



EASTERN SIERRA CONTINUUM OF CARE (CoC) MEETING

November 13, 2023, 1:00-2:30 PM

Inyo County Health and Human Services

Zoom: **Join on your computer** <https://us06web.zoom.us/j/83070482119>

Meeting ID: **830 7048 2119** Passcode: **547199** Call in: +1-669-444-9171

AGENDA

Public Notice: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact Inyo County HHS (760) 873-3305. Notification 24 hours prior to the meeting will enable Agency staff to make reasonable arrangements to ensure accessibility to this meeting.

1.0 Call Meeting to Order and Introductions

Members: Anna Scott, Amanda Greenberg, Jennifer Kreitz, Kris Kuntz, Patricia Robertson

Absent: None

Other: Amy Wyatt, Morningstar Willis-Wagoner, Monica Kyle, Isaiah Rich, Melissa Best-Baker, Danielle Murray, Rebecca Samaha, Francie Avitia, Kara, Olya Egorov, Tyrone Grandstrand, Sara Alden, Scott Thurmond

2.0 Public Comment: This time is set aside to receive public comment on matters not calendared on the agenda.

No Public Comment

3.0 Membership Updates (Informational): Receive information on Nichole Williamson's resignation from the Governing Board.

Ms. Scott confirmed with Ms. Williamson that she has officially resigned from the governing board. Ms. Williamson indicated interest in replacing her with someone from Alpine County. Ms. Kreitz asked how many vacancies are available. Ms. Scott believes there are 10 or more spots total but is unsure of the exact number at the moment.

4.0 Approval of Minutes (Action Item): Review and consider approval of draft minutes from September 11, 2023

Ms. Kreitz requests her name be fixed to be spelled "Kreitz" and not "Krietz."

Ms. Kreitz made motion to approve and was seconded by Ms. Greenberg

Ayes: Ms. Scott, Ms. Greenberg, Ms. Kreitz, and Mr. Kuntz

Nayes: -0-

Absent: Ms. Robertson

5.0 FFY 2023 CoC Program Competition (Informational Item): Receive an update on the 2023 CoC Program Competition grant application.



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Ms. Scott provided an update of the HUD Program Competition grant application. This year's program competition was for \$50,000, a significant increase from last year. The program competition application was submitted on 9/28/23. Ms. Wyatt says there is no update as of yet. One agency, Eastern Sierra Community Housing (ESCH), was recommended for funding. Awards will be announced around March 2024. Ms. Scott recognizes significant support from Ms. Wyatt and Mr. Rich-Wimmer of Thurmond Consulting, and thanked those who sat on the ranking and ratings subcommittee.

6.0 ESG Application Submission (Action Item): Request Board ratify approval and submission of 2023 ESG Balance of State Recommendation Package.

Eastern Sierra Community Housing applied for the non-competitive ESG balance of state funding for rapid rehousing. Due to timelines and because there was no CoC meeting last month, Ms. Wyatt signed off on a letter of support. Ms. Wyatt states that the application was due on 10/15 and was for the Noncompetitive Rapid Rehousing portion. Funding is guaranteed. This grant program is very competitive, and it was recommended that ESCH only go for the noncompetitive allocation. Ms. Scott asked for ratification of the letter of support that was submitted on behalf of the ESCoC in October, 2024.

Ms. Kreitz made motion to approve and was seconded by Ms. Greenberg

Ayes: Ms. Scott, Ms. Greenberg, Ms. Kreitz, and Mr. Kuntz

Nayes: -0-

Absent: None

Recuse: Ms. Robertson

Mr. Kuntz asked if the program is for all three counties (Inyo, Mono, Alpine) and how many households it would serve. Ms. Wyatt says it will serve the entire region and approximately 12 households.

7.0 HHAP 1 and 2 Update (Informational Item): Receive an update on the transfer of HHAP 1 and 2 funds from IMACA to Inyo County to be administered on behalf of the ESCoC.

IMACA has sold the Navigation Center building on South St. in Bishop that was originally purchased using HHAP funds and Inyo is seeking direction from CalICH to see if the HHAP 1 and HHAP 2 agreements need to be modified to account for the proceeds from sale. Ms. Kreitz states that \$416,320 are the proceeds of the sale price. Ms. Scott says the purchase amount was less than that. Ms. Kreitz asks if Clark Street was purchased with HHAP funds. Ms. Scott says not with this funding stream. Ms. Scott states that IMACA recently completed a full audit and found that there are additional HHAP expenses to claim prior to transferring the balance of HHAP 1 and HHAP 2 to Inyo. Ms. Scott indicated that Inyo is also seeking clarification from CalICH on next steps to transfer the balance of HHAP 1 and 2 funds.



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Mr. Rich-Wimmer says Thurmond consulting will be preparing the HHAP 1-4 reports by 12/15/23 and will need data from Inyo. Will be touching base with Ms. Scott shortly.

Ms. Kreitz clarified that the ESCoC has approved allocation of funds for HHAP 1 and 2, but the allocations did not include the proceeds for the sale of the Navigation Center. Ms. Scott states that Inyo County recently met with IMACA and now needs to meet with Cal ICH to see how agreements need to be modified. She can make a request that any offset will come out of proceeds from sale of property, so we don't have to revisit what we already allocated. Inyo is hoping to have more information when we meet in December. Ms. Best-Baker says we also need to know for HHAP 1 and 2 what the final expenses were and how much was spent on youth. Ms. Scott indicates that out of an abundance of caution we assumed none of it is spent on youth. Inyo will confirm that.

8.0 MOU with Stanislaus Regional Housing Authority for Emergency Housing Vouchers (Action Item): Review and consider approval of MOU.

The memorandum of understanding (MOU) with Stanislaus Regional Housing Authority formalizes the ability to access Emergency Housing Vouchers (EHVs) and sets forth requirements for each of the agencies associated with the EHVs. Ms. Best-Baker states Wild Iris made some changes to the MOU, and Inyo County Counsel reviewed and had no issues with it. We have not had a contact at Stanislaus to begin the process of using vouchers regionally, however the MOU will be the way to start the process. Part of the agreement is asking landlords to take the vouchers instead of traditional payment.

Ms. Kreitz noticed that the contract runs through October 2024, and wants to know more about using funds within the 90–180-day period (see MOU: Goals I-II). She asked if ESCoC will get a certain number released over time that need to be used. The MOU also says EHVs will continue to be available until all vouchers are used. Ms. Scott will follow up for clarification.

Ms. Greenberg states that April Powell has been one gateway for applying for housing vouchers. Ms. Egorov says she has a connection with someone at Stanislaus and has had some success with submitting the applications for vouchers. There is an application online accessible to the public; she helped a client submit one but never heard back.

Ms. Scott states more information is needed before we fully approve the MOU. Ms. Best-Baker will ask Stanislaus Regional Housing Authority if they will attend the next CoC and present material on how they see the process working. She will also clarify what April Powell's role currently is. The MOU still must go to Wild Iris after ESCoC approval.

Mr. Kuntz states that EHVs are designed so that CoC's identify who the target population is. Mr. Thurmond states they have a good amount of experience with Placer setting this up and states that depending on how the MOU is framed there may be some funding



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available for agencies that work with individuals being placed in the units to provide case management support. In Placer County, it was a flat amount per placement. Initially, in Placer, there was a weekly check-in meeting between the regional housing authority and all primary case managers to discuss individuals they were working with directly. The challenge that Mr. Thurmond noted in Placer was that it takes much longer to place people into units because of availability for housing.

Mr. Kuntz states each voucher has a chunk of dollars to help fund navigation. Anthem Blue Cross has been talking with some CoCs about leveraging some of the service dollars through CalAIM, as most recipients of EHV's are going to be Medi-Cal-eligible. The MOU outlines the requirement to provide supportive services and the MCPs can assist with linkage to Community Supports providers.

Ms. Greenberg asks if it is typical for members of housing authorities to attend CoC meetings. Mr. Thurmond says he has seen this on an as-needed basis. Mr. Kuntz says it depends on the community and the relationships. Ms. Greenberg says she would love to see more participation from Stanislaus Regional Housing Authority, and this is one way to start the engagement process. Ms. Scott. will make a request for participation.

Ms. Kreitz says some of our affordable housing projects should be low hanging fruit as landlords to accept the EHV's. Mr. Thurmond says they may be able to get the full FMR which is higher than what they are charging. Ms. Egorov indicated that Blizzard Property Management may have a few landlords who are willing to take EHV's.

9.0 Summer 2023 Alpine County PIT Count results (informational item): Receive information on the fair-weather PIT count conducted by Alpine County. Discussion regarding the potential use of this data.

Ms. Egorov provided an overview of the Alpine Point in Time (PIT) count that was conducted 10/11/23. Overall, they were able to speak to a total of 2 households to do the actual survey. Otherwise, they collected 9 households on the observation forms. If the household was not present but encampment was present, they were able to complete an observation form. Ms. Egorov thanked the CoC for the backpacks with gloves, beanies, and hand warmers that were handed out to survey participants.

Ms. Scott says HUD does not recognize off cycle counts but that the ESCoC could possibly use data in talks with the State.

Mr. Thurmond says, by statute, the HHAP program recognizes data from the January point in time count, but there may be room to have dialogue with Cal ICH to see if there would be an exception, given the extreme terrain and winter weather in Alpine County.



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Ms. Wyatt says the off-cycle count could be used in conjunction with the winter count- the State is bound by statute that they must use the PIT count. The ESCoC could propose using the winter versus summer count to show a drastic difference.

Ms. Egorov attended a rural housing summit where a representative from Cal ICH indicated that there was a conversation around using two PIT counts.

10.0 2024 HIC/PIT Count Preparation:

1. **Establish a 2024 HIC/PIT Ad Hoc committee (Action Item)** to set date for PIT count and organize activities in Inyo, Mono and Alpine.

Ms. Scott indicated that the 2024 PIT Count happens in January and the ESCoC needs to create a committee to plan activities and set a date. The count must happen the last 10 days of January.

- Ms. Greenberg, Ms. Egorov, Ms. Best- Baker, Ms. Wyatt and Ms. Ocampo will join the committee.
- Ms. Best Baker will send out something in the next week or so to organize.

2. **PIT Count kits (Action Item):** Review and consider approval for [Kit example](#) and [body wipes](#). Any other suggestions for supplies? HHIP funding is available to support the purchase of these items.

- Backpacks were done at the last-minute last year, there is funding available for counties to do something like that again this year.
- Ms. Egorov says before she organized Alpine's PIT count, she spoke with Tahoe Homeless Coalition who reached out to Bombas for a donation of socks. So, we can reach out and see if we can partner.
- Gift cards that were distributed last year were donated by a Mono County church.
- Inyo County has a software subscription for the PIT count- and will need to purchase next year's subscription.

Ms. Robertson made motion to approve the purchase of PIT County Kits and was seconded by Ms. Greenberg

Ayes: Ms. Scott, Ms. Greenberg, Ms. Kreitz, Mr. Kuntz, and Ms. Robertson

Nays: -0-

Absent: None



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- 11.0 HMIS/CES Workgroup update (Informational Item):** Review and recommend changes for CES Policy and Procedures by 11/30/23 to [Melissa Best-Baker](#) so a final draft can be considered for approval at the December, 2023 ESCoC meeting.

Ms. Best Baker provided an update: First meetings were spent talking about HIMS versus Coordinated Entry System (CES). The workgroup got the CES policy and procedure (P&P) redrafted and added some good visuals. Ms. Best-Baker asked everyone to review the draft and return comments so that the new P&P can be approved at the December meeting. The group will be working on HIMS P&Ps next. At a future meeting, we will talk about subcommittees that come out of the P&P's.

Ms. Greenberg asked how the referral overview ended up. Mono Behavioral Health has a transitional house in Mammoth and wants to put the project into HMIS so that it can be included in the HIC/PIT Count; however we do not have to use the CES for that project. There are some requirements for the Sawyer, for example, which has requirements around mental illness. We would use CES but she thinks that the language in the P&P is more strict than it needs to be to include more projects.

Ms. Egorov says that specific projects that serve different sub-populations can have their own requirements and wouldn't need to abide by what's currently described in the P&P. There should be a section clarifying that the Transitional Housing unit or the Sawyer Project will be serving specific sub populations, therefore MCBH should be consulted. For Innsbruck Lodge, the project-specific P&Ps will be reviewed by ESCoC. Each project should have its own separate P&Ps and eligibility requirements.

Ms. Greenberg asks; Say we get someone high on the priority list and you see there is a vacancy in the Wild Iris project. What is the next step? The individual housing program/provider P&Ps would come into play. Ms. Egorov says if she identifies someone, she will contact Wild Iris directly. Depends on ROI process too. Innsbruck Lodge will be a new project type under HMIS and when we place people into HMIS we will have to follow HMIS procedures.

Ms. Wyatt notes that if you have a link to the ESCoC website- you can list all agencies, that way there are no amendments to CES policy- make edits on the website with most current information.

- 12.0 Funding news:** Bridgeport Indian Colony received an award for Tribal Homeless Housing, Assistance and Prevention (Tribal HHAP) grant program for \$509,293.76. They will have to complete the contract and have until June 30, 2027 to spend the monies.
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Bishop Paiute Tribe is one of the 17 eligible tribal entities for HDAP funding for \$100,000. This includes a 1:1 match requirement.

Ms. Best-Baker states that the Bishop Paiute Tribe has had HDAP before- difference in that there is a 1:1 match requirement. Tribal entities are getting housing money and it will be important to reach out to them. We have added a new data field so that when individuals are entered into CES, we can identify which Tribe they are registered with. No Tribal agencies are using CES at this time.

Ms. Robertson says ESCH staff have been actively participating in some training courses specifically related to Tribal housing and have had some conversations around housing projects. ESCH is not an active partner, but they have some language/skills to share with Tribes when they are ready to access HMIS.

Ms. Scott would like to gather a list of contact information for local Tribal agencies. Ms. Alden will send a list of tribal contacts for Bishop Tribe.

13.0 Roundtable

Ms. Robertson provided an update on Access Apartments, stating the project has a final \$1.4 M gap in funding. Eastern Sierra Community Housing will be presenting at Mammoth Lakes Town Council on Wednesday evening and encourages anyone who supports the project to provide public comment in favor of funding the full gap. At this time, Town staff recommend funding only \$600,000 of the gap. Ms. Robertson mentioned that \$25,000 donations/contributions have been made by several private donors and agencies. CoC decided to draft a letter of support for the project to submit to Town Council.

Ms. Scott asked Ms. Greenberg for further information about The Sawyer. This project is the first phase of "The Parcel," which is an affordable housing development in the center of Mammoth Lakes. The Sawyer will contain 81 units of housing for individuals who make 60% of the area median income or below and 13 of the units will be reserved for individuals with mental illness.

14.0 Future Agenda Items

1. Governance Charter Workgroup
2. HMIS/CES Update
3. HHIP Implementation
4. Program overview from Stanislaus Regional Housing Authority
5. Accounting of Collaborative Applicant planning grants (2019-present)
6. Accounting of HHAP funds expended (Rounds 1-4)
7. Update on ESCoC Board Vacancies – pending updated Governance Charter



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15.0 Next meeting – December 11, 2023 1:00-2:30

16.0 Adjournment