



District of Columbia
ICH Strategic Planning Committee



February 23, 2021

Agenda



- ❖ Welcome and Call to Order
- ❖ Update on Trauma Informed Care System Review
- ❖ Saving DC's Rental Housing Market
 - Strike Force Overview
 - Emergency Rental Assistance Program
 - Stakeholder Discussion
- ❖ Committee & Partner Updates
 - Other Federal Funding
 - PTEH Priorities Follow-Up
 - Launch of New ICH Work Groups
 - MWCOG Regional Racial Equity Systems Analysis
- ❖ Adjournment

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- ❖ **Update on Trauma Informed Care System Review**
- ❖ Saving DC's Rental Housing Market
- ❖ Committee & Partner Updates
- ❖ Adjournment

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- ❖ Welcome and Call to Order
- ❖ Update on Trauma Informed Care System Review
- ❖ **Saving DC's Rental Housing Market**
 - **Strike Force**
 - **Emergency Rental Assistance (ERA) Program**
 - **Stakeholder Discussion**
- ❖ Committee & Partner Updates
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Saving DC's Rental Housing Market Strike Force



Composition

- Executive Members :
 - DMPED, DHCD, DCHA, DCHFA, OP, DHS, ICH, OTA, & OAG
- Legislative Members:
 - Councilmembers Bonds, Pinto and Silverman
- Public members, at least one (1) of whom shall be appointed from each of the following categories:
 - Representative(s) of membership organizations that support the housing and economic development industries; and
 - Representative(s) of housing providers; and
 - Representative(s) housing counseling organizations, tenant advocates, or tenants; and
 - Representative(s) of the financial services industry; and
 - Representative(s) of the judicial branch and legal services organizations; and
 - Representative(s) of housing policy research organization(s); and
 - Representative(s) of philanthropy.

- The Strike Force shall issue a report of recommendations and shall be submitted to the Housing Agency Partners coordinated by the Office of the Deputy Mayor for Planning and Economic Development.

The Task Before The Strike Force in Plain Language



- To come together and pool our knowledge and expertise to reach a consensus understanding of the current crisis.
- To make recommendations that will expedite and increase the effectiveness of emergency measures coming from both the government and the private sector to stabilize District tenants and housing providers.
- To make recommendations that anticipate and minimize the challenges the District will face as it transitions from addressing a rental housing emergency to a recovery.
- To make recommendations that ensure that the District rental market builds back better to provide vibrant, affordable and equitable rental housing for decades to come.

- Transition from Emergency & Remaking Landlord Tenant Policies/Practices
- 21st Century Rental Housing Reform – Rent Control
- Long Term Rental Housing Market Recovery/Growth

- Meetings Every Friday at 3:00pm w/ public comment at the end
 - Friday, February 26th
 - Friday, March 5th
 - Friday March 12th
- Final Meeting with Report due to Mayor Bowser—Mid March

Emergency Rental Assistance (ERA) Program

The District has been allocated \$200M of the \$25B Emergency Rental Assistance funding administered by Treasury. These funds are available through December 31, 2021 (unless Congress extends the deadline).

Use of Funds

- At least 90% must be used to provide rent and utility or other housing assistance (as defined by the Secretary).
- Up to 10% of funds can be used for administration and case management and “other services” to help keep households stably housed.
- Assistance can be provided for twelve (12) months, though an additional three (3) months can be provided to ensure housing stability.
- Payments are expected to go to landlords or utility companies on behalf of renters but can go to renters if landlords are unresponsive within 14 days or outreach attempts over 10 days are unsuccessful.
- Landlords are explicitly allowed to assist tenants in applying, but tenants must sign the form and receive notice of the application.

ERA Program (cont.)

Eligibility

- Eligible if one or more individuals: (1) has qualified for unemployment benefits or (2) can attest in writing that they have experienced a reduction in household income, incurred significant costs, or experienced other financial hardship due, directly or indirectly, to the pandemic;
- Must demonstrate a risk of experiencing homelessness or housing instability (rent and utility arrears are themselves sufficient)

ERA Program (cont.)

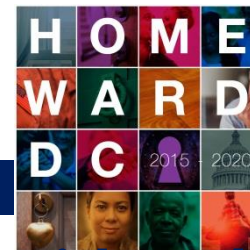
- Estimate of Rental Assistance Need (ERA funds): According to Census Pulse Survey, approximately 30K renter households have incomes below \$75K that report rental arrears. Given that not all renters will apply/be eligible for ERA assistance and that some will be served through ERAP, we anticipate roughly 17K will likely apply for ERA rental assistance.
- Overview of ERA Program: Will be administered jointly by DHS and DHCD under the leadership of DMPED and DMHHS. The infrastructure is being built to administer a single point of entry system where residents can apply for rental assistance and other eligible utilities.
- Timeline: Federal rental assistance funds are available now through our current CHAP infrastructure. Anticipate having new structures in place to begin accepting rental assistance applications for ERA by **mid-March**.
 - Based on current Treasury guidance, DC must obligate 65% of amount originally allocation (\$130M) by September 30, 2021.

ERA Program (cont.)

Stakeholder Engagement

- DHS will hold 5 stakeholder engagement sessions.
 - 1 before roll out, and 4 feedback sessions after roll out.
- Federal requirements dictate eligibility and utilization.
 - Treasury released updated FAQ on 2/22. More guidance anticipated
- Sessions with focus on providing information to stakeholders about prioritization and administration of the program and seek feedback around outreach to clients, barriers to application, and customer service.

Discussion



What recommendations would you like to ensure are considered by the Strike Force?

Possible Recommendations & Conversation Starters:

- Phase in the end of the eviction moratorium (vs hard cliff).
- Ensure plans include ways to assist with funding for “host” families.
- Consider models such as DCHFA's where landlords receive a certain percentage in rent owed in exchange for writing off the balance.
- Discuss how to handle landlords that choose not to participate in a rent forgiveness program so that tenants aren't penalized
- Make sure infrastructure is in place to get money out quickly.
- Other ideas?



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- ❖ Update on Trauma Informed Care System Review
- ❖ Saving DC's Rental Housing Market Strike Force
- ❖ Budget: Looking Ahead
- ❖ **Committee & Partner Updates**
 - **Other Federal Funding**
 - **PTEH Investment Priorities – Follow Up**
 - **New ICH Work Groups**
 - **MWCOG Regional Racial Equity System Analysis**
- ❖ Adjournment

PTEH Investment Priorities – Follow Up



- ❖ 10 respondents to survey – no clear top priority
- ❖ Discussion with PTEH Investment Strategy Work Group held in early February. The group was most interested in the following ideas:
 - PSH Medicaid Billing Capacity Building Support
 - Infrastructure Growth Grants
 - Regional Coordination Flexible Housing Fund Pilot
 - Pilot Project RFP
- ❖ ICH is now working to flesh out concept papers.
- ❖ PTEH expects to make decisions and begin fundraising this spring. Funding expected to be available beginning in the fall.

Launch of Public Awareness Work Group



Purpose

- ❖ The Public Awareness Work Group will serve as a forum for the ICH and its partners to develop and implement strategies to:
 - Raise public awareness and shift the narrative about homelessness in the District
 - Help amplify messaging about available programs and services for individuals and families experiencing or at-risk for homelessness

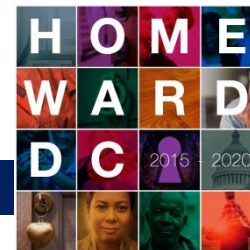
Goals

- ❖ Establish Communication Plan, including key themes and topics, partners who can help amplify messages, and strategies for increasing our reach
- ❖ Aid other ICH committees and work groups to support their messaging needs
- ❖ Identify and engage stakeholders who are not associated with the ICH but have missions aligned with the ICH
- ❖ Develop metrics to measure impact of the group's efforts to determine if and how the group will move forward in the future

Composition

- ❖ Communications, social media, and public relations professionals from the ICHs partner agencies, and/or others with an interest in this topic

Public Awareness Work Group (cont.)



Key Deliverables

- ❖ **Communication Plan**, to include:
 - **Social Media Engagement Strategy** to increase social media presence and impact among ICH member agencies and partners to gain engaged followers and market positive storylines via social media
 - **Stakeholder Engagement Analysis** to identify the major players in the District to bring them on as “partners” that can help amplify messaging
 - **Messaging Protocol** for initiating and distributing planned and on-demand messaging
 - **Identification of Key Topics and Themes** to highlight for 2021

Next Steps

- ❖ Identification of co-chairs
 - Jennifer Olney from GWCF will serve as the community co-chair
 - Still recruiting gov’t co-chair
- ❖ Kick-Off Meeting held on Tuesday 2/16 (regular meeting will likely be 3rd Tues at 3p moving forward)
 - If you or someone on your team would like to attend, please email aaron.ford@dc.gov

- ❖ Advance ICH Vision, as stated in *HDC 2.0*, to eliminate racial inequities in the homeless services system and create systemic fair treatment for all people
- ❖ Responsible for establishing a racial equity framework to guide our work; WG will develop and implement strategies to identify and address racial disparities across our organizations, programs, and system as a whole.

- ❖ **Identify and support the elimination** of racial inequities within the District's homeless service system to ensure individuals and families experiencing homelessness receive equitable services and programming.
- ❖ **Strengthen** outreach to, engagement with, and access to services for communities of color.
- ❖ **Collaborate** with agencies and institutions to eliminate racial inequity in all areas, including housing, workforce, education, criminal justice, and health.
- ❖ **Serve** as the District's liaison for regional racial equity system analysis being conducted via MWCOC Homeless Services Committee.



Racial Equity & Inclusion Work Group (cont.)



Composition

- ❖ Diverse group of representatives from government agencies, providers, consumer groups, and other partners in the District's homeless services system.
- ❖ Would like at least one representative of every ICH committee or work group to be designated to participate to ensure cross-fertilization of ideas and information

Key Deliverables (Examples)

- ❖ *Racial Equity Impact Assessment Tool* (Homeward DC 2.0 Strategy 7.3.2)
- ❖ *Data Collection & Analysis Recommendations* (Homeward DC 2.0 Strategy 11.2.1)

Next Steps

- ❖ Identify a gov't and community partner to co-chair the Work Group.
- ❖ REI Kick-Off Meeting scheduled for **Thursday, March 4th at 10 am**
 - If you or someone on your team would like to attend, please email aaron.ford@dc.gov

MWCOG Regional Racial Equity Systems Audit



- ❖ Funded via cost sharing arrangement among CoCs in the region, plus additional funding from Greater Washington Community Foundation.
- ❖ MWCOG issued RFP last fall; six organizations applied.
- ❖ Technical review panel reviewed/scored proposals in December.
 - Thank you to Reginal Black and Michael Ferrell, who represented the District on the panel.
- ❖ C4 Innovations (<https://c4innovates.com/>) has been selected; we anticipate a spring launch.
- ❖ REI Work Group will serve as point for the consultant team on behalf of the District CoC.

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