

Meeting Minutes

Rebuilding Lives Funder Collaborative Meeting

Tuesday, August 27, 2013

11:30 am – 1:30 pm

Goodwill Columbus

Attendees:

RLFC Members: Sheila Prillerman, Kim Stands, Jennifer Voit (for Karen Days), Ron Lebsock (for Charles Hillman), Mary Jane Quick, Michelle Heritage, Terri Power, Joyce Edelman, Teresa McWain, Rollin Seward (for Jim Schimmer), Jeff Pattison (for Jed Morison), Deb Armstrong (for Chip Spinning), Pat Scott (for Antonia Carroll), Mary Vail, Emily Crabtree, Jonathan Welty, Karen Woods-Nyce, Matt Kosanovich (for Janet Jackson), Carl Landry, Douglas Lay, Dan Franz, Suzanne Seifert, Marissa Michaels

Community Shelter Board Staff: Lianna Barbu, Amy Price, Noel Welsh

Guests: Elfi DiBella, Julie Wagar, Ryan Castle, Amanda Owen, Shannon Evans

Welcome & Agenda Review

Michelle Heritage welcomed the group and reviewed the agenda.

Administrative Issues

Minutes from May 16, 2013 RLFC meeting

The minutes from the May RLFC meeting were included in the meeting packet. Sheila Prillerman made a motion to approve the minutes as presented. Joyce Edelman seconded the motion. The motion was unanimously approved.

FY14 RLFC Roster

The updated RLFC roster for the new fiscal year was introduced. New members to the RLFC include:

- Suzanne Seifert, Volunteers of America
- Don Strasser, Columbus Coalition for the Homeless
- Mary Vail, Goodwill Columbus
- Marissa Michaels, Ohio Health
- Cmdr. Rhonda Grizzell, Columbus Police Department (identified as prospective candidate, not yet finalized)
- Carl Landry, Veterans Administration
- David Simmons, Citizens Advisory Council

Suzanne, Mary, Marissa, and Carl introduced themselves to the group. Commander Grizzell has been identified as a prospective candidate and is scheduled to meet with CSB representatives to discuss the opportunity. A representative from Columbus State Community College will be identified in the coming weeks.

Community & Public Policy Updates

Crisis Response System Update

Michelle presented a brief update on crisis response system redesign efforts. Workgroups assigned to different aspects of the redesign have been meeting regularly over the past year to provide input and guidance. Lutheran Social Services will begin piloting the centralized case management (Navigator) pilot program on October 1. Initial work regarding the acquisition of a new emergency shelter is underway, including cost modeling, and a capital campaign to acquire funding is being formulated by CSB.

Strategic Issues

Review System & Program Indicator Report (SPIR) for 4th Quarter

Lianna Barbu reviewed the FY13 4th Quarter SPIR (4/1/13 – 6/30/13) with the group. The following highlights were noted:

- Family Emergency Shelter System
 - Overall family homelessness has shown a sharp increase, almost double the numbers from two years ago.
 - The average length of stay (ALOS) for the reporting period was 17 days, continuing to show a steady decrease.
 - The system maintained a good performance despite being over capacity for the entire 3-month reporting period. Average nightly occupancy for the quarter was 65 families, 15 families higher than the intended 50-family maximum capacity for the Family Center.
 - The system achieved a 65% successful housing outcome percentage.
 - 75% of the families entering the system were newly homeless.
- Men's Emergency Shelter System
 - Reflecting an overall increase in demand, the system experienced a 3% increase in the number of individuals served.
 - For the quarter, the average nightly waitlist for shelter services numbered 18 men.
 - Successful housing outcomes for the system were noted at 28%, a significant improvement over previous years.
 - The percent of newly homeless (34%) is very low and CSB continues to monitor this statistic closely, since most of the households served are returning individuals.
- Women's Emergency Shelter System
 - For the quarter, the average nightly waitlist for shelter services numbered 30 women.
 - The ALOS for the system was an average of 27 days. As the ALOS number trends upward, this means that fewer women are able to be served.
 - 50% of the women entering the system were newly homeless.
- Emergency Shelter System Overall – Families, Single Men and Single Women
 - There was a 5% increase in the number of households served.
 - ALOS numbers for the entire system averaged 30 days.
- Emergency Shelter & Transitional Housing
 - The ALOS was 39 days overall. This represents a decrease, more work is needed to decrease this number to 30.
- PSH System – RL units only
 - Overall number of units is up thanks to Inglewood Court opening.

- Occupancy rates across the system are at 99%. This is a very good outcome.
- Total PSH System – RL and non-RL units
 - Occupancy numbers are high for the system. The system is showing a 20% increase in the number of clients served over the previous year. Both indicators are positive.
 - Shelter Plus Care programs are ramping up services and the impact to the overall system has been very positive.
 - The 4th Quarter SPIR includes numbers from CHN's Inglewood Court program.

Review 2012 HUD CoC Application Score

The 2012 HUD application score was released and Lianna shared the document with the group. Overall, the CoC scored 114.5 total points, which was better than initial estimates. The highest score awarded by HUD was 127.35.

The CoC lost points in the strategic planning and performance categories. Strategic planning saw losses due to a lack of effective policies around people entering the homeless system directly following discharge from other systems of care (like hospitals or rehab clinics). Performance has also been an ongoing concern, particularly regarding certain HUD outcomes. The employment at exit outcome has been a primary concern; HUD sets the benchmark at 20%, while the CoC currently operates at 8%.

Suzanne asked if the negative impact on the performance score was attributable to the low employment at exit numbers. Lianna replied that HUD hasn't offered specific details.

Mary Jane Quick asked about efforts to improve discharge policies. Michelle acknowledged efforts to engage other systems in policy discussions. There are indications that some systems are discharging their occupants directly into the shelter system.

Suzanne asked if the Affordable Care Act would impact discharge policies. Marissa Michaels informed the group that, as an ACA requirement, health care systems are required to facilitate discussions to address community concerns. Michelle asked Marissa to keep the group informed about any discussions.

Lianna noted that the 2013 HUD award amounts were directly impacted by the scoring. The total amount awarded was \$546,513 less than the GIW renewal amount. A share of the difference, specific to Shelter Plus Care programs, was attributable to the Fair Market Rent amount used by HUD being lower than the amount used for CSB's application. The remainder of the difference was due to no funding being awarded for the Commons at Livingston II "bonus" project. HUD is not answering specific questions about the scoring process, and no appeal process is in place.

Terri Power asked if the HUD scoring and award amounts would have an impact on SPC vouchers. Lianna replied that it would mean less funding for SPC programs. However, approximately \$1 million was left on the table last year, so no immediate impact is expected. CMHA efforts may actually increase the number of vouchers available.

Discussion on Funding Prioritization

Lianna informed the group that registration for the upcoming CoC application is due on September 23. No new funding above the previous year's amount will be available, and HUD is expecting to announce additional cuts before the application is released. CoCs may reallocate funding if

deemed necessary. The lack of additional funding will directly affect the VOAGO Van Buren bonus project.

CSB is currently gathering materials for the Grant Inventory Worksheet (GIW), a component of the CoC registration. CSB intends to apply for Unified Funding Agency (UFA) designation and must collect letters of support from all HUD-funded agencies prior to submittal of the registration.

Lianna reviewed changes to the funding prioritization process. New and reallocated programs will be given first priority during future rankings, and program performance will be weighted more heavily on future rankings. She reviewed several different options for determining rankings during the next application process. She commented that the RLFC Board did not offer any additional options for prioritization, and asked the group for comments or suggestions. The revised prioritization process will be implemented with the new CoC application.

Suzanne emphasized VOAGO's concern that funding for the upcoming Van Buren project may be jeopardized. The possibility of reallocating funds was acknowledged, dependent on prioritization discussions in the next few months. Jennifer Voit asked if this year's rankings would be impacted by program performance. Lianna replied that there are currently no low performing programs, but Option 3 does allow for medium-performing agencies to be considered Tier 2.

Michelle acknowledged that difficult decisions were forthcoming. She suggested considering transitional housing programs for designation as Tier 2 agencies, citing their low effectiveness (in comparison to other programs) and high cost. Carl noted that the long-term need for transitional housing will depend on the crisis system re-design. Suzanne and Michelle noted that transitional housing outcomes have a negative effect on overall shelter outcomes.

The group did not make any final decisions regarding prioritization options. The RLFC will discuss the topic during future meetings.

New Shelter and PSH Development

OHFA Capital Funding to End Homelessness Initiative

Michelle introduced the new OHFA Capital Funding to End Homelessness Initiative documentation and provided some background. \$5 million in capital funding is coming to Columbus to use for shelter capital programs. She noted that the applications for funding must move through the local CoCs.

Michelle introduced a Request for Proposals (RFP) for \$2,984,750 in OHFA Capital Funding. The RFP introduced CSB's plans to acquire and renovate a site to house a new emergency shelter containing the new front door shelter, along with a renovated women's emergency shelter and flexible overflow capacity. She reviewed the document and provided some background about CSB's search for a workable shelter site and location.

A 1-to-1 match is required on the OHFA application. Match funds will be a mix of city, other grant, and private dollars. CSB is currently formulating an extensive capital campaign to raise additional dollars. The RFP was reviewed and approved by the RLFC Board on August 13. Jonathan noted that, following approval of the RFP, there will still be approximately \$2 million on the table to use for future capital projects.

Michelle introduced the resolution to recommend CSB's request to apply for \$2,984,750 in OHFA Capital Funding, to be used to acquire and rehabilitate property for a new emergency shelter. Jonathan made a motion to approve the resolution. Sheila seconded the motion. The motion was unanimously approved without any abstentions.

Discussion About YWCA Prioritization for Tax Credits/YWCA Funding Application for Elevator Repairs

The project plan for tax credits for the rehabilitation of the Griswold Building was submitted last year, but YWCA was designated as the second priority for 2013 OHFA tax credits and subsequently did not receive the tax credits. YWCA is asking for first priority designation for 2014 OHFA tax credits. YWCA also submitted a funding request for \$650,000 to make renovations to the Griswold Building. The bulk of the funding would be used to make repairs to the elevator system. The \$650,000 is an advance prior to the award of the tax credits, in order to make the necessary repairs.

Jonathan asked if any of the items listed on the funding request either were or would be duplicative with the work done under the tax credits. YWCA representatives replied that no work would be repeated and work was being done to coordinate processes.

Lianna noted that there was some risk involved because the OHFA tax credits are not certain. If tax credits are not awarded, the \$650,000 advance would reduce the available PSH funding without the benefit of the full building rehab.

Michelle introduced a resolution to recommend two items, designating the Griswold Building renovations as the number one priority for 2014 OHFA Tax Credits and advancing \$650,000 in capital repair funds to YWCA for the project. Suzanne made a motion to approve the resolution. Sheila seconded the motion. The motion was unanimously approved without any abstentions.

Updates on RL Strategy Progress to Date

Michelle reviewed the RL Report Card with the group and introduced the Report Card Summary document. She noted that each strategy on the Report Card is designated red, yellow, or green on the Summary document. Green indicates either a completed strategy or positive progress made toward completing the strategy. Yellow indicates that progress may be deferred or temporarily impeded. Red indicates a lack of discernable progress and suggests areas for improvement.

Michelle asked for updates on strategies designated "red".

Matt Kosanovich gave an update on Strategy 1: Coordinate Emergency Aid. Overall focus of the strategy is narrowing. United Way is working with Franklin County to ensure that rent assistance programs are in alignment and serving their intended populations. United Way is also facilitating conversations to bring EFSP dollars into alignment with CPoA.

Michelle gave an update on Strategy 10: Affordable Housing Campaign. Huntington and other private investors are interested in developing a plan, but the issue is complex and planning is on hold until the launch of the single-adult crisis response system re-design. Land banks have shown interest in working on the affordable housing issue, and discussions have started about saving and refurbishing existing properties.

Michelle responded to a question about Strategy 3: Employment. She replied that the Goodwill transitional work program piloted well and CSB intended to expand the program to serve PSH clients. She noted the importance of meeting HUD employment at exit numbers. Suzanne added that there is currently work ongoing with Columbus State Community College to develop a certified job-training program for PSH clients. The first classes are slated to begin early 2014. Kim and Michelle also acknowledged full-time employment specialists at NCR's Commons at Third and Commons at Livingston facilities.

Project Development

Update reports from project developers were included in the meeting packet. Representatives from NCR (Commons at Livingston II), CHN (Inglewood Court), and YMCA (Franklin Station) made no further comment.

Suzanne provided additional information about VOAGO's Van Buren project. Community Properties of Ohio will be the property manager and Columbus Area will be the service provider. Collaborative meetings have started.

Adjourn

Shelia Prillerman made a motion to adjourn the meeting. Kim Stands seconded the motion. The motion was unanimously approved.

Meeting adjourned.

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