

Behavioral Health Advisory Board

*Expanding Behavioral Health
Housing Opportunities*

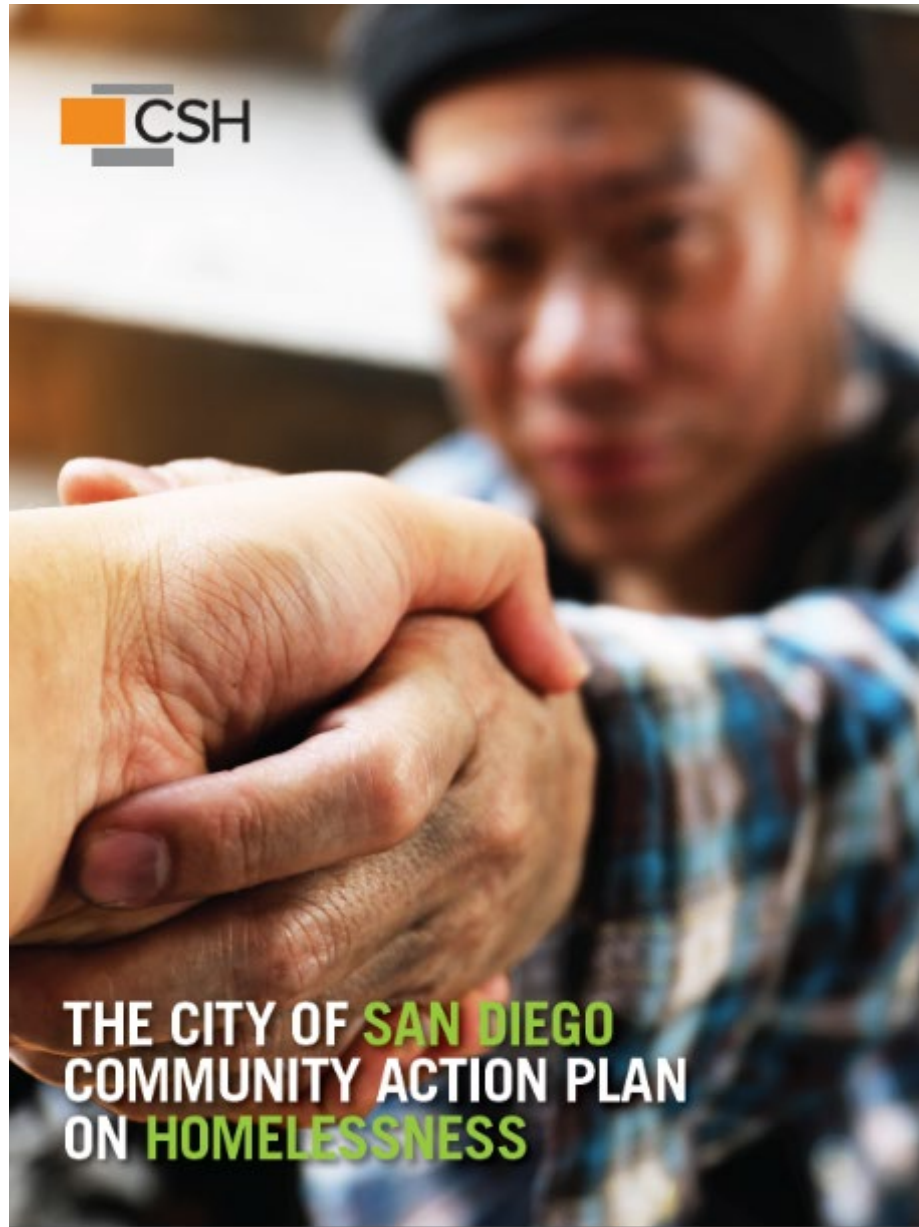
Simonne Ruff, Director, CSH

Housing Highlights

- Overview: Housing & Homelessness
- Overview: AOA Clients Receiving Mental Health Services
- Behavioral Health Strategic Housing Plan
- Creating New Homes
- Looking to the Future

Overview: Housing & Homelessness

San Diego Community Action Plan on Homelessness



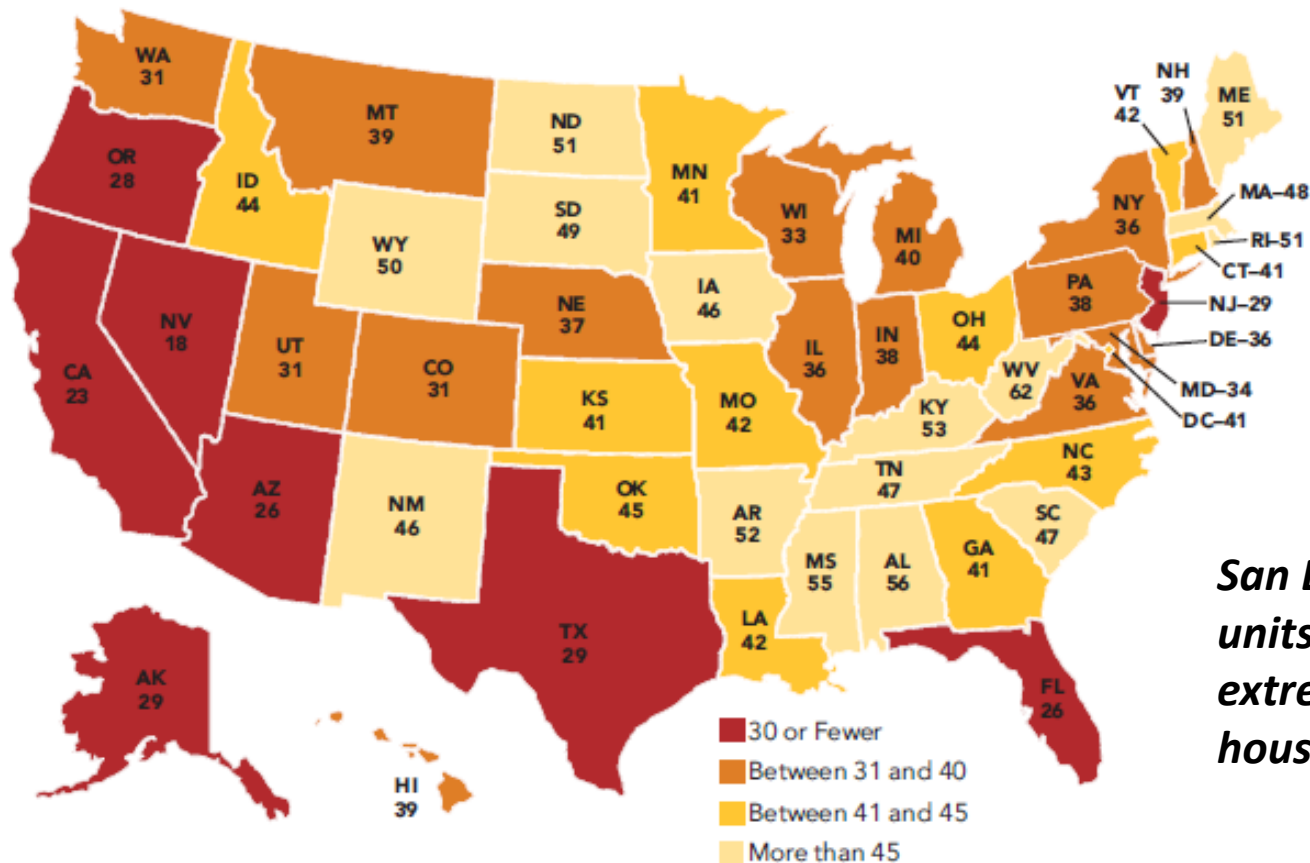
Housing Planning

- 2000 – AB34 & AB2034 initiative linking housing subsidies with services
- 2001 - San Diego County Strategic Housing Plan for Low-Income Persons with Psychiatric Disabilities
- 2006 - MHSA Housing Planning
 - Housing Planning + Technical Assistance (CSH):
 - 1st MHSA Strategic Housing Plan (2007)
 - 2nd Strategic Housing Plan (2014)
 - Planning for next Strategic Housing Plan (2021)
 - Housing Council
- Assertive Community Treatment Teams + array of housing options
 - Embedded housing supports
- MHSA Supportive Housing Developments
 - Collaboration with Housing Developers and Housing Agencies

Housing Council Vision

*Individuals with behavioral health issues
and with limited resources
in San Diego County
have a full range of choices
for safe and affordable housing
with the goal of achieving
meaningful and long term recovery*

Shortage of Affordable Homes



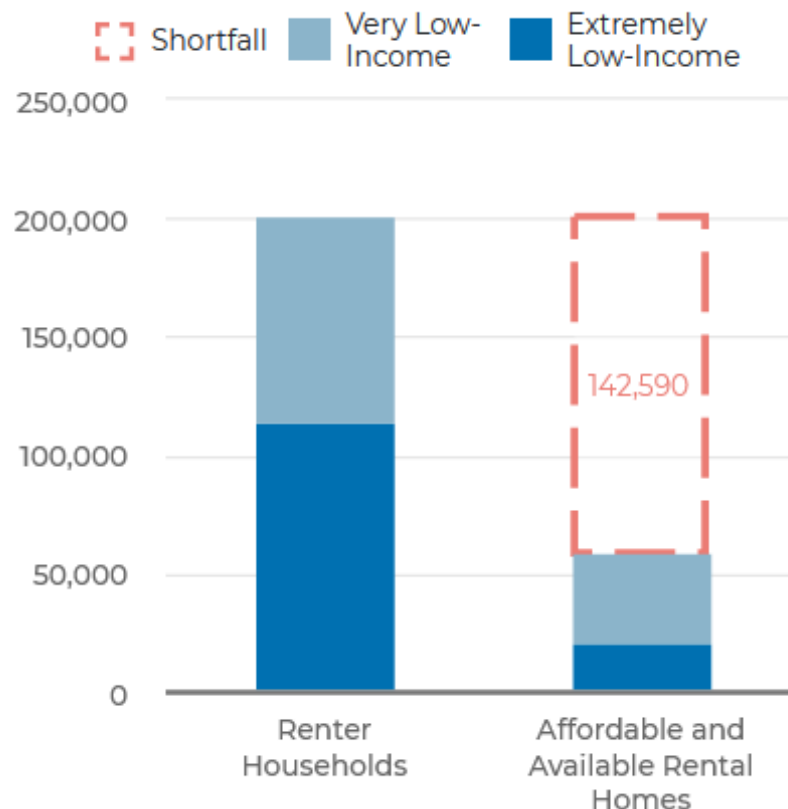
San Diego has only 19 units for every 100 extremely low income households

Note: Extremely low income (ELI) renter households have incomes at or below the poverty level or 30% of the area median income. Source: NLIHC tabulations of 2018 ACS PUMS Data.

The Housing Shortage – San Diego County

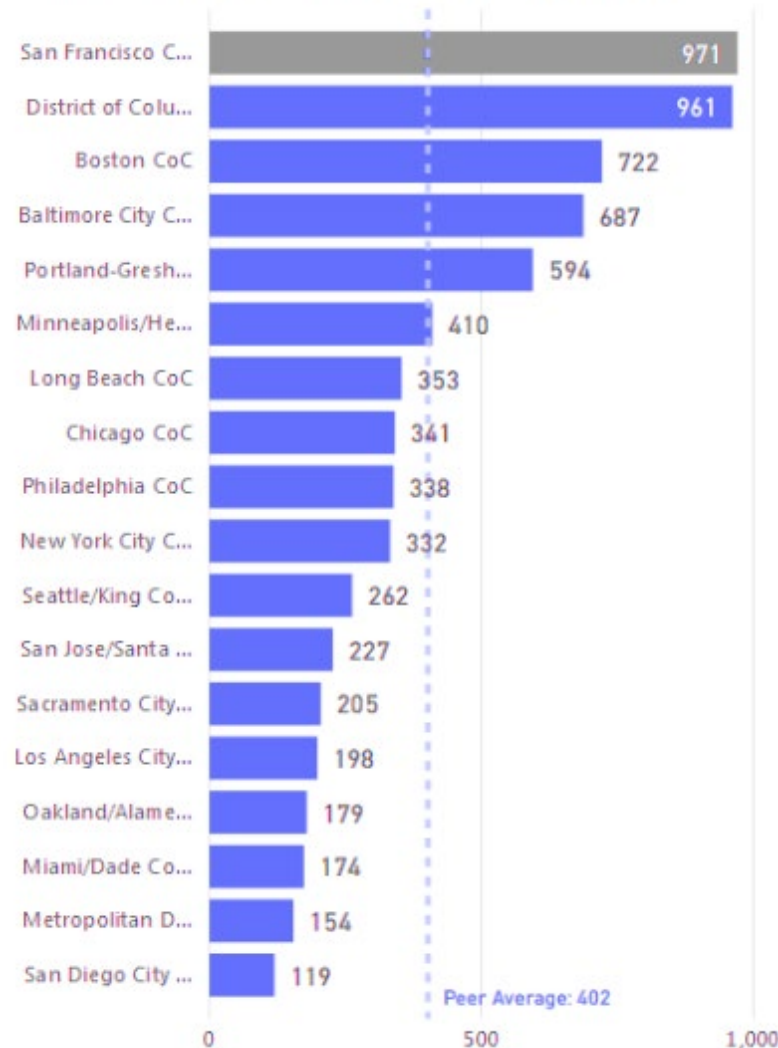
- Shortfall of 142,590 units for Very Low and Extremely Low Income Households
- Average wait time of 10+ years for a housing voucher

AFFORDABLE HOMES SHORTFALL [↓](#) [i](#)
142,590 low-income renter households in San Diego County do not have access to an affordable home.



San Diego: lowest total # of Supportive Housing units/100k residents

Total Beds or Units per 100k Residents, 2017

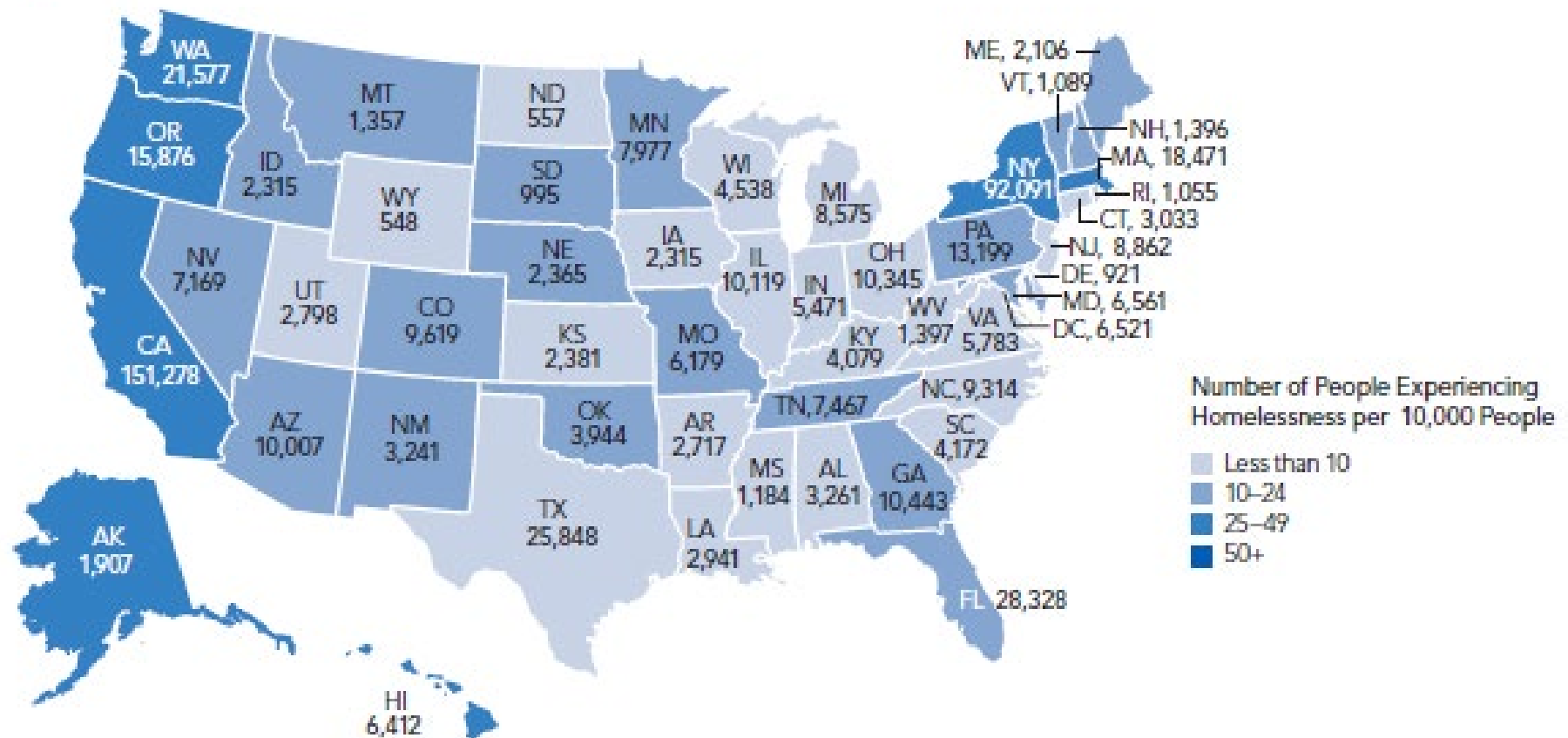


San Diego

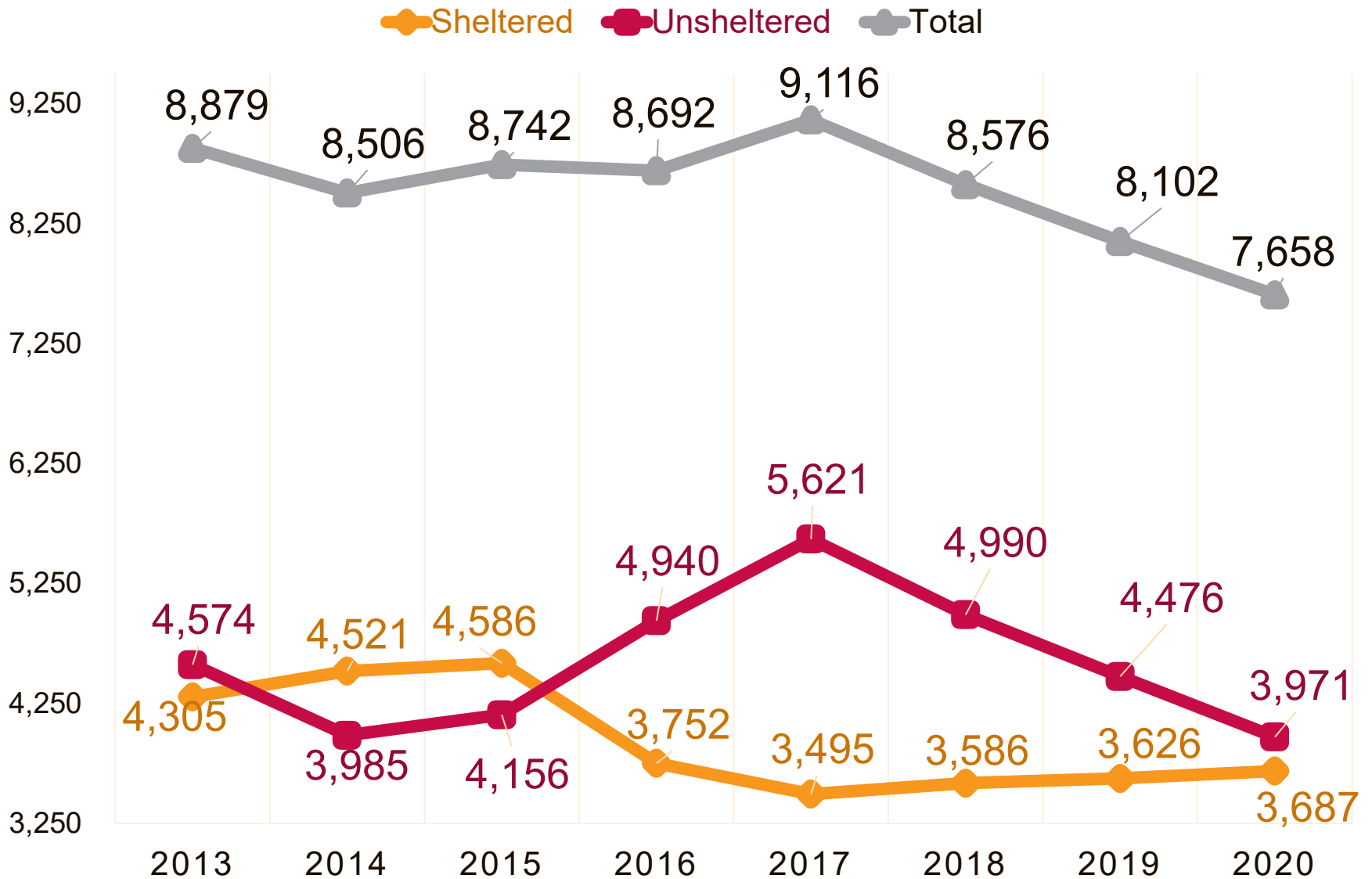
California = Greatest # Experiencing Homelessness

EXHIBIT 1.6: Estimates of People Experiencing Homelessness

By State, 2019

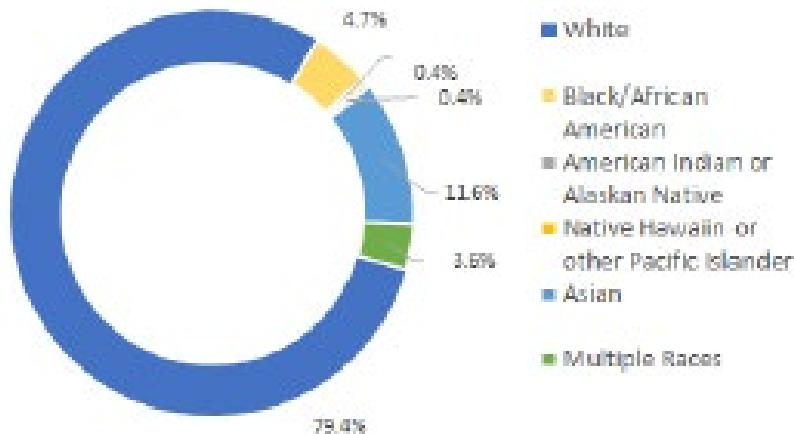


San Diego Regional Point in Time Count Data



Point in Time Count Demographics: Race

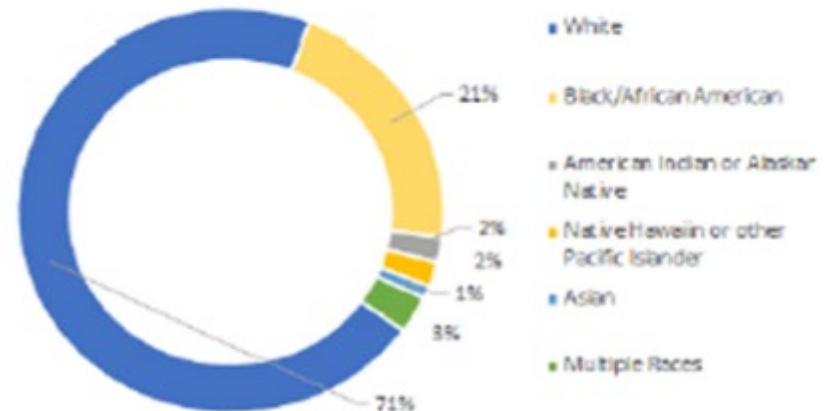
General Population *



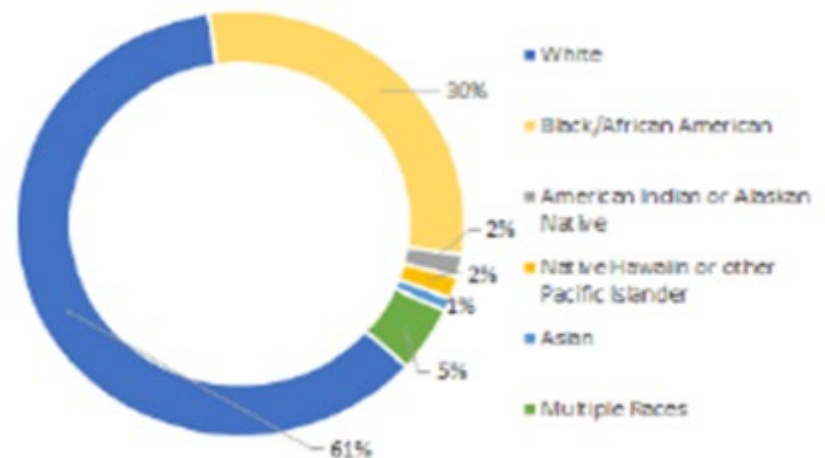
Black/African Americans are disproportionately represented in the homeless population:

- 4.7% of the general population.
- 21% of the homeless population

Unsheltered Homeless Population



Sheltered Homeless Population

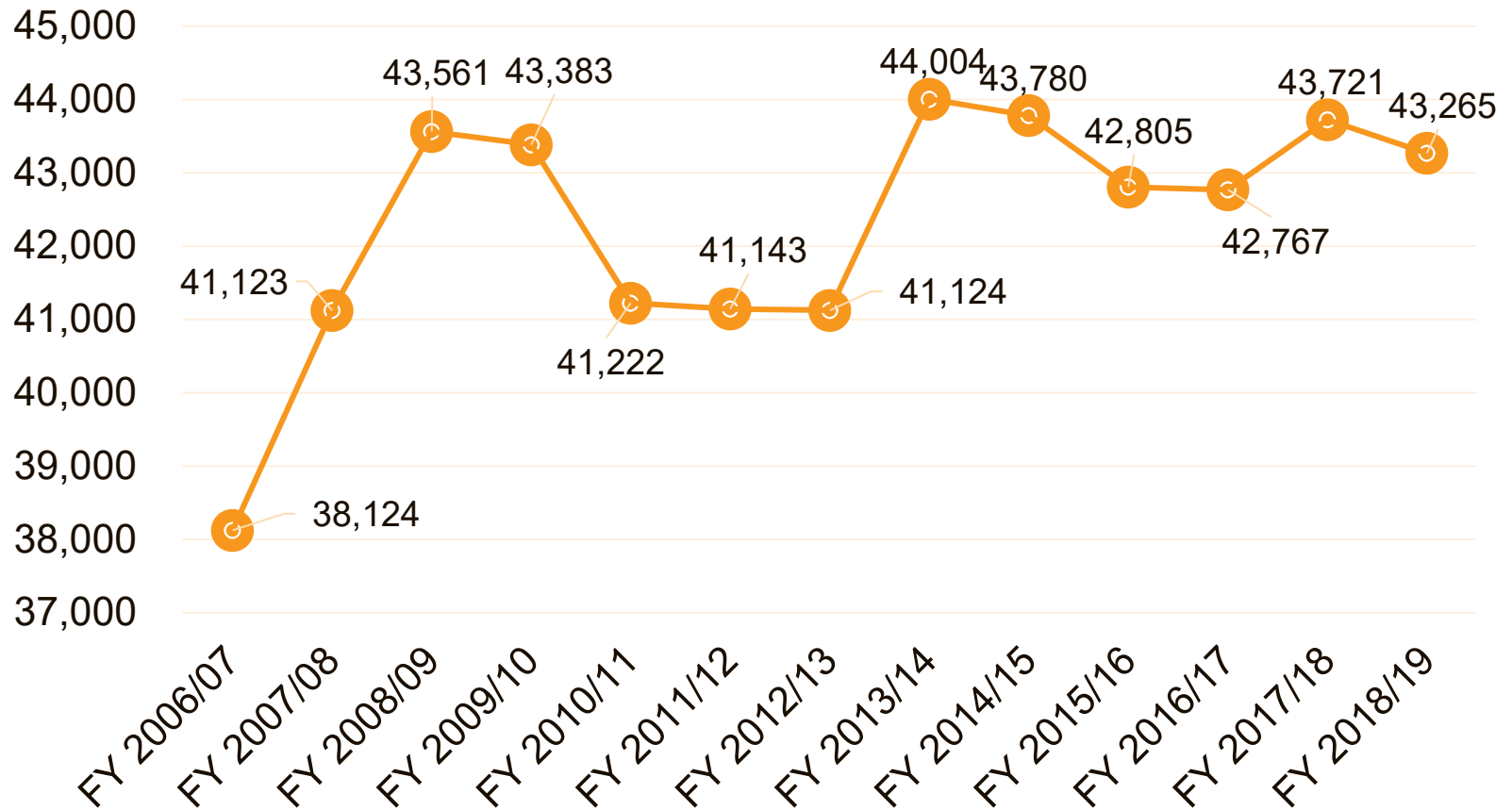


Overview:

AOA Clients receiving Mental Health Services

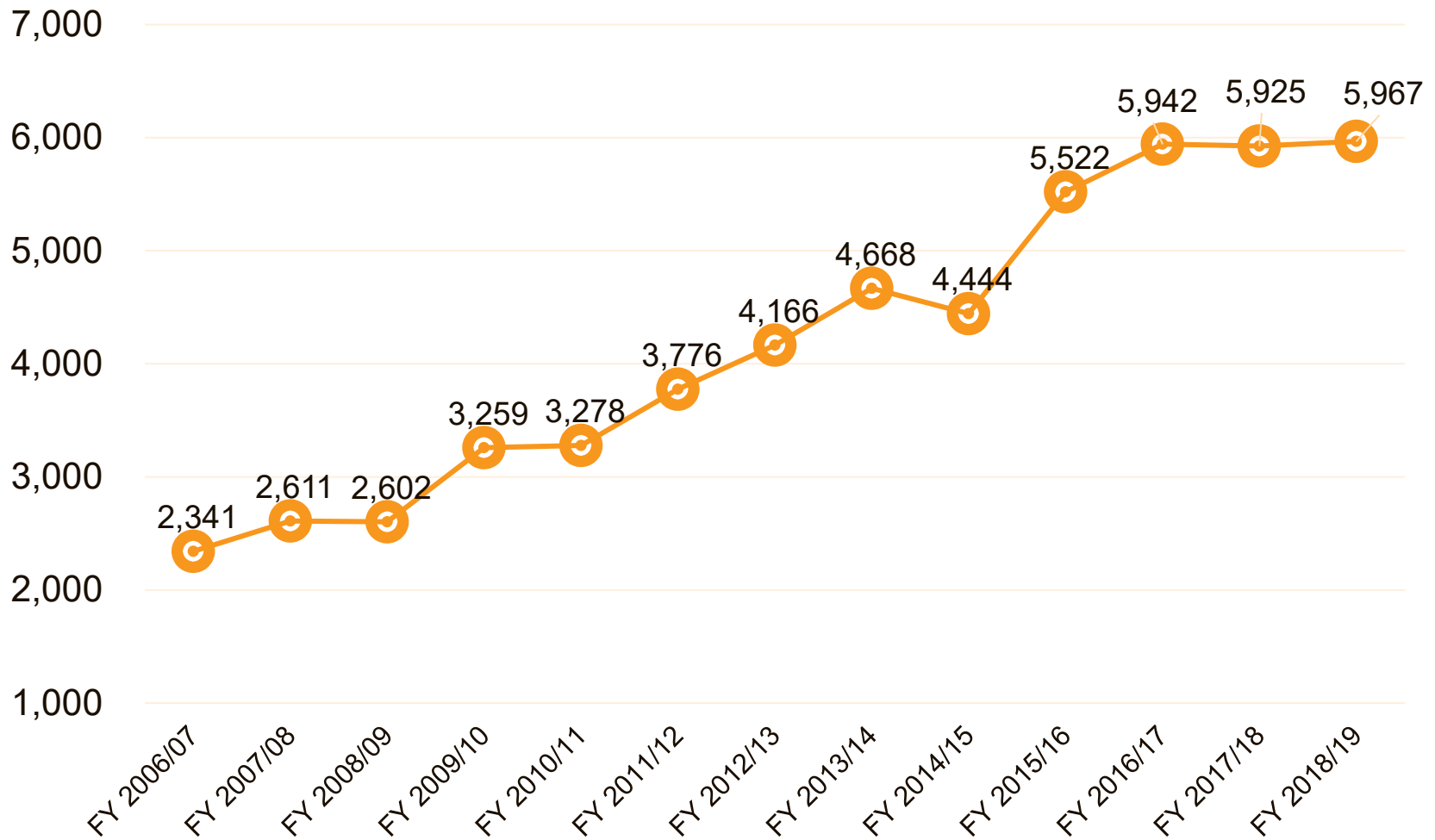
Data Source: Annual BHS Databooks

Total Adult/Older Adult Clients Receiving Mental Health Services



Source: SD BHS Databooks

Total Adult/Older Adult Clients Experiencing Homelessness & Receiving Mental Health Services



Source: SD BHS Databooks


Housing is Healthcare



- “Housing has given me time to cope with my disability and to work on my education.”
- “Housing has brought stability so that I can get back to the health issues that I have. It’s allowed me to be more well-rounded and get back to wellness.”
- “Housing has helped me with recovery and with connecting with others.”
- “Safety is one of my top priorities. I feel safe in housing.”
- “There’s a sense of security with housing. When I lie in bed at night, I have this fuzzy feeling that things are okay.”

Current Behavioral Health Strategic Housing Plan

Behavioral Health Housing Plan Goals

- 
- 1. Expand Inventory of Affordable & Supportive Housing**
 - 2. Increase Access to Independent Living Options**
 - 3. Provide Opportunities to “Move On” To More Independent Housing Options**
 - 4. Lessen Isolation and Keep People Connected to Their Communities**
 - 5. Expand Opportunities to Increase Income (Employment and Benefits)**
 - 6. Develop Improved Data Collection and Analysis Capacity**

Housing Council Work Group & Work Plan

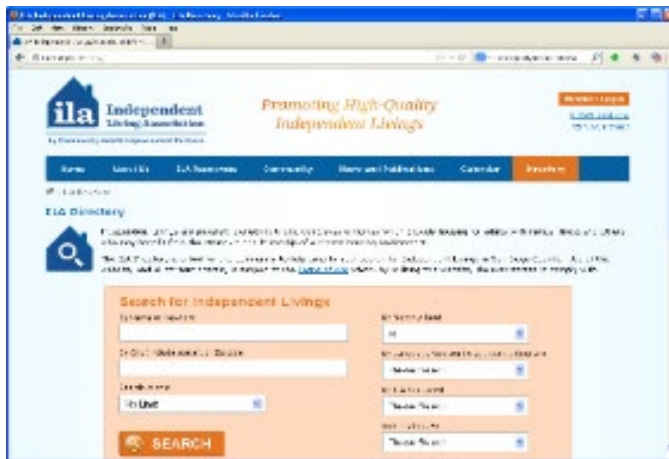
Goal 1: Expand Inventory of Affordable and Supportive Housing		Lead	Action Steps	Results to Date
Strategy	Housing Council Proposed Activities			
a. Identify additional funding sources for housing development (e.g. Section 811, waiver programs, Project Based Housing Choice Vouchers)	<ul style="list-style-type: none"> • Pass an Affordable housing and homelessness bond measure in the city of San Diego (prioritized x5) • Identify housing resources 		<p>Continue to monitor; future action by the City Council anticipated for June, 2020 or thereabouts</p> <p>Continue to monitor various funding NOFAs and share information</p>	<ul style="list-style-type: none"> • San Diego City Council approved a resolution of necessity to allow for the drafting of bond measure language for the November ballot (1/14/2020) • Bond measure drafted and approved by City Council Rules Committee; forwarded to City Council (3/2020) • Monthly information on funding sources available for housing development are identified and discussed; applications for the funding are encouraged. • Housing Funding Summary prepared; shared with Housing Council and Behavioral Health Services (March, 2020) • Bond Measure approved by San Diego City Council for the November, 2020 ballot
b. Align services commitments with capital subsidies	<ul style="list-style-type: none"> • Focus on increasing availability of project based rental subsidies • Coordinated planning with Housing Agencies in the region • Shorter housing development timelines 		<p>HHSA (HCDS/BHS) NPLH information session held on 11/5/2019 with cities and interested parties; 4 project commitments to date</p>	<ul style="list-style-type: none"> • SDHC Housing First NOFA • NPLH NOFA – 4 projects funded and in pipeline; 133 MSHA/NPLH units to be produced; 688 units total of affordable housing for low income households

- Added Goal 7: Other Housing Council Proposed Priorities

Independent Living Association



- Membership Standards
- ILA Online Directory
- Inspection process
- Trainings for owners, residents and community members
- Ordinance tracking
- www.ilasd.org



- Over 100 members
- Over 945 member beds

Recovery Residence Association

https://rrasd.org


CHIP Recovery Residence Association
by Community Health Improvement Partners


Who We Are | RRA Membership | Community Resources | Calendar | **Directory**


Promoting High Quality Recovery Residences in San Diego County

Directory
Name or Keyword

City
All Items
Type(s) of Participants Accepted
All Items

 **17**
Operators

 **42**
Recovery Residences

 **335**
Beds

STAY HOME. SAVE LIVES. #STAYHOMESD

Coronavirus COVID-19 Information
The Recovery Residence Association is closely monitoring the COVID-19 situation, and we are taking the necessary precautions to ensure the health and safety of our staff, operators, partners, and community members. Please reach out to the RRA staff for availability and any schedule/event changes, and contact your local healthcare provider or community resources such as 2-1-1 for more information on COVID-19 in your community visit our [resource](#) page or the San Diego County website: www.coronavirus-sd.com.

www.rrasd.org

Creating New Homes

MHSA Funded Supportive Housing

- MHSA Housing Program / Special Needs Housing Program (SNHP)
- Loans are to developers to fund the creation of permanent supportive housing homes for people who are MHSA eligible and are homeless or at risk (MHSA definition)
- Homes are restricted to MHSA-eligible individuals for 55 years
- Loans are administered by the State (CalHFA), supportive services provided by BHS contractors:
 - March 2008: The San Diego County Board of Supervisors assigned over \$33M to support the MHSA Housing Program
 - July 2016: The Board assigned \$10M to the Special Needs Housing Program (SNHP), which had succeeded the MHSA Housing Program
 - June 2018: The Board assigned another \$10M to the SNHP, bringing the **County's total investment to more than \$53M** to create housing that is dedicated for people who are MHSA eligible.

MHSA Funded Supportive Housing

- 21 operational MHSA/SNHP Developments: 364 MHSA homes
 - Primarily an integrated model: in developments that total 1,698 homes
- Services provided by specific BHS providers (FSP ACT; SBCM) serving TAY, adults, older adults (OA) and justice involved clients
- 5 more SNHP funded developments planned or under construction
 - 49 additional MHSA homes
- Rent is affordable for extremely low-income clients (through vouchers or operating subsidies)

Operational MHSA Developed Homes



MHSA Developed Homes – Leasing Up + Under Development



NO PLACE LIKE HOME (NPLH)

- In July 2016, Governor Brown authorized \$2 billion in bond proceeds to develop permanent supportive housing for persons experiencing homelessness with SMI/SED
 - In addition, Proposition 2 passed in 2018 with 63% approval
- Bonds will be repaid using MHSA funds
- Funds are administered locally by County Housing & Community Development Services (HCDS)
- Funds issued as loans to create supportive housing for persons with SMI/SED who are Homeless; Chronically homeless; or “At risk of chronic homelessness”
- 5 developments have received initial funding commitments, creating 148 NPLH homes, (and a total of 718 affordable homes)
- Supportive services will be provided by BHS (or contracted providers)

Looking to the Future

Opportunities & Next Steps

- State and Local Collaborative Initiatives:
 - Maximizing San Diego's competitiveness for state funding opportunities
 - Aligning with State homeless funding (Homeless Emergency Aid Program - HEAP; California Emergency Solutions & Housing - CESH; Homeless Housing, Assistance and Prevention - HHAPP)
 - Maximizing alignment with CARES resources, including *Home Key* (funding the acquisition of 2 San Diego motels)
- Local Funding:
 - Continued implementation of No Place Like Home
 - County HCDS Innovative Housing Trust Fund
 - Status of Measure A – City of San Diego Housing Bond
- Development of next BHS Strategic Housing Plan (2021)

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