



**Alliance for Housing
Annual Retreat 2023
April 26, 2023
Oakland County Executive Building**

Attendees: Ashley Burton, Leah McCall, Julia Steinberg, Audrey White, Holly Gauthier (Alliance for Housing), Regina Cannon (C4 Innovations), Joseph Rusher, David Permaloff, Shantique Coleman, Trish Swan, Brianna Agnello, Erinn Johnson, Bonnie Haney, LaKeesha Donaldson, Sarah Neuenfeldt, Princess Staples (Lighthouse), Eric Burton, Kim Diggan, Jessica Keenan, Michelle Malmgren, Taylor Eberhart, Dana Paglia-King, Natalie Wojcickij, Gisele Wallace, Kathleen Cicil, Sarah Muhich, Shelley Brinkmann (Community Housing Network), Kim Tosolt, Sian Washington, Christine Cook, Cecelia Caponecchia (Disability Network Eastern Michigan), Marlo Sheppard (Easterseals), Brian Wright (HOPE Shelter), Tara Irwin (Jewish Family Services), Jayne DeBoer-Rowse, Sandi Elanges, Genessa Doolittle (Oakland County Health Division), Melissa Preville, Stephen O'Donnell (Oakland County Neighborhood & Housing Development), Susan Benson (OC Schools), Rachel Densmore (OCHN), Donna Bunin, Kimberly Coon (OLHSA), Mitchel Blum-Alexander (Red Maple Resources, Inc.), Benjamin Ogden, Lori Henson (South Oakland Citizens for the Homeless - SOCH), Monisha Scott (Detroit VA), Charlie Cavell (Oakland County), Kimber Bishop Yanke (Kids Empowered), Darryl Earl, William Parker (Pontiac City Council), Irene Lane, Pamela Harmon (CNS Healthcare), Jayesh Patel (Street Democracy), Jennifer Lucarelli (Oakland University), Natalie Broda (Pontiac Housing Commission), Roxanne Hundsrucker (Holy Family Novi), Angela Cucullo (Kensington Church), Anita Scott-Meisel, Timzetta Dickson (Lakeshore Legal Aid), Barbara Burke (St. Vincent de Paul), Julie Walker (Kirk in the Hills), Anne Harpe (PNC), Chris Powers (ReciproCity), Dustin Kane, Laura Mann (Wayne Metro), Barbara Williams (CCRT)

Introductions

Presentation from Chris Powers, Co-Founder of Reciprocity

- Working on new web-based app to address barriers to resources and streamline intake and service delivery.
 - App will work in conjunction with the HARA to connect community members with services and resources.
 - Starting with homeless and prevention services to lower administrative burden and to show real time shelter bed availability and funding availability.
- Over the next 3-6 months Chris will be meeting with community members and agencies to learn more about the needs and goals of the output.
 - In a preliminary stage gathering requirements and organizational agreements.
- Kickoff date is June 1st.



Housing Stability Services Update– Housing Stability Taskforce Clinics

Presented by: Taylor Eberhart, Community Housing Network & Gisele Wallace, Community Housing Network

- Housing Stability Services (HSS) Overview:
 - Transitional program to assist renter households after CERA
 - Provides in-depth case management to help clients reach housing stability
 - Screenings and referrals for other programs
 - Connection to Legal Services
 - Assistance applying for MDHHS Benefits
 - Helping create emergency budgets and long-term stability budgets
 - Finding alternative housing situations (affordable, temporary/long-term)
 - Continues until the household is stably housed
- HSS General Eligibility:
 - Under 80% Area Median Income
 - Resident of Oakland County
 - Renter Households
 - Facing Housing Instability
 - Court involvement prioritized
- Coordinated Entry Process:
 - Complete Screening
 - Housing Resource Center:
 - Completing the [Housing Needs Information Request](#), OR...
 - Leave a message at 248-269-1335, text “housing” to 248-269-1335, or send an email to: HRC@chninc.net
 - Court Pre-Trial Screenings
 - Resources and Referrals
 - Provide resources and referrals via phone and/or email
 - If appropriate, refer to HSS and Prevention Registry
 - Homeless Prevention OR...
 - Housing Stability Services
- Funding:
 - Community Development Block Grant COVID-19 (CDBG-CV)
 - Oakland County Neighborhood & Housing Development Division
 - Homeless Prevention Program
 - MSHDA HOME-ARP
- Additional Information:
 - HSS Court Pre-Trial Attendance (Southfield, Pontiac, Oak Park)
 - Housing Stability Clinics
 - Additional questions from community partners can be directed to either:
 - Gisele Wallace, gwallace@chninc.net and/or
 - Rhi Sehl, rsehl@lighthousemi.org



Increasing Health & Housing Outcomes for Older Adults in Oakland County

**Presented by: Taylor Eberhart, Director of Short-Term Programs,
Community Housing Network
& Dana Paglia-King, Short-Term Programs Manager,
Community Housing Network**

- Background:
 - In 2019, the Michigan Coalition Against Homelessness (MCAH) was awarded a Healthy Aging grant from the Michigan Health Endowment Fund (MHEF) to plan for better health and housing outcomes for Oakland County residents aged 55+ who are experiencing homelessness or are at risk of homelessness. Over the course of 2019 and 2020, MCAH and its partners convened and conducted a landscape assessment of current Oakland County services and resources geared toward older people at risk of or experiencing homelessness. Key Findings: Lack of care coordination between housing and healthcare systems & Lack of integrated information and data sharing
 - After a pause brought on by the Covid pandemic, MCAH and CHN reconnected with stakeholders in 2022 Michigan Health Endowment Fund awarded a second Healthy Aging grant for \$450,000 to launch implementation strategies over the next two years
- Collaboration of Agencies
 - MCAH -Serving as the “backbone” organization. Project fiduciary, convener, facilitator, and host of the integrated information system.
 - CHN -Host Housing Navigator positions, housing expertise, ongoing partnership and systems development.
 - Core Planning Team
 - Population expertise
 - Specialized resources and programs
 - Coordination with Navigators and information systems
- Core Planning Team Organizations:
 - MCAH
 - CHN
 - The Baldwin Center
 - HAVEN
 - SAGE Metro Detroit
 - Jewish Family Services
 - Easterseals
 - MORC
 - Area Agency on Aging 1-B
 - PACE Southeast Michigan
 - Oakland County Health Division
 - Red Maple Resources (Consulting Team)
- Supporting Strategies:
 - Identifying older adults at risk through data matching
 - Connections to referrals and resources
 - Enabling communications between healthcare and social services agencies
- Key Strategies:
 - Data Integration
 - Housing Navigation



- Collective Advocacy
- Systems Communication
- Outcomes and Benefits:
 - Demonstrated benefits to older adults resulting from preventing homelessness, housing the unhoused, and improving and maintaining people's quality of health, leading to policy & systems changes
 - Elimination of siloed information across healthcare and housing systems, which will result in more responsive systems of care
 - Reduce health disparities and promote health equity
 - Measurable improvements of services and coordinated care among healthcare and housing providers as they relate to older adults experiencing or at risk of homelessness
- CHN Housing Navigation:
 - CHN will host two Housing Navigator positions responsible for connecting with healthcare providers and health plan services, as well as older adults & caregivers, to prevent homelessness, increase awareness and education regarding housing services among healthcare providers, and assist older adults in accessing safer housing facilities.
 - While the Housing Navigators will use person-centered planning processes and trauma-informed interventions when working with older adults, educating health/housing providers about solutions to shared pain points across systems will also be prioritized.

Oakland County 2022 State of Homelessness Report

Presented by: Audrey White, HMIS Director, Alliance for Housing, & Holly Ellis, HMIS Manager, Alliance for Housing

Point in Time (PIT) Count is a count of sheltered and unsheltered people experiencing homelessness on a single night in January.

Point in Time (PIT) Count 2023: January 30, 2023

- 386 Total
- 91 Transitional Housing
- 44 Unsheltered
- 251 Emergency Shelter

The Housing Inventory Chart 2023 (HIC):

- Permanent Supportive Housing (PSH): 625
- Rapid Re-Housing (RRH): 181
- Transitional Housing (TH): 96
- Emergency Shelter (ES): 288
- Other Permanent Housing (OPH): 312

Persons Experiencing Homelessness in Oakland County 2022:



- 1147 Total Persons
- 825 Households
- 77% Adults only
- 14% Adult/child
- 9% Child only

Year: 2022 – 1147 Literally Homeless Persons

- At least 1 disability reported: 27%
- Average age: 43
- Children (under 18): 46%
- Top prior living situation: Place not meant for Habitation=38% & Emergency Shelter=16%
- First time homeless: 39%
- More than 12 months homeless: 25%

Year: 2022 – 43 Homeless Veterans

- At least 1 disability reported: 44%
- Average age: 46
- Adult Only HH's: 84%
- Adult Child HH's: 16%
- Male: 81%, Female: 16%, Other: 2%
- Top prior living situations: Place not meant for habitation=30% & Psychiatric or Other Psychiatric Facility= 16%
- First time homeless: 47%
- More than 12 months homeless: 28%
- Black, African American, or African=14, White=22, Multi-Racial=6

Year: 2022 – 287 Chronically Homeless Persons

- At least 1 disability reported: 50%
- Average age: 45
- Adult Only HH's: 92%
- Adult Child HH's: 7%
- Child Only HH's: 1%
- Male: 61%, Female: 38%, No single gender: 1%
- Top prior living situations: Place not meant for habitation=54%
Emergency Shelter=12%
- First time homeless: 16%, Four or more times homeless=44%
- More than 12 months homeless: 67%
- Black, African American, or African=145, White=115, Multi-Racial=22

Year: 2022 – 209 Homeless Seniors (age 55+)

- At least 1 disability reported: 39%
- Average age: 60
- Adult Only HH's: 99%
- Adult Child HH's: 1%
- Male: 70%, Female: 30%
- Top prior living situations: Place not meant for habitation=37% Hospital or other non-psychiatric medical facility=12% Staying with a friend=12%



- First time homeless: 42%
- More than 12 months homeless: 36%
- Black, African American, or African=87, White=101, Multi-Racial=18

Year: 2022 – 80 Unaccompanied Youth *defined as under the age of 18 (child only households)*

- Average age: 15
- Male: 25%, Female: 68%, Transgender=2%, Questioning=1%, No single gender=5%
- At least 1 disability reported 24% with the highest being mental health disorder.
- Top prior living situation: Staying or living with a family member=64% & the second being psychiatric hospital or other psychiatric facility=12%
- First time homeless: 52%
- Black, African American, or African=48, White=26, Multi-Racial=6

Contact

- HMIS questions: hmishelp-alliance@oaklandhomeless.org
- Audrey White: awhite-alliance@oaklandhomeless.org
- Holly Ellis: hellis@oaklandhomeless.org

Going Forward Presentation by Regina Cannon from C4 Innovations

Recommendations for Creating & Maintaining a More Racially Equitable Homeless Response System

Our Work Phases

- Racial Equity Assessment
- Building a Cross Systems Core Working Group
- Analyzing the Quantitative Data
- Analyzing the Qualitative Data
- System Mapping
- Strategy Development
- Developing Recommendations

Racial Equity Assessment

Project Objective: The Why

- To engage and support Oakland County CoC to assess its homeless response system, prioritize areas for action, and implement strategies in order to achieve more racially equitable outcomes.

Assessment Activities: The How

- CoC racial equity assessment survey
- Quantitative data analysis
- Qualitative data analysis
 - Listening sessions
 - Work sessions / committee meetings



Strengths:

- Most respondents had a basic understanding and fluency of racial equity concepts
- Most people appreciated that the CoC has started acknowledging the impact that structural and institutional racism has had on housing instability/homelessness.
- There is a commitment to advance racial equity

Areas of Opportunity:

- Despite strong commitment there is not an identified group to lead the work or a cohesive strategy to advance racial equity
- Quantitative and qualitative data is not being fully used to identify inequities and develop solutions or build an understanding of client experiences
- Partners with lived experience are not engaged in decision-making processes

Values and Guiding Principles

- Treat all people with dignity and respect
- Trustworthiness
- Teamwork
- Innovation
- Honesty and Integrity
- Autonomy/Self-determination
- Commitment to participation
- Justice/equity
- Open to feedback and making changes
- Collaborative culture
- Transparency
- Assume best intentions
- Reshape how competitive funding influences collaboration
- Always include input from those with lived experiences

Qualitative Analysis

Themes:

- Can't access rental assistance and rents are extremely high in places where families feel safe
- Too many rules/policies get in the way of helping people
- Limited number of Days in some shelters
- How the state and federal government define homelessness
- Lack of assistance with Landlords that don't meet compliance of livable apartments
- Not enough places for large families

Limitation: Small number of participants in the listening sessions

System Mapping



- Understand What Services are in the County
- Understand What Housing (of all kinds) are Available
- Understand What Housing (of all kinds) are in the pipeline and where
- What segments of the populations experiencing homelessness are being served?
- What segments of the populations experiencing homelessness are being left out or not being served as well?
- What is the quantitative experience of those experiencing housing instability or housing loss?
- What is the qualitative experience of those experiencing housing instability or housing loss?

System Mapping – Populations:

- Returning Citizens
- Families / HH with four or more children
- Single Fathers with children
- Veterans
- Refugees
- Immigrants
- Survivors
- TAY
- Physical Disabilities / Challenges
- Sex Offenders (Lifetime)

System Mapping: Prevention/diversion, Outreach, in-reach, intake, Supportive Services, shelters, interim/transitional housing, Permanent housing, rapid rehousing, supportive housing.

Targeted Strategies & Action Steps

Recommendations:

- Increasing Housing Inventory

Strategy: Increase the number of landlords who will work with CES and who will accept vouchers

1. Recruit landlords from all areas of the county
2. Develop a Landlord Lunch n Learn/Meet and Greet
3. Work with MSHDA to update the Landlord Database
4. Celebrate Participating Landlords (esp. those with larger units)
5. Create a Landlord Ambassador Program
6. Explore Master leasing with Landlords
7. Incentivize Landlords with Service MOUs (where applicable)
8. Work with the County to utilize ARPA dollars with more targeted housing investments



- Increasing Housing Stability

Strategy: Advocate for Additional Funds for the System and for Individuals

1. Advocate for funding match while individuals are in RRH
2. Begin and expand the Guaranteed Income Pilot program
3. Advocate for the return of the Childcare tax credit

- Transform the Culture

Strategy: Increase culturally affirming services. Increase the number of people in CoC organizations who participate in regular trainings on:

1. racial equity principles
2. trauma-informed
3. healing centered care

- Transform the Culture

Strategy: Reduce Implicit/Explicit Bias and Discrimination in Services

1. Engage and employ diverse populations and those with lived experience
2. Guard against discrimination based on faith/denomination or lack thereof
3. Reduce intrusive screening/prioritization questions
4. Create a script for intake specialists

1. Name Racial Equity as a System-Wide Goal

- Embed Racial Equity Principles in all CoC policies
- Conduct Racial Equity Gaps Analysis
- Embrace a Multi-system Approach to Ending Homelessness
- Conduct Racial Equity Impact Analysis
- Focus on Results / Equitable Outcomes
- Set the expectation for anti-racist program delivery

2. Commit to Culturally Appropriate Support Services

- Address inequitable access and disparities in quality of care
- Provide culturally and linguistically appropriate support services
- Develop a workforce that fully reflects communities served

3. Align Funding to those Racial Equity Goals

- Incorporate racial equity into grantmaking and contracting for homelessness and housing programs.
- Work with funders and decision-makers to align with and match federal funding
- Fund support services at the proportionate level to housing
- Create flexible and sustainable funding streams for support Services

4. Expand the role of those most impacted, grassroots organizations and adjacent systems

- Authentically engage people with lived experience of housing insecurity



- Leverage the existing community and grassroots organizations and create more opportunities for them to lead
- Engage Adjacent Systems:
 - Eviction Prevention
 - Education / Internet Access
 - Economic & Workforce Development
 - Infrastructure & Transportation
 - Health care Law Enforcement & Public Safety
 - Criminal Justice

5. Expand the Access to Safe, Affordable Housing

- Increase the Affordable Housing Inventory
- Address transportation barriers
- Address connectivity barriers
- Remove barriers for justice-involved people

6. Build the Infrastructure to Support Sustainability

- Support collaboration across systems and communities
- Advocate for federal, state, and local policy change
- Determine who will be responsible for regularly reviewing disaggregated data to identify and report racial disparities?
- Keep historically underrepresented community organizations and folks with lived expertise engaged in the process
- Consistently measure and refine the work

What Conditions Need to be Present to Move Forward with Action Planning?

- There is an inclusive and representative team of people who are ready to do the work
- There is “infrastructure” in the community that ensures successful implementation, including accountability, evaluation, course correction, and sustainability

Accountability for:

- Implementing the plan in an inclusive and equitable process
- Support from CoC Leadership
- Racial equity is a core value that the CoC is willing to invest in
- Building a shared understanding and commitment
- Data reporting
- Monitoring, evaluation, and course correction
- Keeping the plan live and updated
- Partner engagement and sharing progress with all key community partners

“True accountability, by its very nature, should push us to grow and change, to transform.” - Mia Mingus



Comments & Questions?

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