grant funds in light of this, the Department of Community Development recommends that they work with their partners to allocate funds for the 2018 funding period in a way consistent with state recommendations. For FY2017, the State allowed a maximum of 60% of

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funds to be used for emergency response and required that at least a minimum of 40% be for rapid rehousing.

Mr. Schmeidler asked if there were any questions concerning the recommendations. Committee Member Burch asked for clarity about Mr. Schmeidler's comment regarding problems with people requesting the funds.

Mr. Schmeidler explained that there was some difficulty over the last few years getting organizations in Durham interested in applying for State ESG funds, particularly the rapid rehousing portion of those funds. He commented there was not really any competition for the funds. Committee Member Burch asked if they knew why, to which Mr. Schmeidler responded that the Department of Community Development has heard that the State ESG reporting requirements have been burdensome. Organizations feel the reporting requirements are not worth the time and energy that it takes their staff to implement a State ESG funded project.

Committee Member Herndon wanted to know the total number of organizations that have applied so far.

Carolyn Hinton, Healing with Care, pointed out that her organization had previously applied for rapid rehousing funding and was denied. She stated during the last round they were not apprised as to what was necessary so they could apply. However, at a previous HSAC meeting, Ms. Hinton noted it was discussed that anyone that had not complied in the last round would not be qualified to apply for available funding. She asked if this was true.

Mr. Schmeidler stated he did not recall the specifics of the conversation but if it was reflected at a HSAC meeting they would have to review the minutes. Karen Lado, Department of Community Development Assistant Director of Strategy, commented that this may have been the supplemental funding which was only limited to organizations that applied. Mr. Schmeidler indicated he was not sure of the source of funds Ms. Hinton was referencing to which she responded the rapid rehousing funds.

Mr. Schmeidler pointed out that in the 2017 State ESG competition Durham did a general application to the entire CoC. Subsequent to those awards, the state offered an additional \$75,000 of State ESG funds for rapid rehousing to be used during the 2018 cycle. However, the State's requirements were that only current 2018 grantees could apply for the funds.

Motion by Committee Member Burch, seconded by Committee Member Karriker to approve the recommendations made by the CoC agency for the CoC grant funding and State ESG funding in 2018 to release the recommendations as their priorities for this year's funding was unanimously approved at 3:27 p.m.

Subject: CoC Competition Update

Mr. Schmeidler provided the following update on the CoC Competition:

- Pre-application period for the 2018 CoC Competition cycle was opened on April 9, 2018.
- Interested organizations and projects were given until May 15, 2018 to submit pre-application and supporting documents. Pre-application period has now closed.

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- The Department is currently in the evaluation and review process of the pre-applications to ensure organizations and projects are eligible to compete in the 2018 CoC Homeless Grant Competition.
- 14 project applications have been received and all 10 projects that are believed to be eligible for renewal funding have submitted a pre-application.
- Pre-applications for 4 new projects were received and together are seeking a combined total of \$557,000. Staff anticipates only having approximately \$75,000 to distribute new projects assuming HUD gives a 6% permanent housing bonus.
- 3 new projects are seeking funding for permanent supportive housing; 1 project is seeking funding for a rapid rehousing project.

Mr. Schmeidler reported that in regards to the timing, organizations will be notified by the end of May whether their submitted documentation and pre-application is sufficient for their approval to submit a full application when HUD opens the competition. If it is determined that something is missing from the pre-application the organization will have 10 days to submit the additional information to get them approved or submitting full application. If any appeals are needed, they will be handled through the HSAC Executive Committee.

According to Mr. Schmeidler, they anticipate that HUD will release the 2018 Notice of Funding Availability (NOFA) sometime in July 2018. The deadline would be between mid to late December 2018.

Committee Member Herndon wanted to know of the 14 projects, what is the average amount that has been appropriated in previous years. Mr. Schmeidler stated the renewal projects are applying for everything that they are eligible to apply for. Typically the project can only get an amount in subsequent competitions, equal to the previous amount. HUD does allow a modest increase for any increases in fair market rent for projects that are providing rental assistance to people.

In response to Committee Member Herndon's question does the average organization receive \$50,000 or \$75,000, Mr. Schmeidler explained that the projects vary. The low amount may be the HMIS grant of \$55,000. He further commented that there are several projects that have merged over the years and they could be receiving \$200,000. The anticipation is that projects may be applying for \$1.247 million divided by the 10 renewal projects equal an average of \$124,000 each.

Committee Herndon also asked was technical assistance offered to as many organizations as possible so that fair opportunity can be given to all organizations to apply. Mr. Schmeidler stated a workshop was conducted on April 9, 2018 regarding the 2018 cycle that explained the requirements for the funding process. Other than this workshop, Mr. Schmeidler commented they have not been able to do any additional work.

Subject: Homeless Housing and Eviction Prevention Priorities

Ms. Lado presented a power point presentation entitled *Homeless Housing and Eviction Prevention Priorities FY18-19 Budget*. The presentation summarized the following topics:

- Background
- Challenges to be Addressed

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- fragmented system of emergency housing assistance, with multiple entry points and multiple providers
- Evictions and eviction filings destabilizing low income households and contributing to economic losses and poverty
- Need to prioritize homeless housing resources to highest need households
- Shrinking number of market rate units available to households with rental assistance
- Lack of appropriate service-enriched housing for high need/high barrier homeless households
- Challenge of Current System
- Intersection of Evictions and Homelessness
- Key Terms (definitions)
 - Centralized intake
 - Coordinated Entry
 - Homelessness Diversion
 - Eviction Diversion
- FY18-19 Combined System Priorities
 - Create a centralized intake system for households needing emergency assistance
 - Housing navigation
 - Permanent supportive housing
- Priority: Expanded Centralized Intake System and Eviction Diversion
- Priority: Homeless Housing System Capacity Expansion
- Anticipated Results
- Additional Capacity Needs
 - Priority 1: Expanded intake and eviction diversion
 - Priority 2: Housing Navigation
 - Priority 3: Permanent Supportive Housing
- Anticipated Resource Needs (based on FY18-19)
 - Centralized Intake and Diversion: 600,000
 - Housing Navigation: 90,000
 - Permanent Supportive Housing pilot: 125,000

Total: 815,000

Ms. Lado commented that the recommendations have been made to the Joint City-County Committee (JCCC) and they are being incorporated into the City Manager's and the County Manager's budget. Recommendations are also moving forward for discussion with the respective elected officials.

Committee Member Burch wanted to know if the question ever came up regarding other than City and County leaders, were any judges or magistrates involved. Ms. Lado responded not with this discussion. He also asked if there was a discussion on zoning. He further explained that we zone for commercial and industrial and there are people who have houses who are being "built out" of their own neighborhoods in their homes because we are allowing \$500,000 homes to be built in a neighborhood that it should not be there. Can this problem be taken to the City to say when developers come in this area, it is zoned? Committee Member Burch expressed his concern and stated do not put an \$800,000 home next to a \$60,000 home because the property value goes up and the individual can't pay the taxes any more. Once this occurs the individual is evicted. Committee Member Burch feels that some "real" conversation needs to be held concerning this matter.

Ms. Lado responded that the City recognizes that land use and zoning are critical drivers of affordability. She commented that a big goal for the City to focus on for the upcoming year is to look at the Unified Development Ordinance (UDO) to talk about how to reduce barriers to denser units and denser kinds of housing.

Additional discussion followed concerning the matter of zoning rights and law.

Committee Member Jones shared information about an article she had recently read in The Herald Sun Newspaper where a couple was evicted and were supposed to be out of their residence by May 1st but were not able to find housing. She commented that the eviction diversion would not have worked for this couple because the property was purchased by another company and the company evicted everyone. The couple didn't have a choice – they had to leave. The new company was renovating the property in order to increase the price to \$995 and the family had initially been paying \$450. Committee Member Jones pointed out that there is not enough housing so instead of asking for \$815,000 as noted in Ms. Lado's presentation under "Anticipated Resource Needs" she suggested giving some of the home owners a tax break for putting their homes up for vouchers or give them some type of incentive.

Vice-Chair McCollers explained there are some homeless people living off the grid. They do not like systems because those systems have failed them in the past. She feels that they all need to keep those people in mind. Vice-Chair McCollers expressed her concern about losing a lot of people because the people are not going to want to engage in a system that has failed them in the past. She noted that as a homeless provider she begs every day for people to go to DSS but they don't want to deal with them and DSS will not allow her to advocate on the individuals' behalf. Vice-Chair McCollers also added that as they move forward with centralizing she hopes that they don't centralize so much that they end up weeding out the very people they are supposed to serve.

Committee Member Herndon offered the following suggestions:

1. Equity in salaries in our community
2. Upper mobility
3. Equity in employment

Committee Member Herndon applauded Ms. Lado's presentation but he added that they have to start thinking outside the box in order to reduce the impact they are having.

Chair Holmes asked since this meeting was a Full CoC meeting did any of the CoC members desire to speak.

Mayor Schewel commented that he thinks it is really important to emphasize the point that they are not going to subsidize their way out of homelessness. This is a problem about wages and as of July 1st everyone in the City will be making the living wage of \$15.00 and above plus benefits. He mentioned that we can't require other companies in Durham to raise their wages above \$7.25 an hour. A solution would be to be able to do that would mean political change. Mayor Schewel stated that he thinks it is important that these funds be in both the City and the County budget if they are serious about eviction diversion, homelessness diversion, coordinated intake and all the other things that they want to fund.

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Mayor Schewel noted that he wished they had an opportunity to provide progressive taxes in Durham. However, the state legislature prohibits this and that all property has to be taxed at the exact same rate. He noted that taxes have been raised twice in the last few years to build more affordable housing.

Mayor Schewel commented that in terms of the homelessness – chronic and permanent supportive housing - they have got to get their hands around it. They have to be serious about the pilot Eviction Diversion Program. He stated that he is very happy to talk to anyone about what the City's plans are and he appreciates all of the comments that were made.

Olive Joyner, Housing for New Hope made comments about being able to get more help if they had better data. She asked if they were collecting the data that will justify how the community is growing and the need. She mentioned data such as social security numbers, points of entry (where people are coming from). Ms. Joyner noted that until they get a handle on the number of folks that need this type of service you can't build a picture as to how much money is needed to solve the problem. She added that they need the data to support this effort.

Katherine Pliel talked about how much flexibility do they have to think innovatively about building a system where providers could do some of the work for DSS in the field and transmit it to them through a secure website. She referred to this as a virtual coordinated intake process. Ms. Pliel also wonders how many people effectively use the housing choice voucher system.

Ms. Lado deferred Ms. Pliel's first question to DSS. On her second question Ms. Lado responded that while the conversation has not happened yet on housing navigation or diversion, she thinks they should look at how are they going to do this and what has been successful in Durham and in other places. She stressed that these are the kind of conversations that will be needed even when they have resources in order to shape how those resources will be used.

Sherry Rogers, DSS, informed Vice-Chair McCollers that if she had clients that she needs to navigate, she can do that on their behalf. She would need an "Authorized Representative" form. Ms. Rogers stated that this form is not just for housing programs but it is for almost every program that the individual can access throughout the building. She pointed out that the proper form would assist Vice-Chair McCollers in assisting her clients.

Ms. Rogers noted that DSS has been trying to support Eviction Diversion, Coordinated Intake and all other programs on limited staff. They all know and address that staffing is an issue on being able to support the mission of coordinated entry. She commented that the population of 19 to 60 is usually forgotten and underserved but they are the main ones that come in and ask for services. Ms. Rogers stated that they do get families but they get more of the 19 – 60 population who has no family. They see people who have housing choice vouchers but they can't find one and two bedrooms so they lose their vouchers.

Valaria Brown, Housing for New Hope, asked how do they get access to the "Authorized Representative" forms. Ms. Rogers explained people can ask for them or they can be accessed through the Department for Health and Human Services' website. She pointed out that it does not have to be a DSS' "Authorized Representative" form it just needs to be an authorized representative form stating that permission is given to a particular person to act on the individual's behalf or to provide information.

Ms. Lado stated that their team from the Department of Community Development will work with DSS to get access to the “Authorized Representative” form and circulate it to the CoC.

Ms. Rogers noted that the “Release of Information” form is different than the “Authorized Representative” form. She suggests that providers get a form that best suits their needs because again, they don’t require people to use DSS’ form.

Vice-Chair McCollers pointed out she thinks there is a disconnect because there is a lack of knowledge about what homeless resources are out there to help people.

Both Committee Member Burch and Chair Holmes shared their individual experiences with homelessness. Committee Member Burch wanted to know if there was a mental health part that goes along with this conversation or is DSS being relied upon to cover that as well. He feels it is important that people have someone to talk to when they are going through homelessness and other issues.

Further conversation took place concerning whether there is diversion for families and what can be done. Ms. Rogers stated that sometimes she has reached out to faith-based partners in order to secure housing for people for a few days. However, some of the faith-based partners have backed out in supporting them. They lost quite a few of their largest supporters in 2017 such as Urban Presbyterian Ministries. She added that the coordinated entry process is attached to an assessment because they do a risk assessment barrier to see if there are some mental health issues going on. However, in regards to eviction diversion, Ms. Rogers stated that nothing is attached to mental health.

In reference to diversion dollars, Sheldon Mitchell, Urban Ministries of Durham, hopes that some of this money can be allocated to develop a sort of a “stop gap” program that could assist people who are in between possible services that can be provided in those instances.

Subject: HMIS Governance Charter

Mr. Schmeidler provided some background on the HMIS Governance Charter. In 2017 HSAC designated the North Carolina Coalition to End Homelessness (NCCEH) as the Durham CoC’s HMIS Lead Agency which will become effective July 1, 2018.

Mr. Schmeidler referenced the “Guiding Principles” located in Section C of the Governance Charter for the HSAC’s consideration. The HSAC will be asked to approve a final draft of the document at the June 27, 2018 meeting. Mr. Schmeidler encouraged HSAC members to read the Governance Charter and to forward any questions they may have to him or to Senior Project Manager of Strategy Goal 1, Matt Walker at the Department of Community Development.

Subject: Announcement

Mr. Schmeidler announced that the Department of Community Development was supporting a fund raiser as part of the City of Durham’s 7-Star campaign. The department is having a “Burgers for Our Buddies” event on Friday, June 8, 2018. Anyone interested in buying tickets can see Mr. Schmeidler or any of his colleagues in the Department of Community Development. The fund raiser is supporting the Ronald McDonald House and the family room at the Children’s

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Hospital. Mr. Schmeidler shared that they are supporting one of their colleagues within the Department of Community Development and her family.

Chair Holmes announced the next HSAC meeting is scheduled for June 27, 2018 at 3:00 p.m.

Subject: Adjourn

Motion by Committee Member Burch, seconded by Vice-Chair McCollers to adjourn the meeting was approved unanimously.

With no further business to come before the body, Chair Holmes adjourned the meeting at 4:35 p.m.

Respectfully Submitted

Sheila Bullock
Office of the City Clerk