



CONTRA COSTA COUNCIL ON HOMELESSNESS MEETING MINUTES

The Contra Costa Council on Homelessness provides a forum for communication and coordination about the implementation of the County's Strategic Plan to prevent and end homelessness, and for orchestrating a vision on ending homelessness in the County, educating the community on homeless issues, and advocating on federal, state, and local policy issues affecting people who are homeless or at-risk of homelessness. The Council provides advice and input on the operations of homeless services, program operations, and program development efforts in Contra Costa County. Items may be taken out of order based on the business of the day and preference of the Council.

Date, Time: Tuesday, February 23, 2016, 3:30 pm – 5:00 pm

Location: Mc Hale Room, Pleasant Hill Community Center, 320 Civic Drive, Pleasant Hill

Attendance (Council Members): Teri House, Brenda Kain, Kevin Corrigan, Valerie Sloven, Joseph Villarreal, Janet Kennedy, Louise Bourassa, Diane Aguinaga, Dan Sawislak, Gary Kingsbury, Gabriel Lemus, Doug Leich, Tracy Cascio

Absent: none

Public Attendance: Lavonna Martin, Leslie Gleason, Linae Young, Dana Ewing, Kimberly Thai, Jaime Jenett, Jennifer Baha, Alvin Silva, Amanda Stempson, Emily Salvaterra

1. Welcome and Introductions

- Call to order by Teri House, Chair

2. 2016 Action Plan (Action Item)

- Amanda Stempson, HomeBase, presented a plan for the Council on Homelessness's 2016 actions and activities, for approval by the Council.
- The plan has five key areas for action: Council governance; Coordinated Entry Systems Development; Data, Analysis, and Evaluation; Funding Coordination; and Advocacy and Community Engagement.
 - Key activities in Council governance: Chair and vice-chair elections, executing the 2016 Action Plan, developing a 2017 Action Plan
 - Key activities in Coordinated Entry Systems Development: coordination on the Public Housing Authority's homeless preference, system development (committee convenings) launching the system (including issuing an RFP), and evaluating the system after launch
 - Key activities in Data, Analysis, and Evaluation: coordinating PIT and HIC data collection, analysis, and reporting; selecting a new HMIS, implementing system-wide performance measures; developing and implementing project-level performance measure; and conducting a system gaps analysis



COUNCIL ON HOMELESSNESS MEETING MINUTES

- Key activities in Funding Coordination: developing and implementing written standards; designing and implementing processes for CoC and state ESG applications; coordination with Consortium, ESG, and other aligned funding streams
- Key Activities in Advocacy and Community Engagement: engagement of Executive Directors, focused advocacy efforts on criminalization of homelessness and the Concord Naval Weapons Station, CoC recruitment, funding and policy advocacy, and ongoing coordination with Healthcare for the Homeless and Zero: 2016
- Motion:
 - Statement of Motion:
 - We move to approve this action plan for the 2016 calendar year.
 - Procedural Record:
 - Motion made by Diane Aguinaga
 - Seconded by Louise Bourassa
 - AYES: Teri House, Brenda Kain, Kevin Corrigan, Valerie Sloven, Joseph Villarreal, Janet Kennedy, Dan Sawislak, Gary Kingsbury, Gabriel Lemus, Doug Leach, Tracy Cascio
 - NOES: Zero
 - ABSTAINS: Zero
 - ABSENTS: Zero

3. Idaho Apartments Transfer (Action Item)

- Lavonna Martin, Chief of Homeless Programs, gave an update on the transfer of Idaho Apartments from Rubicon Programs to Lifelong Medical Care, for approval by the Council.
- Idaho Apartments is a longtime permanent supportive housing program operated by Rubicon Programs. Rubicon has decided to transfer the property, and will no longer be providing the property management or case management services. Rubicon wishes to transition the services to Lifelong Medical Care, and is requesting a transfer of the contract and the HUD grant. Lifelong Medical Care would be a new member of the CoC, and currently runs services in housing programs in Alameda County and behavioral health services in Contra Costa County, including an urgent care clinic in Richmond and an upcoming clinic at a permanent housing site in Rodeo. Lifelong Medical Care has a good reputation as a provider of services. Both Rubicon Programs' and Lifelong Medical Care's respective boards have approved the transfer, and both organizations intend to make the transition as seamless as possible for residents.



COUNCIL ON HOMELESSNESS MEETING MINUTES

- Motion:
 - Statement of Motion:
 - We move to approve the transfer of the Idaho Apartments grant from Rubicon Programs to Lifelong Medical Care.
 - Procedural Record:
 - Motion made by Joseph Villarreal
 - Seconded by Tracy Cascio
 - AYES: Teri House, Brenda Kain, Kevin Corrigan, Valerie Sloven, Gary Kingsbury, Gabriel Lemus, Doug Leach, Louise Bourassa, Diane Aguinaga
 - NOES: Zero
 - ABSTAINS: Janet Kennedy, Dan Sawislak
 - ABSENTS: Zero

4. Fair Market Rent Study

- Joseph Villarreal, Housing Authority of Contra Costa County, gave an update on a study of fair market rents from Alameda/Contra Costa County region.
- HUD releases Fair Market Rent (FMR) data annually based on census data and the consumer price index. Housing markets that change rapidly are not accurately captured in the FMR. Contra Costa County's FMR area includes Alameda County, and this year the original FMRs released for the area indicated a decrease in rental costs in the area based on their formula.
- Local public housing authorities, as well as city and county housing agencies, jointly funded a study of Fair Market Rents to dispute the FMRs calculated by HUD. The results of the study indicated that area rental costs have actually increased by 33%.
- FMR rates affect many housing programs. The Housing Authority and other agencies that participated in the study are in conversation with HUD about FMRs and standard subsidies. Currently the Housing Authority is able to work with 90% of FMR in East County, and 105% of FMR in other parts of the county, as a standard for setting subsidy amounts for program participants. The Housing Authority anticipates this as an ongoing issue as rental costs remain extremely high and rapidly changing in the Bay Area, and hopes for a policy resolution.

5. Minimum Wage Campaign (Action Item)

- Doug Leich, Multi-faith ACTION Coalition, presented an advocacy opportunity to the Council on a petition to increase the minimum wage in California.



COUNCIL ON HOMELESSNESS MEETING MINUTES

- The Multi-faith ACTION Coalition is supporting and promoting a campaign for a statewide ballot measure to increase the minimum wage to \$15/hour by 2020 for large businesses, and by 2021 for smaller businesses.
- Each county has its own petition for the ballot measure. Interested persons can sign on to their county's petition, and contact the Multi-faith ACTION Coalition's Ensuring Opportunities to End Poverty committee for further action. The deadline for signatures is April 7.
- No Council action was taken on this item.

6. Executive Director State of the CoC Meeting

- Teri House, Council Chair, provided an update that the Executive Directors' meeting originally scheduled for February 26 was cancelled because a number of expected participants were unable to attend. Because ongoing communication with Executive Directors is an important component of the Board, Louise Bourassa (CoC Executive Director Representative) will reach out to other Executive Directors to determine the best way to communicate going forward.

7. HMIS Vendor (Action Item)

- Kimberly Thai, HMIS administrator, presented on the CoC's proposed change HMIS vendors from Bowman Systems' ServicePoint to Bitfocus, Inc.'s Clarity Human Services.
- The CoC has used the same HMIS since 2004, and the system has changed little in that time. The CoC is currently experiencing some issues both with the vendor and with the software itself, and in September 2015 the CoC began research and community conversation around switching vendors. That work surfaced a viable alternative in Clarity, as an intuitive, flexible system with user-friendly reporting capability. Bitfocus has a bigger team, with more local support, which would address vendor issues. Bitfocus is also gaining market share, with 20% of CoCs nationwide using Clarity.
- If a contract with Bitfocus is executed in July, the timeline for implementation would be as follows:
 - System migration and set-up: July – September
 - Community training: October
 - Go Live: November (would require 2-3 days of downtime)
- Motion:
 - Statement of Motion:
 - We move to approve the change of HMIS vendors for the CoC to Bitfocus, Inc's Clarity Human Services.



COUNCIL ON HOMELESSNESS MEETING MINUTES

- Procedural Record:
 - Motion made by Joseph Villarreal
 - Seconded by Kevin Corrigan
 - AYES: Teri House, Brenda Kain, Valerie Sloven, Gary Kingsbury, Gabriel Lemus, Doug Leach, Louise Bourassa, Diane Aguinaga, Janet Kennedy, Dan Sawislak, Tracy Cascio
 - NOES: Zero
 - ABSTAINS: Zero
 - ABSENTS: Zero

8. Health Care for the Homeless Update

- Linae Young, Health Care for the Homeless representative, presented updates on their work.
- Health Care for the Homeless (HCH) recently applied for an opportunity for an Oral Health Expansion program in West Contra Costa County, to provide dental services in that area approximately 40 hours per week.
- Based on staff recommendations and feedback gathered during consumer feedback sessions, HCH is going to start offering arts therapy classes, staffed by interns, in the shelters. HCH also aims to integrate health education into current life skills classes.
- Two groups of representatives will be presenting at the national Healthcare for the Homeless Conference in May in Portland, Ore.
- HCH is partnering with the Care Connect program in West Contra Costa County, for high utilizers of the healthcare system. Using HMIS to identify Care Connect clients who are homeless, a care team connects clients to services. This is a pilot project that HCH hopes to expand to other areas of the county.
- HCH also recently applied for funds for an outpatient medical treatment program for addicted persons in clinics, and will hear by May if they received the funding. If funding is received, the program would start as a small pilot and then expand, similar to other HCH programs.

9. Zero: 2016 Update

- Jennifer Baha, Zero: 2016 Coordinator, presented an update on Zero: 2016's recent efforts and progress.
 - In 2015, 197 homeless veterans were housed through the initiative, which was a 20% increase from 2014. Partnerships and effective use of systems and services have been key to the initiative's success.



COUNCIL ON HOMELESSNESS MEETING MINUTES

- In 2015, 204 chronically homeless persons were housed, which is a 16% decrease from 2014. This is due in part to the tight rental market in the County.
- The Zero: 2016 Leadership Committee is working on developing an Action Camp to address the goal of reaching functional zero on chronic homelessness.
- The Communications Committee is putting out a postcard to landlords and on a new messaging/media calendar.
- Multi-faith ACTION Coalition is hosting events, including a workshop on utilizing junior units, such as secondary and in-law units.
- Zero: 2016 is working on developing a task force to work on new and existing housing development – finding new units, rehabbing existing units, and incorporating new use.

10. Committee Updates

- Jaime Jenett provided updates from the CoC's committees:
 - **Coordinated Entry:** HomeBase is working one-on-one with prevention providers in efforts to build the prevention and diversion elements of the Coordinated Entry system in the CoC. The Coordinated Entry Committee will reconvene in March.
 - **Performance Measurement:** The Performance Measurement Committee has developed standard measures and targets for emergency shelter, rapid rehousing, transitional housing, and permanent supportive housing. HomeBase is working one-on-one with supportive services and street outreach providers to develop measures for these program types. The Performance Measurement Committee will reconvene in March.
 - **HMIS:** The HMIS Committee has been focused on the selection of a new vendor.

11. Policy and Advocacy Opportunities

- Lavonna Martin, Teri House, Jaime Jenett, and Amanda Stempson shared updates on policy and advocacy opportunities for the Council.
- Local Ordinances: The City of Martinez has recently tightened restrictions on sleeping in vehicles, trespassing, and camping, and added a restriction on urinating/defecating in public. Other cities have similar ordinances.
 - The April 2016 general CoC meeting will focus on this issue and the Council's role in advocacy.



COUNCIL ON HOMELESSNESS MEETING MINUTES

- County Budget Update: The County Board of Supervisors budget hearings will take place on April 19, for the 2016-17 year.
 - A meeting was held on February 5 to discuss the county budget and any possible advocacy opportunities. Teri House will circulate notes from that meeting and any potential action opportunities.
- CoC Program Awards: HUD has said that they expect to announce Tier 1 awards 'imminently,' and Tier 2 awards in late March or early April. It is possible that CoC Registration would take place before the announcement of Tier 2 awards.
- Concord Naval Weapons Station Updates:
 - Selection of master developer delayed in fall due to grievances filed by Catellus
 - Investigative Report finds that Lennar violated the no-lobbying provision on one occasion, but city staff recommend that Lennar not be disqualified
 - City Council to consider report on Feb 23.
 - Catellus and Lennar presentation to Concord City Council was pushed back from February to March

12. Nuts and Bolts

- Leslie Gleason, Shelter Inc., announced that those organizations receiving funding from First 5 Contra Costa met with First 5 to discuss its financial plan. Shelter Inc. has decided to take its regular one-year funding amount divided over the next two years. Shelter Inc. is feeling a sense of urgency around replacing the essential funds provided by First 5 Contra Costa.

13. Pin It

- Next Council on Homelessness meeting: April 7, 2:00-3:30 pm
- Next CoC Meeting: April 15, 2016, 10 am-12 pm