

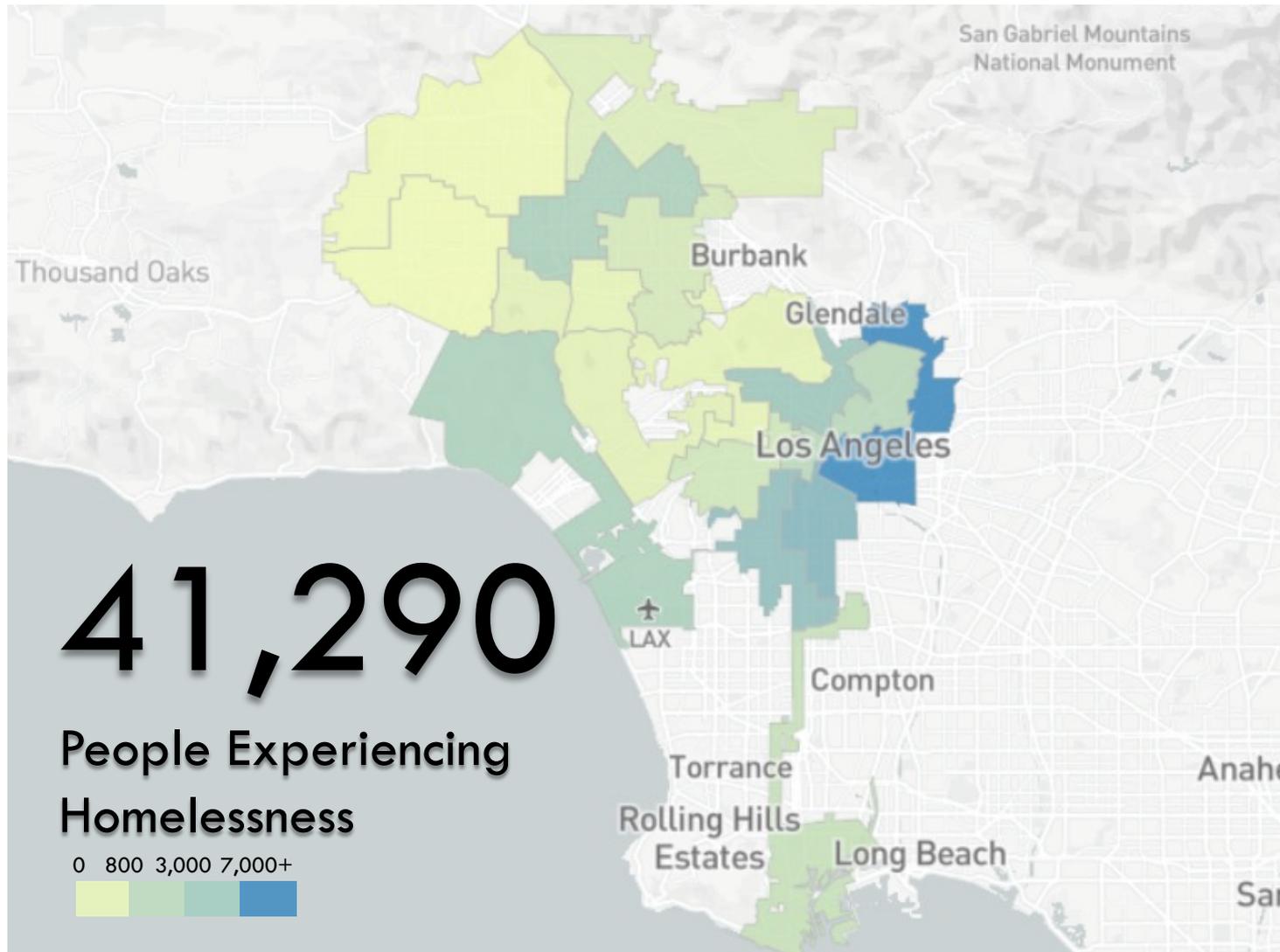


PERMANENT SUPPORTIVE HOUSING CITY OF LOS ANGELES



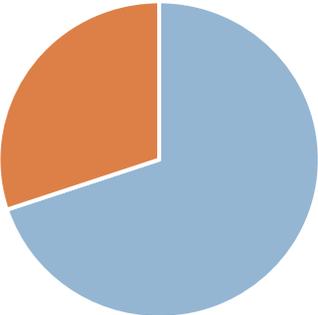
Ann Sewill, General Manager
Daniel Huynh, Assistant General Manager

2020 Los Angeles Homeless Count



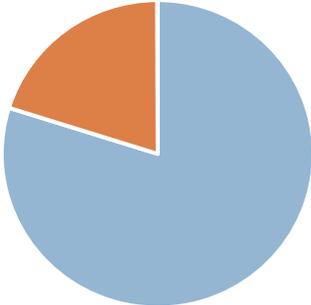
2020 Los Angeles Homeless Count

Shelter



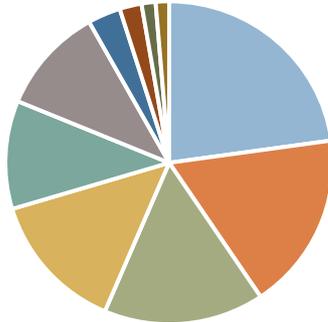
- Unsheltered
- Sheltered

Household



- Individuals
- Family Members
- Unaccompanied Minors

Subpopulations

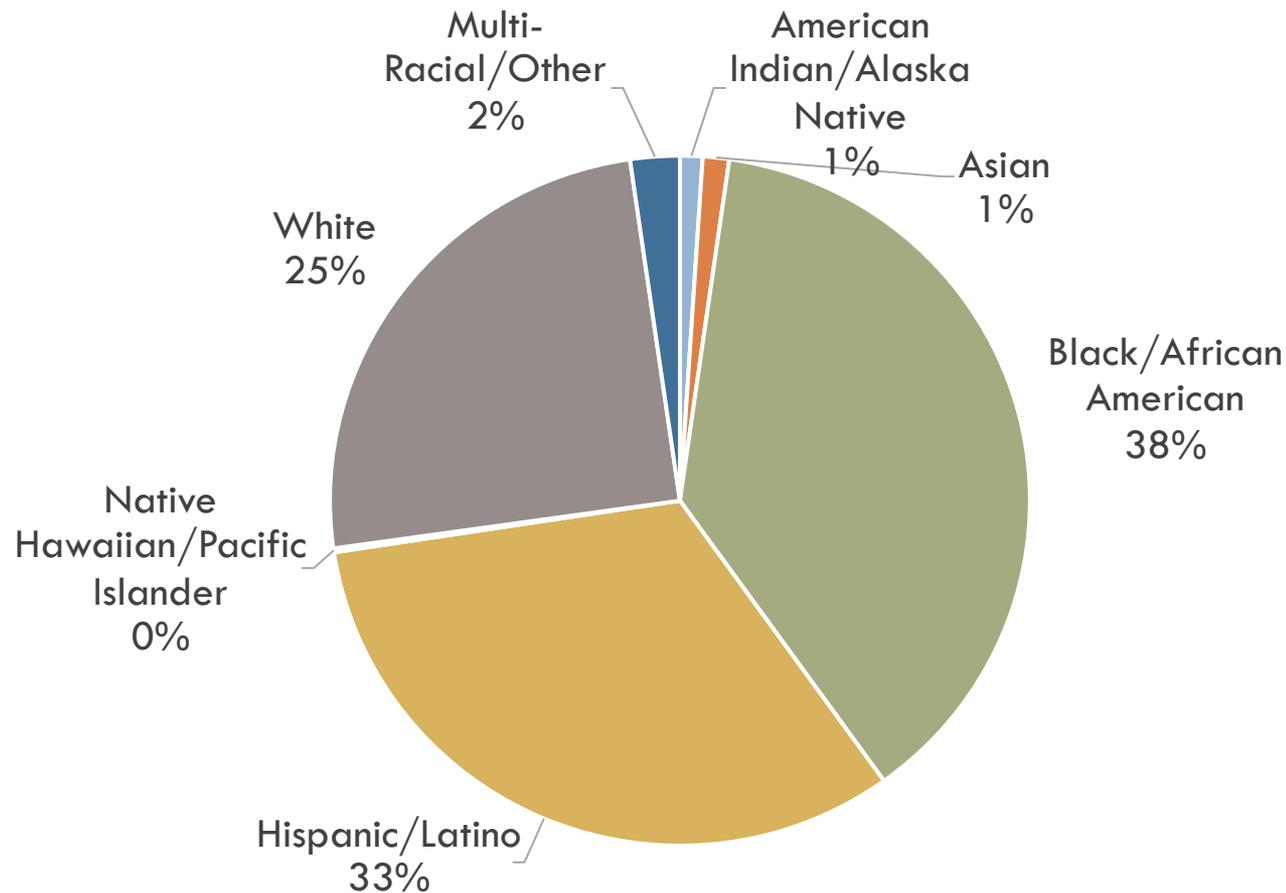


- Chronically Homeless Individuals
- Domestic Violence
- Substance Use Issues
- Serious Mental Illness
- Chronic Illness
- Physical Disability
- Veterans
- Brian Injury
- HIV/AIDS
- Chronically Homeless Family Members

Causes and History of Homelessness in California

- Closing of Publicly Funded Residential Treatment Facilities for People with Mental Illnesses in 1970s, with promises to provide care in community facilities that never were built.
- No-growth policies that suppressed housing production so Los Angeles is 500 apartment units short if what is needed.
- Rising income inequality.
- Trauma, incarceration, war on drugs, lack of family supports.

Race/Ethnicity of People Experiencing Homelessness



Permanent Supportive Housing

What is PSH?

- An evidence-based housing intervention that combines permanent affordable housing units with rental subsidies and with wrap-around supportive services for people experiencing homelessness, as well as other people with disabilities.

Permanent Supportive Housing

Who is PSH for?

Formerly Homeless People, Chronically Homeless individuals and families, and people at risk of homelessness



Permanent Supportive Housing

Why Does PSH Work?

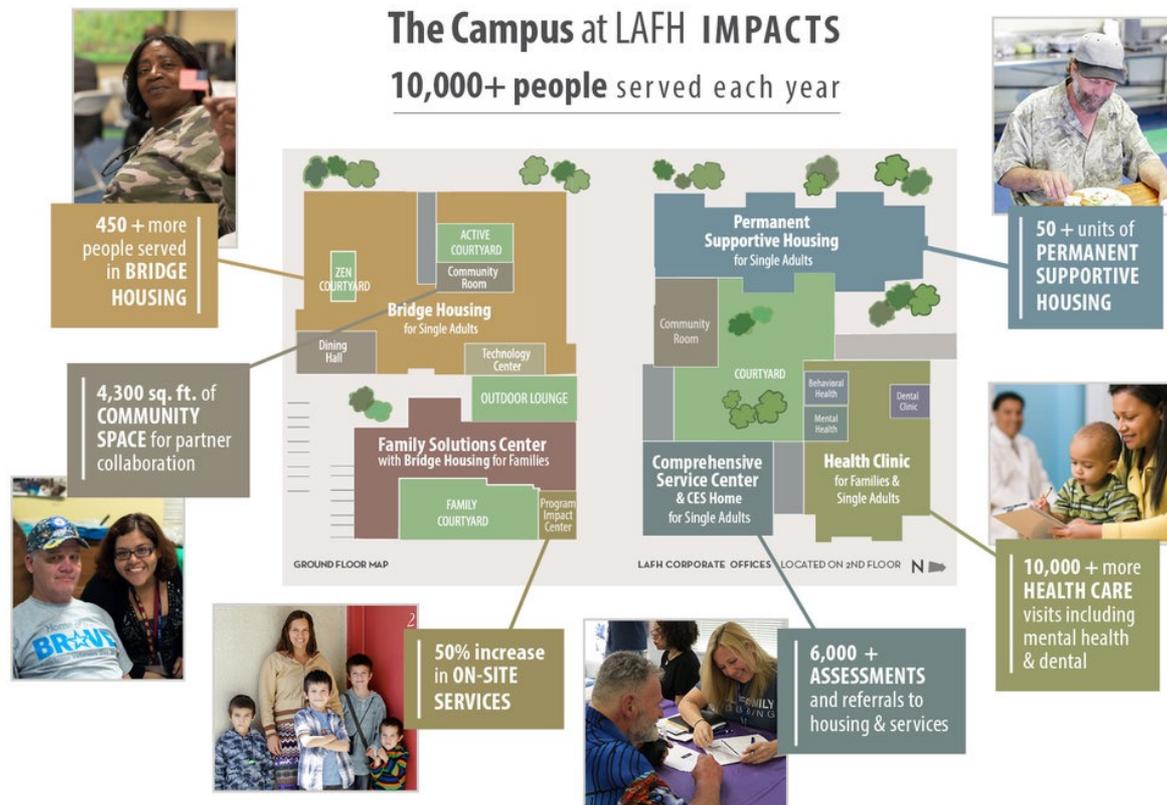
- Studies have proven that Housing First permanent supportive housing models result in:
 - ▣ long-term housing stability
 - ▣ improved physical and behavioral health outcomes
 - ▣ reduced use of crisis services such as emergency departments, hospitals, and jails.

Los Angeles Family Housing

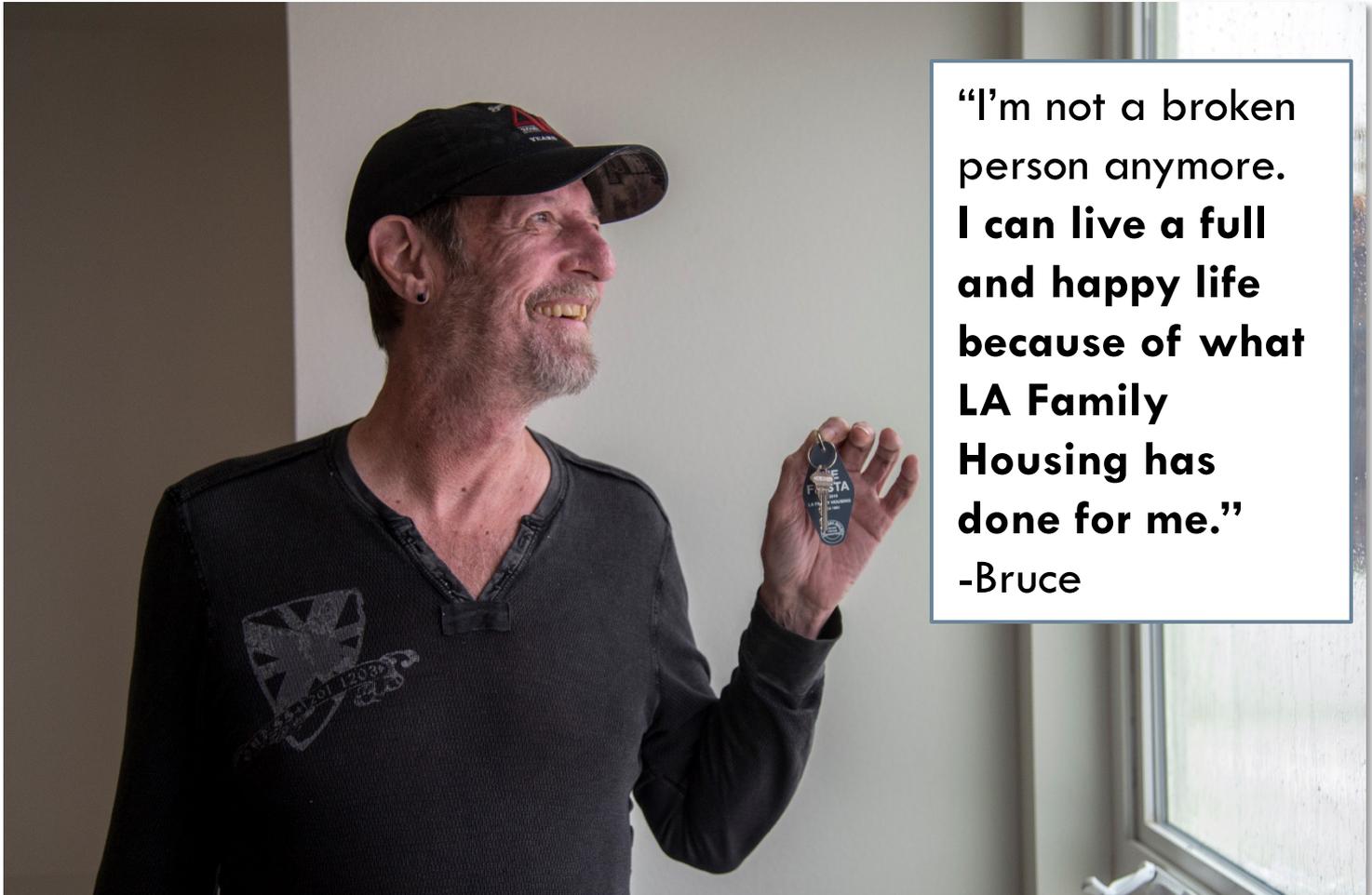
www.lafh.org

“ Our mission is to help people transition out of homelessness and poverty through a continuum of housing enriched with supportive services”

263 Participants in Project-Based Housing



PSH Resident Testimonials



“I’m not a broken person anymore. I can live a full and happy life because of what LA Family Housing has done for me.”
-Bruce

Built and Operated

	Average Cost/ Unit \$550,000
Local Funds from Voter Approved Tax Measure: \$135,000	
	State and County Funds: \$100,000
Investments Repaid through Corporate Income Tax Credits: \$220,000	
	Mortgage Repaid by Rental Vouchers: \$100,000

   	
\$1000 / unit per month <ul style="list-style-type: none">•staff, insurance, water and power, maintenance, repairs, reserves, mortgage payment paid by rental subsidies from federal government	\$450 / unit per month <ul style="list-style-type: none">•intensive case management services paid from Department of Mental Health or Health Services using federal and state dollars.

PSH OVERVIEW

Supportive Services:

- ▣ 0.50 Housing Stabilization / Service Manager per Building
- ▣ 2-3 Housing Stabilizers per Building
- ▣ 1 staff:20 clients Case Management Ratio
- ▣ 24/7 Support Coverage & Crisis Response
- ▣ Weekly Face-to-Face Engagement
- ▣ Monthly Home-Visit
- ▣ Monthly Activities On & Off-site for Tenants
- ▣ All Tenants Assessed for Benefits Increase
- ▣ All Tenants Connected to Medical & Mental Health Providers
- ▣ Weekly Project Manager / Asset Manager / Services Meetings
- ▣ Care Coordination with Other Service Providers

Service Model

- Services provided often include:
 - Individually focused service plans
 - Physical and mental health care
 - Employment and educational services
 - Community Engagement
 - Art therapy
 - Yoga / Zumba
 - STEM (Science, Technology, Engineering and Mathematics) classes
 - Financial education classes
 - Legal assistance
 - Diabetes prevention

PSH Resident Testimonials



“ I **FELT** LIKE MY LIFE
WAS GOING SOMEWHERE,
AND THAT I ACTUALLY
HAD SOME CONTROL OVER IT.
LAFH HELPED ME
GET TO A PLACE
WHERE I COULD STAND **ON MY OWN.**
THEY HELPED ME SEE MY POTENTIAL. ”

-WILLIAM

Participant pictured is not William

Tenant Selection



- Income qualifications
- Criminal Background Screening
- Typical House Rules
- Housing First policies
- Coordinated Entry System

PSH OVERVIEW

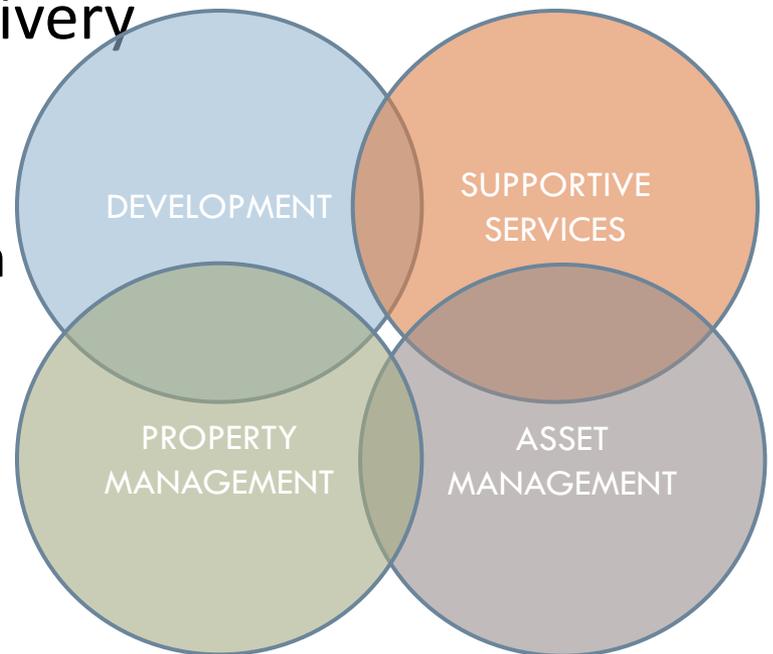
Measurement of Client Success

The ultimate indicators of the program's success are the length of time tenants remain in permanent housing, the prevention of a return to homelessness, and an improved quality of life for Tenants. Metrics include:

- Housing Stabilization: At least 90% of tenants remain in unit or exit to other permanent housing at six months and 85% after 1 year.
- Access to Housing: At least 90% of new or turnover PSH units for individuals and at least 50% of all new turnover PSH units re-dedicated to the chronically homeless.
- Increase in Benefits: 100% assessed for eligible benefits (at minimum SSI/SSDI, GR, CalWORKs, VA); of those eligible, 95% apply within 6 months; of those applying, 90% received within 1 year.

PSH OVERVIEW

- What makes PSH Service Delivery Unique?
 - ▣ Coordinated Entry System (CES) Coordination from Outreach to Housing Placement
 - ▣ Trauma-Informed Service Delivery
 - Intentional Hiring
 - Resident Advocates
 - Service Focused Project Design
 - ▣ Coordination of the “Big 4”
 - Ongoing coordination with Property Management and Asset Management.



PSH OVERVIEW

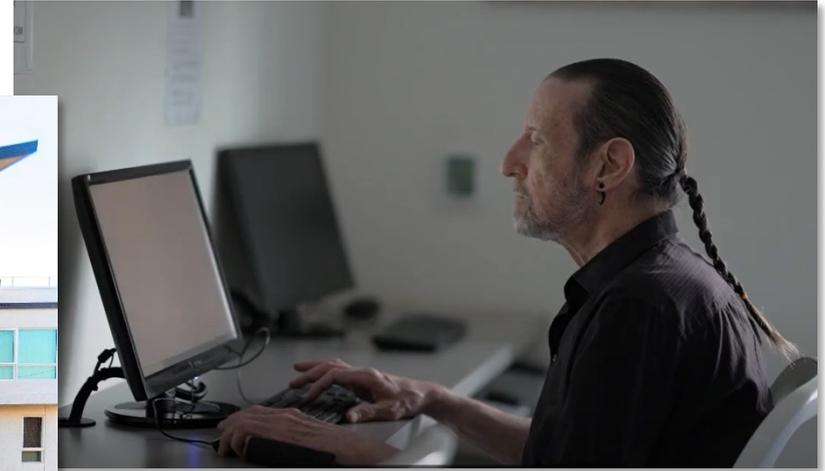
- Service Input Included in Design
 - ▣ Spaces Conducive for Optimal Safety & Service Provision:
 - Office Space Location/Design
 - Community Spaces
 - Lobby
 - Outdoor Spaces
 - Unit
 - ▣ Why Safety is so Important: Trauma-Informed Care

PSH Highlight: Palo Verde Apartments



Palo Verde provides 60 permanent supportive homes for individuals experiencing chronic homelessness who live with mental illness.

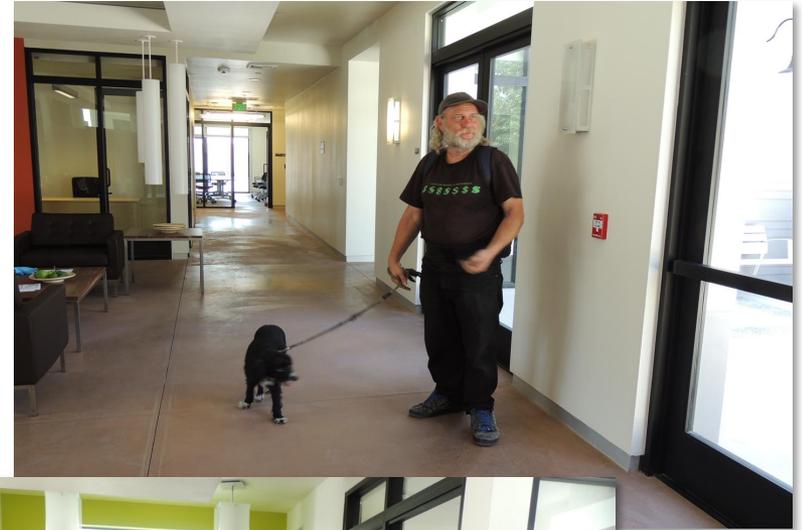
PSH Highlight: The Fiesta Apartments



The Fiesta provides 50 permanent supportive homes for individuals who have experienced homelessness.



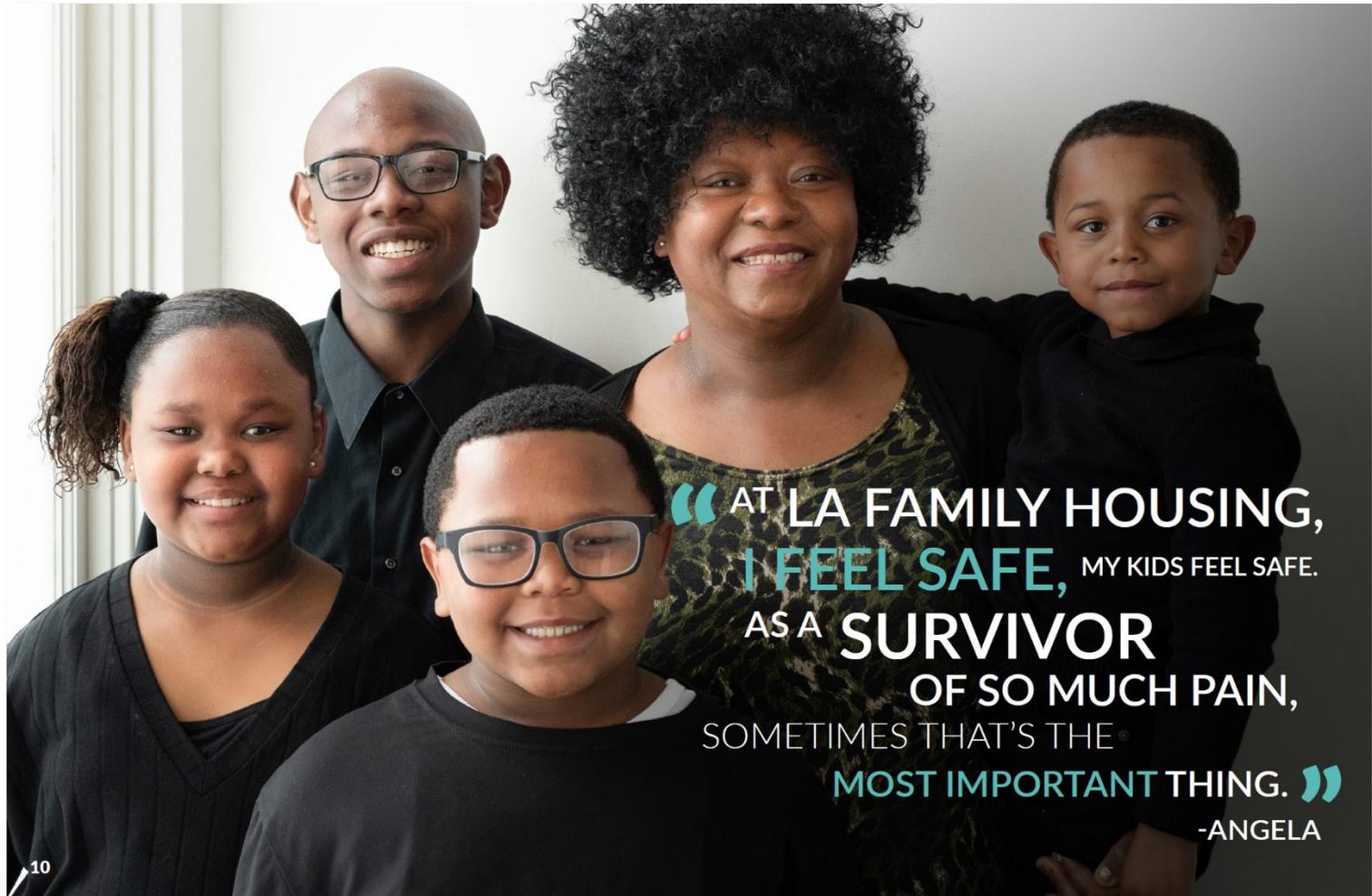
PSH Highlight: The Louis Apartments



The Louis provides 45 permanent supportive homes for individuals who have experienced homelessness.



PSH Resident Testimonials



“ AT LA FAMILY HOUSING,
I FEEL SAFE, MY KIDS FEEL SAFE.
AS A SURVIVOR
OF SO MUCH PAIN,
SOMETIMES THAT’S THE
MOST IMPORTANT THING. ”

-ANGELA

What's Next?



HHH approved in 2016:
\$1,200,000,000 to build PSH. Will
produce 12,000 units by 2025



Need another 30,000 units, or at
least another \$4,000,000 to build
enough to meet need.



Another voter initiative on the ballot
in November 2022.