

City of Sacramento

Legislation Text

File #: 2019-01696, **Version:** 1

Title:

City Council Discussion Regarding Funding for Homeless Proposal Options [TO BE DELIVERED]

File ID: 2019-01696

Location: Citywide

Recommendation:

Receive and provide direction.

Contact: Tyrone Roderick Williams, Director of Development, (916) 440-1316; La Shelle Dozier, Executive Director, (916) 440-1319, Sacramento Housing and Redevelopment Agency

Presenter: La Shelle Dozier, Executive Director, (916) 440-1319, Sacramento Housing and Redevelopment Agency

Attachments:

- 1-Description/Analysis
- 2-Homeless Strategy Recommendation
- 3-Five Point Plan Budget Detail

Description/Analysis

Issue Detail: On October 22, 2019, Sacramento Housing and Redevelopment Agency (SHRA) staff presented a Five Point Homeless Plan, which was requested by City Council on September 24, 2019. SHRA collaborated with councilmembers from several districts to identify options for further consideration which included: scattered sites, safe parking, sleeping cabins, motel conversion and Permanent Supportive Housing. The presentation provided an overview of each option including the target population, the number of individuals served, estimated costs, duration of program services, and the amount of time needed to launch operations.

City Council directed SHRA's Executive Director to further refine the Five Point Homeless Plan budget and directed the City Manager to identify current and likely future funding sources, including

the amount potentially available, eligible timeline for use, and any restrictions that may apply. This information was intended to support decision-making to prioritize the various options and maximize opportunities for housing those experiencing homelessness. City and SHRA staff worked collaboratively to review existing and planned homeless housing programs to analyze target populations served, projected number served, financial feasibility and timeline.

Nearly a dozen City funded shelter programs are operational or gearing up including: Common Ground, Transitional Living Program, Short-Term Transitional Emergency Program (STEP), North 5th St., Capitol Park Hotel, Center of Hope, Sacramento Self Help Housing (SSHH) scattered sites, Saint John's Program for Real Change, City of Refuge and Host Homes. After a successful pilot, the Railroad Triage Shelter has provided lessons learned for other opportunities. Earlier in 2019, Council authorized the approval of two navigation centers: the Broadway/Alhambra Navigation Center and the Meadowview Navigation Center. While capital costs for these planned shelters have been approved, operational funds are awaiting allocation. These shelters are anticipated to open in 2020.

Five-Point Homeless Plan Options

During the October 22, 2019 City Council meeting, the following Five-Point Homeless Plan programs/projects were recommended:

- 1. Scattered Sites:** It is proposed that 50 scattered-site housing units for homeless families with children be provided. This includes housing for domestic violence survivors for a total of 50 households to be assisted annually (approximately 150 beds per year). Scattered site housing will be provided through master leasing at multifamily developments. Household assistance will be for a continuous 12-month period with wrap around and re-housing services including, but not limited to case management, job readiness, employment counseling, and financial literacy. Families will exit within 12-months (or earlier) into permanent affordable housing.
- 2. Safe Parking:** Overnight parking is proposed for families experiencing homelessness. Parking will be available for up to 20 vehicles, including recreational vehicles (RVs) and assistance will be provided for up to 120 days. It is anticipated that 60 individuals would be served at any point in time. The selected provider will coordinate with service providers, the Sacramento Police Department, and other City departments to provide a safe and clean environment, which will include security, mobile sanitation, and wrap around services focusing on employment and re-housing.
- 3. Sleeping Cabins:** It is proposed that sleeping cabins be provided for up to 150 homeless individuals. The selected provider will operate a community consisting of 50 sleeping cabins for individuals including their possessions and pets. The selected provider will coordinate with service providers, the Sacramento Police Department, and other City departments to provide a safe and clean environment, which will include security, mobile sanitation, and wrap around services.
- 4. Motel Conversion Pre-Development Costs:** It is recommended that pre-development funds be provided for a motel conversion for homeless services similar to those provided at Capitol Park Hotel.

This includes legal fees, environmental clearance, construction drawings, permits, fees and other related costs. It is anticipated that approximately 100 individuals would be served at any point in time.

5. Permanent Supportive Housing Funding: It is recommended that up to \$10 million in gap financing be provided for construction of 100 or more permanent supportive housing units by 2025. Financing will leverage mortgage revenue bonds, tax credits, No Place Like Home, Multi-Family Housing Program, project-based vouchers and other programs.

Prioritization of the Five Point Homeless Plan Options

The options recommended are dependent on the availability of funding from both the State of California (State) and private sources. The immediate availability of funding and any restrictions that may apply were considered when identifying the timeline to rollout various options. Based on the timing and availability of State and private funding, cost, and other constraints, the options were prioritized. See Attachment 2 for the overall Homeless Strategy Recommendations. Attachment 3 provides additional specific detail about the various options.

Policy Considerations: On October 16, 2018, the Council held a workshop on Homeless Sheltering Policies and adopted a resolution embracing Housing First principles for City-funded Triage Shelters. At this meeting, the Council acknowledged the need for other shelter and service approaches, especially for vulnerable populations, including transition age youth and women and families. Using a combination of State and local funding options allows for a variety of sheltering options.

Economic Impacts: None

Environmental Considerations: None

Sustainability Considerations: Not applicable

Commission Action: None

Rationale for Recommendation: The number of people living unsheltered in Sacramento increased significantly since the previous Point in Time Count, and there are not sufficient shelter beds to meet the need. Furthermore populations such as children have better results for their social and emotional health under different shelter model options. The United States Interagency Council on Homelessness recommends that shelters focus on assessment and triage, and link to permanent housing resources so that people move through to permanent housing quickly.

Financial Considerations: Both private and State funding sources must be secured for these homeless shelter options to be implemented. It is anticipated that \$8.5 million will be available from three private funding sources in early 2020. In addition, there will be \$14 million in State funds available in the spring of 2020. Another \$14 million in State funds is expected to be available in 2021.

LBE - M/WBE and Section 3 requirements: Not applicable

