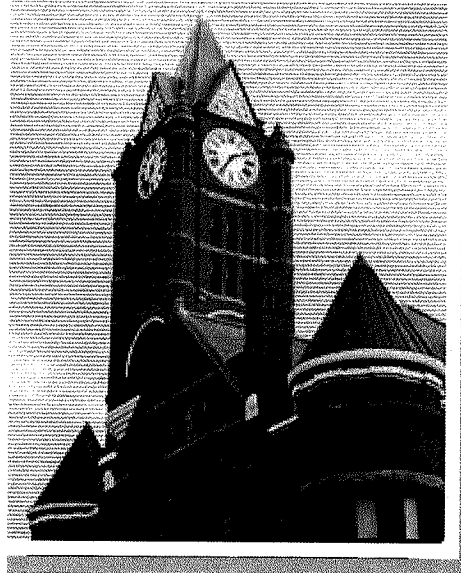


Ending Homelessness in Jefferson County WA

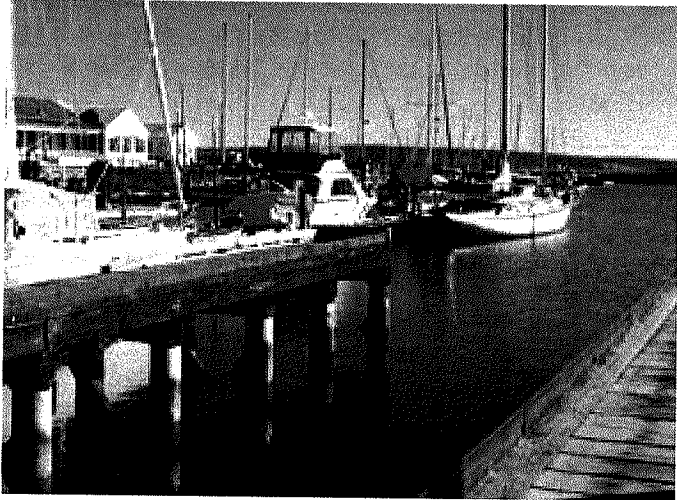


A Ten Year Plan

Draft Update Prepared for Jefferson County WA by Olympic Community Action Programs



Ending Homelessness in Jefferson County WA: A Ten Year Plan



The Purpose of Developing a Ten Year Plan

The ten year plan provides action steps, values and a timeline. The document includes both short term and long term goals with strategies by which to reach those goals. This plan is fluid and will be adjusted based on new information and achievements by the community. Contributions to this plan have been made by concerned citizens, homeless and formerly homeless people, volunteers, service providers and various departments and representatives of local governments. The key to the success of the plan will be in the participation of as many community members as possible, to include the public, homeless individuals, businesses, service groups, local government officials, health organizations, the faith-based community, law enforcement agencies and various organizations involved in dealing with issues of homelessness in Jefferson County.

In conjunction with the State and national efforts to reduce homelessness, the ten year plan provides Jefferson County with a road map that can provide indicators and goals for the community to work toward. The plan addresses reducing, as well as preventing, homelessness, and identifies challenges that the community faces while guiding us toward developing solutions to these issues.

We have the opportunity to take a proactive stance to utilize various resources in developing housing that will meet the needs of all members of our Jefferson County communities, including homeless families and single individuals.

Introduction

The original concept of a ten-year plan to end homelessness came from the National Alliance to End Homelessness; the federal Department of Housing and Urban Development accepted the goal in 2001, and by 2005 all Washington counties were required to have such a plan in place in order to be eligible for certain funding for homeless services. ***Over time, this goal has changed to one of reducing homelessness by 50% by the year 2015.***

Preventing, reducing and ultimately ending homelessness in Jefferson County will require authentic political will, community participation, collaboration and disciplined consistency over the long term to maintain the current stock of affordable housing while increasing the number of affordable units, in order to provide housing for all of our citizens, regardless of their income levels.

How Many Homeless People Are There in Jefferson County?

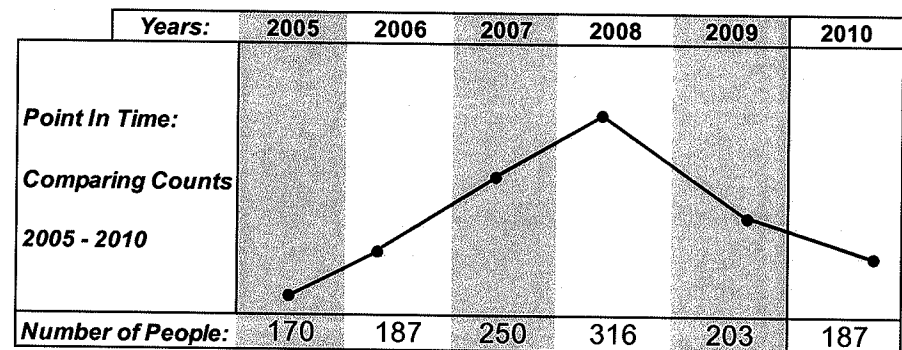
The Point In Time Count

The *Point In Time* Count of homeless persons is a federal and State initiative conducted annually in communities across the nation. Generally performed in the third week of January, the Count provides a snapshot of the number and characteristics of homeless people on a particular day and night; the climate and geography of Jefferson County make it particularly difficult to arrive at an accurate count. Thus, while the Count does not reflect the true, higher number of homeless individuals, using the same basic methodologies year to year can offer us a sense of the status of homelessness on our County.

In January 2010, the *Point In Time* Count illustrated a significant decrease in what had been a rising tide of homelessness in Jefferson County during the prior four years. Most of this reduction can probably be attributed to a State-funded rental assistance grant awarded to the County that placed 43 homeless families, comprised of 144 separate individuals, into permanent housing between July of 2008 and September of 2010.

In rural and semi-rural communities the Count may be conducted over the course of the week, in order to identify as many homeless people as possible; the Count is usually on a Thursday, yet in our area food banks are open one day per week, for example on Wednesdays in Port Townsend.

Point In Time Counts of Homeless People: Comparative Data

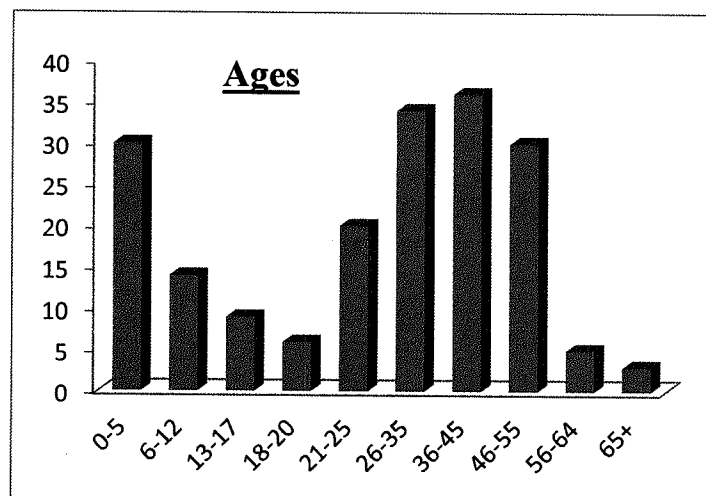
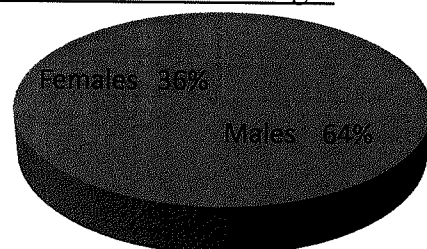


Years:	2007	2008	2009	2010
Adults	206	261	140	134
Children	44	55	63	53
TOTALS	250	316	203	187

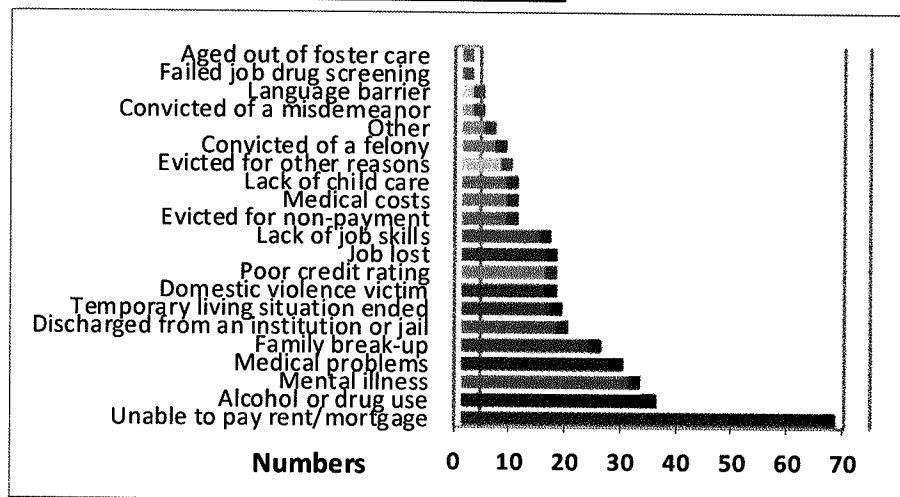
Who Are the Homeless Members of Our Communities?

Based on the January 2010 *Point In Time* Count:

Gender: Includes all ages



Reasons People Give for Being Homeless

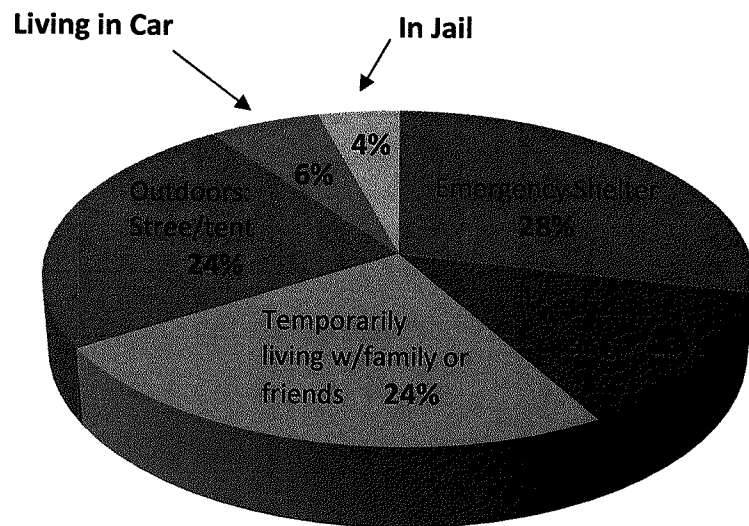


Reported Income Sources

Public assistance	45
Social Security	29
None	26
Part-time work	12
Employed at low-wage job	7
Day laborer type jobs	4
Relatives, partners or friends	3
Other (VA)	3
Unemployment insurance	2
L&I/Workman's compensation	0
Farm or other migrant agricultural work	0

NOTE: Some individuals have more than one income source

Where Homeless People Are Living (All persons)



Homeless Veterans

The January 2010 *Point In Time* Count identified 27 homeless US military veterans, or 14% of those counted. Of these 27, only 3 received any financial benefits through the Department of Veteran Affairs (VA).

However, when codifying characteristics of single homeless adults residing in a seasonal Winter Shelter in East Jefferson County, we note that of 81 total individuals served, nearly 30% were US military veterans.

Note that of the veterans in the Winter Shelter in the 2009-2010 season, 74% were disabled, yet only 9% received VA benefits.

Jefferson Co. Winter Shelter: Veterans 2009-2010		
Number U.S. Military Veterans:	23	8% (of shelter population)
Number Disabled Veterans	17	74% (of veterans in shelter)
Number Veterans with No Income	8	32%
Number Veterans Receiving Assistance from the VA	2	9%
Number Veterans Receiving General Assistance & Food Stamps *	3	13%
TOTAL:	23	

Jefferson Co. Winter Shelter: Veterans 2009-2010 Veteran's Disability Types (Does not include drug/alcohol issues)

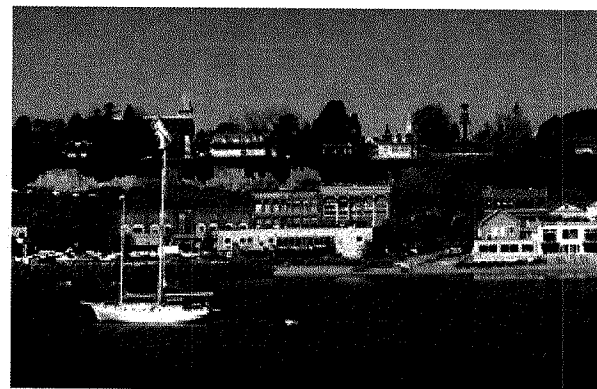
- **Physically/Medically Disabled: 53%**
- **Mental Illness: 23%**
- **PTSD: 18%**
- **Agent Orange: 6%**

Values and Principals to Guide Us

- **We endorse a *Housing First* approach to reducing and eliminating homelessness.** We understand that housing is cheaper than shelter* (for which funding is virtually non-existent). When homeless people are housed, community-shared expenses such as emergency room, law enforcement and corrections services decrease dramatically.**
- **Focus on the most vulnerable homeless populations first:** Chronically homeless people, homeless families with children, disabled individuals and senior citizens.
- **Streamline access to existing services** in order to prevent and reduce numbers of “newly homeless” people.
- **Create goals, strategies and timelines** that can utilize existing local, state and private funding to create measurable and tangible results in reducing homelessness in Jefferson County.
- **Strengthen and create partnerships in our community** that will enhance and support our goal of reducing homelessness by 50% by 2015. This will require tremendous effort and resources, and strong partnerships among government agencies, nonprofits, the faith-based community and the public at large in order to leverage funding that is available for permanent supportive housing.
- **Utilize tools of collecting homeless data and outcome data** to update and guide our plan.
- **Expand outreach and prevention services to outlying areas** in Jefferson County.

* HUD Study May 2010

** A study by Portland State University showed that homeless people spend 65 percent less time in hospitals and visited the emergency room 51 percent less once they moved into permanent supportive housing



Two Views of Jefferson County



What Progress Have We Made So Far?

Highlights: Progress Made In Ending Homelessness in Jefferson County since the original Ten-year Plan was Conceived

1) Jefferson County Winter Shelter for single adults: In partnership with COAST (Community Outreach Association Shelter Team), the American Legion Post #26 and OlyCAP, a seasonal Winter Shelter for single adults was established in the winter of 2005.

- In the first season the shelter was open for approximately 5 weeks and operated out of local Church facilities. This model served about one dozen single men.
- In the 2009-2010 season, the shelter served 81 separate individuals.
- In 2010-2011, the Winter Shelter has opened for a sixth season. The shelter operates daily from November 28, 2010 to mid-March 2011.

For each season, the number served in shelter resulted in a decreased number of those individuals sleeping in parks, cars and abandoned buildings.

2) Crossroads Transitional Housing Program: In the Fall of 2007, this 2-year housing program for homeless single adults coming directly out of in-patient programs for alcohol/drug treatment was moved from Quilcene to Port Townsend, and increased capacity from 10 bed spaces to 11. The move benefits program participants by offering more options for employment, education, public transportation and better access to other community services.

3) Northwest Passage Family Transitional Housing Program: In the Winter of 2007, OlyCAP implemented this 2-year housing program for families with children. Up to 8, 2-bedroom apartments are available for families who work with a case manager to achieve their goals of permanent housing and self-sufficiency. By addressing deferred maintenance and embedding three distinct housing programs into the building, the 18-unit facility now has a 95% overall occupancy rate, compared with an overall occupancy rate of less than 50% in 2005-2006.

4) Dove House: Domestic Violence/Sexual Assault Program of Jefferson County: This agency, which operates a 12-bed shelter for DV/SA victims, has built and operates a 2-year, 4-unit Transitional Housing Program for the populations they serve.

5) Housing Action Plan Network (HAPN): Convened in the Fall of 2006 by both the City of Port Townsend and the Jefferson County Board of County Commissioners, the group is organized to advocate for affordable housing through tapping the expertise and skills of our local governments and community residents to form innovative public/private partnerships to get the housing stock we need.

6) Increased Capacity in Ongoing Housing Programs Serving Homeless People:

The capacities at Hastings House, Pfeiffer House and Holcomb House, congregate homes for homeless chronically mentally ill single adults, increased between late 2007 and into 2008 due to implementation of property management remedies addressing deferred maintenance on some rooms, thus increasing building occupancy rates. This has resulted in opening up an average of 4 units of permanent supportive housing for this population.

7) Successful Application for State HGAP Grant (Homeless Grant Assistance Program):

On behalf of Jefferson County, OlyCAP applied for, and received, a grant in the amount of \$261,000 for a three-year pilot project, the REACH Program (*Rental Education Accessing Community Housing*) which began implementation in May 2008. Program components include a “housing first” approach to benefit homeless families; an outreach and recruitment effort to encourage local landlords and property owners to rent to referred families, with landlord cash incentives, property management and tenant-caused damage repair services provided; and a tenant education element to assist and empower families to become good tenants. The education modules include subjects such as basic housekeeping, budgeting, negotiating a lease, landlord/tenant law and home ownership.

Ongoing case management and supportive services help ensure housing retention. The project has served 43 homeless families comprised of 144 separate individuals. Unfortunately, due to the economic situation, the State Department of Commerce cut the funding for the program State-wide, and is not intending to renew it.

8) Successful Application for HPRP Grant: Project RentAssist

This small rental assistance program is funded with federal stimulus money. The one-time, three-year project began in January 2010 and serves homeless single adults, providing housing locator services with rent and deposit assistance. (OlyCAP on behalf of Jefferson County)

9) Habitat for Humanity has built over 20 homes for low-income families in East Jefferson County, some of whom were formerly homeless, and are currently engaged in a new Neighborhood Revitalization Project in the South County area.

10) A merger of the Jefferson – Clallam Housing Authorities in 2010, with Clallam County acting as the lead agency, is good news for our County. The Clallam Housing Authority has demonstrated experience in developing affordable housing, which they intend to do in Jefferson County.

11) At the urging of the Housing Action Planning Network (HAPN) the City of Port Townsend and Jefferson County have jointly explored and presented surplus City and County properties which may be appropriate for the development of affordable housing.

12) The Jefferson County Housing Authority successfully preserved 39 units of affordable subsidized housing in Port Hadlock (Garden Court Apartments).

US SOLDIERS IN AFGHANISTAN:



ARE WE PREPARED FOR THEIR RETURN?

Available Housing Assistance

Section 8:

Section 8 is a federally funded Housing Assistance Program offering rental assistance (subsidies) for Elderly, Disabled and Single Families who qualify under the very low-income guidelines.

Currently, families are eligible whose incomes do not exceed the very low income (30% of area median income based on family's size) as established by HUD.

Tenant Based Rental Assistance (T.B.R.A.):

The TBRA program is funded by the State of Washington's Community, Trade, and Economic Development Department. Currently, it is designed to provide tenant based rental assistance to homeless families with children and special needs populations. The lead Housing Authority (Clallam-Jefferson) is in partnership with the following agencies:

1. Olympic Community Action Programs (OlyCAP)
2. Jefferson Public Health
3. Dove House (Jefferson County Domestic Violence Programs)
4. Jefferson Mental Health Services

These partners provide ongoing case management, referrals, and self-sufficiency workshops for participating households.

TBRA income eligibility is 50% of HUD's median household income for Jefferson County. The client targeted groups are:

Project Based Subsidies:

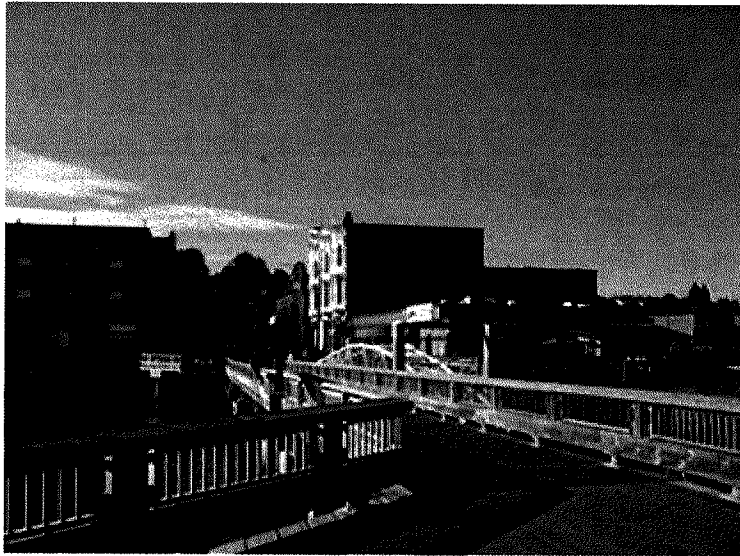
There are several low-income housing projects in Jefferson County; most of them are owned by for-profit corporations and most have waiting lists. A list will be attached to the final Plan.

HUD FY 2010 Income Limits Documentation System FY 2010 Income Limits Summary

HUD FY 2010 Income Limit Area	FY 2010 Income Limit Category (Percent of Area Median Income)	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
Jefferson County Median Income \$59,700	Extremely Low (30%)								
	Income Limits	\$12,550	\$14,350	\$16,150	\$17,900	\$19,350	\$20,800	\$22,200	\$23,650
	Very Low (50%)								
	Income Limits	\$20,900	\$23,900	\$26,900	\$29,850	\$32,250	\$34,650	\$37,050	\$39,450
	Low (80%) Income Limits								
	Income Limits	\$33,450	\$38,200	\$43,000	\$47,750	\$51,600	\$55,400	\$59,250	\$63,050

A few organizations will assist homeless people with rental assistance, pending available funding. These include, but are not limited to, OlyCAP, the Housing Authority, several faith-based groups and others.

Did You Know?



Nearly 40% of children enrolled in the Port Townsend School District are eligible for the Free and Reduced Lunch Program.

In the City of Port Townsend (Jefferson County's seat), 68% of female-headed households with children are in poverty, compared with 45% for the Puget Sound Region.

The City's percentage of senior citizens in poverty is high as well, with 15% vs. 9% for the Puget Sound region. In Port Townsend, 48% of renters pay more than 30% of their income for housing each month.

For homeless people, the current economic recession has resulted in more competition for services such as housing, food and other direct basic needs as foreclosures increase and unemployment rises. For example, food bank usage is up while donated food is down. People who previously have not sought our services are now doing so, resulting in more people in need at a time of inadequate available resources.



Elements of the Plan: A Ten-point Proposal

1. Move people into housing first.

Our entire community will benefit in many ways, including economically and in terms of public health and safety, when all members of our Jefferson County communities are housed.

2. Stop discharging people into homelessness.

When institutions like jails and hospitals discharge homeless people, they are mostly unsuccessful in linking them to appropriate services because there is a lack of permanent supportive housing available. This also applies to the foster care system, which discharges young people at the age of 18, who are at grave risk of becoming homeless.

3. Improve outreach to homeless people.

Linking homeless people to services and permanent housing will occur more quickly and effectively through coordinated outreach and engagement.

4. Emphasize permanent solutions through Innovative Partnerships.

Many homeless people are using the limited shelter system as temporary housing; many are camping outdoors, living in vehicles, living in unhealthful crowded conditions or staying in places unfit for human habitation; this includes disabled people and families with children. Together we must identify and implement remedies that place and support homeless people in permanent housing.

5. Maintain and preserve the existing supply of affordable housing.

6. Increase the supply of permanent supportive housing.

Jefferson County desperately needs supportive housing; housing that is affordable and accessible to homeless individuals and families, and which is linked with supportive services such as case management and referrals to direct basic needs.

7. Make the rental assistance system more effective.

We learned with OlyCAP's rental assistance programs that local landlords and property owners are willing to work with us on behalf of homeless people.

8. Increase economic opportunity for homeless people.

Examples of this kind of change include: Far better access for homeless people to programs and services that provide job placement, job training employment counseling and job placement. In particular we need to increase job readiness and placement programming for single homeless adults.

9. Implement and utilize new data-collection technology throughout the homeless services system.

10. Identify and fill gaps in the system.

In addition to the housing that is needed for all segments of the homeless population, examples of gaps we need to address include: More services for homeless children and youth; better access to healthcare; increased opportunities for in-patient treatment for alcohol and drug users who want treatment; access to mental health treatment regardless of insurance conditions or ability to pay; affordable childcare; services for veterans; better coordination with schools systems; and many others.

How Do We Get There, and What is Our Timeline?

Here's Where You Come In...

Looking at the Elements of The plan on the preceding page, please let us know what you/your agency/organization can do to address any of the points 1 through 10. Some examples of planning in progress can be seen below:

1. Move people into housing first.

WHO/WHAT/WHERE/WHEN:

Housing Authority/OlyCAP/Other partners:

Develop a Permanent Supportive Housing project in East Jefferson County within the next five years.

2. Stop discharging people into homelessness.

WHO/WHAT/WHERE/WHEN:

This will be a multi-partner approach linked with housing that will require the participation of healthcare, corrections, mental health and housing providers.

3. Improve outreach to homeless people.

WHO/WHAT/WHERE/WHEN:

Both Habitat for Humanity of EJ County and OlyCAP are planning/performing outreach initiatives in the South County area.

What can you/your agency/your organization do?

4. Emphasize permanent solutions through Innovative Partnerships.

WHO/WHAT/WHERE/WHEN:

Identify the plan element(s) that you/your agency/your organization wish to explore and work on. Try to answer the Who/What/Where/When question.

5. Maintain and preserve the existing supply of affordable housing.

WHO/WHAT/WHERE/WHEN:

We need either a working committee for this, or perhaps HAPN can make this goal a priority. We can supply a list of properties that are currently at risk.

6. Increase the supply of permanent supportive housing.

WHO/WHAT/WHERE/WHEN:

See Plan Element # 1. We need more than one housing project. Think about mixed-income housing, or setting aside a unit or two in new building projects. With community support and the political will of local governments, we can do this. Share your ideas!

7. Make the rental assistance system more effective.

WHO/WHAT/WHERE/WHEN:

OlyCAP will continue to provide rental assistance pending funding availability. What can you/your agency/your organization do?

8. Increase economic opportunity for homeless people.

WHO/WHAT/WHERE/WHEN:

State Employment services/WorkSource need to come to the table. Services must be accessible and more useful to homeless people. Entrepreneurial projects and job readiness programming need to increase to meet the needs of homeless members of our communities.

What can you/your agency/your organization do?
Please share your ideas!

9. Implement and utilize new data-collection technology throughout the homeless services system.

WHO/WHAT/WHERE/WHEN:

State Department of Commerce has implemented the HMIS Data base (*Homeless Management Information System*) and It should be a goal for all homeless service providing partners to participate in entering non-confidential data into the system within the next five years. This can possibly be accomplished with help from current users of the database.

10. Identify and fill gaps in the system.

WHO/WHAT/WHERE/WHEN:

See Plan Element number 10. What are other gaps in service and what can you/your agency/your organization do?



Here's a Handy Form for You to Use:

Plan Element 1

Who? _____

What? _____

Where? _____

When? _____

Plan Element 2

Who? _____

What? _____

Where? _____

When? _____

Plan Element 3

Who? _____

What? _____

Where? _____

When? _____

Plan Element 4

Who? _____

What? _____

Where? _____

When? _____

Plan Element 5

Who? _____

What? _____

Where? _____

When? _____

Plan Element 6

Who? _____

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Where? _____

When? _____

Plan Element 7

Who? _____

What? _____

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Plan Element 8

Who? _____

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Plan Element 9

Who? _____

What? _____

Where? _____

When? _____

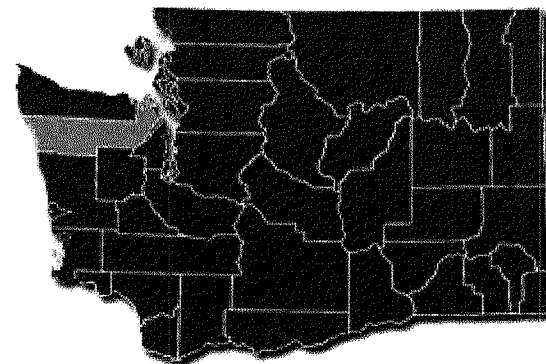
Plan Element 10

Who? _____

What? _____

Where? _____

When? _____



What other ideas do you have? And/or, what are you already doing? Please share your progress and ideas!

We Can Do This!

We will distribute this draft to homeless people, service providers and representatives of local government.

We ask you to please share your ideas and return them to OlyCAP By February 1st at the latest.

Please return to:

**deForest Walker
Director Housing Services
Olympic Community Action Programs
803 W Park Ave
Port Townsend WA 98368
360-385-2571 ext. 6301
Email: dwalker@olycap.org**

All feedback, input and suggestions will be folded into a five-year Plan with timelines. At the very least, we CAN reduce homelessness in Jefferson County by 50% by 2015.

Thank you for your participation!