



Alliance for Housing
General Membership Meeting Minutes
1.5.2022

Scribe: Julia Steinberg

Attendance: Audrey White, Holly Gauthier, Ashley Burton, Julia Steinberg, Tiffany Jones (Alliance for Housing), Deirdre Mercer, Taylor Eberhart, Michelle Malmgren (CHN), Gina Misuraca (PATH, CHN), Rebecca Fitzgerald (HOPE), Megan LaForge, Pamela Alexander (SSVF, OLHSA), Shane Bies (Oakland County), Kesha Sawyer (Legal Aid), Allison Green (MCAH), Joseph Rusher, Amanda Cookson (Common Ground), Barbara Burke (Vincent de Paul, St. Fabian), Erinn Johnson, Maria Hess, Caitlin May (Lighthouse), Tara Irwin (JFS), Mary Jo Wisnenski, Katie Montes (Mary's Mantle), Tracy Jenkins, Daija Butler

Approval of November Meeting Minutes

- Motion: Tiffany Jones; second: Holly Gauthier. Unanimous approval.

New Business

- Agency Presentations:
 - Mary's Mantle Presentation by Mary Jo Wisnenski, Director of Client Services, and Katie Montes, Executive Director.
 - Residential program for pregnant moms located in Southfield near 12 Mile & Telegraph.
 - Houses 4 moms at a time; must be over 18, pregnant, homeless or in housing crisis. Average length of stay is 6-12 months.
 - Structured program provides safe environment with 24 hour staff, full-time case management, education/job skills, transportation to work/appointments, access to counseling, opportunities for internship/volunteering, classes for: pre-natal care, nutrition, parenting skills, budgeting, self-esteem and healthy relationships.
 - Referral number: 248-376-5338 – marysmantle.net - Contact: Mary Jo Wisneski maryjowisneski@marysmantle.net, cell: 248-890-8840.
 - Annual Action Plan update presented by Shane Bies, Manager of Neighborhood & Housing Development, Oakland County.
 - Overview of funding streams and requesting feedback/thoughts/opinions on utilization of funding streams.
 - Email feedback to Shane Bies: biess@oakgov.com.
 - Mission: Support equitable and inclusive communities.
 - Goals: preserve &/or develop quality affordable housing, support capital improvements and public service programs to meet the needs of the communities, reduce/eliminate housing discrimination, community engagement.
 - 5-year consolidated plan includes: annual action plan, annual performance report (CAPER), citizen participation plan, needs assessment, strategic plan.
 - Average estimated budgets:
 - Community Development Block Grant (CDBG)
 - Grant Funds \$5.3 million
 - Estimated Revolving Loan Fund \$1 million
 - HOME Investment Partnership Grant (HOME)
 - Grant Funds \$2.8 million
 - Estimated Program Income \$1.5 million
 - County Match \$550,000



- Emergency Solutions Grant (ESG)
 - Grant Funds \$325,000
- CDBG Urban County Partnership - CDBG budget is made up of Urban County funds (52 CVT) and Pontiac (joint agreement) funds
 - 20% administrative costs
 - Remainder is split 2/3 to communities (including Pontiac) and 1/3 to Home Improvement Program.
 - Communities determine their own CDBG eligible projects to benefit low income residents/neighborhoods such as: public facility improvement, public services, code enforcement, demolition, etc.
 - Home Improvement Program (HIP) serves 56 communities.
 - Available to income qualified homeowners of single-family owner-occupied units and owner occupants of attached single family rental (2-4 units).
 - 0% interest deferred loans – average loan \$21,000.
 - Generates \$1M annually in Revolving Loan Fund for home improvements.
- HOME Investment Partnerships Program (HOME)
 - Oakland County maximizes HOME funds as a HOME Consortium defined as: 53 County CDBG Program Communities PLUS, 3 independent CDBG Entitlement Communities (Farmington Hills, Royal Oak, Southfield), Oakland County is the Lead Entity to administer HOME on behalf of all 56 CVTs.
- HOME Funding
 - Home Improvement Program = 35%
 - Rental Gap Development/Preservation Gap Financing = 35%
 - Community Housing Development Organization (CHDO) Activities = 20%
 - Administration = 10%
- Emergency Solutions Grants (ESG)
 - ESG Funds Support Eligible Activities (short term rental assistance, supportive services for prevention and rapid rehousing, emergency shelter operations and services, transitional housing services)– 85%
 - Data Collection (HMIS) – 7.5%
 - Administration – 7.5%
- Alliance Board Positions
 - Alliance Board elected Jill Anderson as Secretary and Anne Harpe as Treasurer.
 - General Membership approval: Taylor Eberhard motion to approve, Tiffany Jones second. Unanimous approval.
- Point in Time Count - January 26, 2022, 7pm-11pm.
 - Alliance providing PPE for volunteers.
 - Actively recruiting volunteers.
 - For more info and to register: <https://www.oaklandhomeless.org/point-in-time>.

Committee and Workgroup Reports

- Alliance Committee Summary Reports and Financials – Group reviewed.
 - Send questions to [Leah McCall](#).
- Chronic Numbers & Veteran Numbers presented by Holly Gauthier.



- January 1, 2021 through December 31, 2021:
 - Total Disposition Referrals in 2021: 471 (198 active)
 - 99 chronic, 68 non-chronic 12+ months, 304 other.
 - HMIS Breakdown in 2021: 238 total housed.
 - 31 in Permanent Supportive Housing, 207 in Rapid Re-Housing.
 - Shelter List Breakdown in 2021: 159 total referrals (81 active).
 - 34 housed, 51 deactivated.
 - Veteran BNL Breakdown in 2021: 41 total referrals (12 active).
 - 8 housed, 20 deactivated.
- We are working on connecting with landlords with rent reasonable units willing to work with programs.
- Veteran Updates (SSVF and BNL) presented by Megan LaForge.
 - Shallow subsidies program started November 1st and pays 50% of rent reasonableness for veterans and increased max allowable hotel stay to 60 days, but trying to utilize shelters first.
 - Increased general housing stability cap from \$1,200 to \$1,800.
 - Monisha Scott is the New Coordinated Entry Specialist.
 - Pamela Alexander is the new Program Manager at OLHSA.
- PATH Team- Outreach Calendars.
 - Updated monthly on website: <https://www.oaklandhomeless.org/path-street-outreach-calendar>.
 - Email [Gina Misuraca](mailto:Gina.Misuraca).

Old Business

- CERA
 - Community is receiving \$16,623,127 for CERA 2.
 - Eligibility requirements on website; changes include: providing only rental assistance (no utility assistance), income documentation needed, and ID matching address needed.
 - Contact CERA Administrator, [Tiffany Jones](mailto:Tiffany.Jones), with questions.

Adjournment

Next Meeting: March 2, 2022