

SUPPORTIVE HOUSING SERVICES COUNTY FY24 QUARTER FOUR REPORTS

Date: September 3, 2024
Department: Housing
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Length: 30 minutes

ISSUE STATEMENT

Housing department staff will present the Supportive Housing Services (SHS) fourth quarter reports from Clackamas, Multnomah, and Washington County covering Fiscal Year 2024 from April 1, 2024, through June 30, 2024.

In the fourth quarter, year-to-date data provides a preliminary performance overview for the entire program year (July 1, 2023 – June 30, 2024). Final numbers will become available in the Counties' SHS Annual Reports due to Metro on October 31, 2024.

Since SHS programming started in July 2021 through the recent quarter's end on June 30, 2024, funded programs have:

- Housed over 9,614 people (6,294 households) in permanent supportive housing and rapid rehousing programs.
- Prevented 23,916 people (15,073 households) from eviction or falling into homelessness.
- Expanded and/or sustained shelter capacity by 1,174 beds.

Here are some highlights from quarter four reports submitted by counties to Metro:

- **Clackamas County** collaboration with The Native American Youth and Family Center (NAYA) welcomed the region's first culturally specific shelter to serve indigenous families at its grand opening on June 25, 2024. This shelter will provide time-limited emergency relief for families experiencing homelessness, working toward the goal of moving participants to safe, stable, permanent housing resources. Additionally, Mercy Greenbrae, an affordable housing community on the former Marylhurst University campus in Lake Oswego, recently opened with 100 apartments, including 40 reserved for families at risk of or recently experiencing homelessness. Mercy Greenbrae was funded by \$3 million from the Housing Authority of Clackamas County and the Metro Housing Bond, and continuous funding through SHS will offer personalized resident services and case management to support housing stability and meet individual household needs.

- **Multnomah County's** Regional Long-Term Rent Assistance (RLRA) program, managed by Home Forward, achieved notable successes through cross-departmental partnerships. The Department of County Human Services' Intellectual and Developmental Disabilities (IDD) division significantly increased housing opportunities by introducing 15 RLRA vouchers, successfully placing 13 individuals in housing. The Department of County Justice's new program progressed by utilizing 31 out of 45 tenant-based RLRA vouchers. Additionally, the Health Department expanded its support with 25 new vouchers for individuals with dual diagnoses. These efforts collectively highlight the program's impact on providing stable housing and support for those in need.
- **Washington County** launched its RLRA-Only Program, a rental-assistance-only program for households ready to transition to a lower level of care and indicate that they no longer need supportive case management services. As the program launched in quarter four, 64 households were referred to the RLRA-only program and six were enrolled at the close of the quarter. The Homeless Services Division awarded \$10 million for the construction of two new access centers in Tigard and Hillsboro, to provide essential services and support to those at risk of homelessness. These access centers are set to open in 2025 and 2026. Additionally, the County's Eviction Prevention program surpassed its annual goal by serving 1,568 households, well above the target of 500.

During the third year of implementation, the SHS program continued to build capacity to deliver housing services, while advancing the priorities of SHS program. The Counties set quantitative service goals for placements into permanent supportive housing, rapid rehousing, eviction prevention and shelter beds. Clackamas County met all their qualitative work plan goals; Multnomah and Clackamas County each only met two of the four goals for last fiscal year. Metro staff are working with counties to understand the challenges in meeting goals and how to address barriers to success.

In quarter four, counties progressed in geographic expansion goals that extend SHS services into historically underserved regions. Progress is being made in developing a regional housing and homeless services system of care that is accessible, incorporates a variety of service models to meet a diversity of needs and increases the rate critical service delivery that advances the impact of SHS funds to address homelessness across the Metro Region.

Progress towards FY 24 Work Plan Goals

	PSH	RRH	Prevention	Shelter
FY24 Goal	1,395 households	935 households	1,725 households	460 units
Q4 Outcomes	277 households	489 households	598 households	262 units
Progress of FY24 Goal (Q1-Q4)	1,294 households	1,370 households	3,130 households	960 units
Region-wide Percent Over/Under Goal	-7.24%	46.52%	81.45%	139.13%

Financial Update

Revenue: Tax revenue in FY24 totaled \$335.8 million (\$335.1 million of tax collections plus \$700,000 in interest from the tax administrator). Total tax revenue exceeded the FY24 budget figure by \$101.7 million, however it is in line with Metro’s more recent forecast, which expected revenue to be slightly under the fall 2023 forecast of \$356.7 million. FY24 tax collections were slightly below FY23 tax collections (\$11.9 million less).

Spending: Each county has seen significant spending growth since the start of the program. Together, the counties spent a combined total of \$293.9 million on SHS program costs in Year 3 (July 2023 – June 2024), which is nearly two times more than the \$149.2 million spent last year. As programs ramp up, all counties are spending a greater percentage of their annual tax receipts:

- **Clackamas County** spent \$54.3 million, nearly three times the prior year amount and 82% of its annual tax receipts.
- **Multnomah County** spent \$143.5 million, 1.7 times the prior year amount and 102% of its annual tax receipts.
- **Washington County** spent \$96.1 million, twice the prior year amount and 93% of its annual tax receipts.

Time for Council questions and discussion will follow the presentation; however, County staff will not be in attendance or available for questions during the presentation.

ACTION REQUESTED

No Council action requests.

IDENTIFIED POLICY OUTCOMES

Metro Council is strongly aware of the latest implementation progress for the SHS program.

POLICY QUESTION(S)

No policy questions for Council to consider. This presentation is informational.

POLICY OPTIONS FOR COUNCIL TO CONSIDER

There are no policy options for Council to consider; this presentation is informational.

STAFF RECOMMENDATIONS

No staff recommendations.

STRATEGIC CONTEXT & FRAMING COUNCIL DISCUSSION

Metro's primary role in Supportive Housing Services implementation (SHS) is to provide accountability and oversight of tax revenue, track and evaluate progress towards programmatic goals commitments made to the voters, and to convene and coordinate long-term regional solutions.

Reports are submitted to Metro 45 days after the end of each quarter. Metro staff and the SHS Regional Oversight Committee analyze reports to ensure compliance to the Metro SHS Work Plan and intergovernmental agreements, Local Implementation Plans and each county's Annual Work Plans and budgets. This analysis also provides critical feedback to the counties regarding progress and challenges, and partner to make adjustments that address concerns and improve implementation.

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Metro presented FY24 quarter four progress to the SHS Regional Oversight Committee on Monday, August 26, 2024, and will present quarter four financials to the SHS Regional Oversight Committee on September 23, 2024.

BACKGROUND

Approval of Measure 26-210 created new tax revenue that funds a regional system of care governed by four jurisdictions: Metro Regional Government and Clackamas, Multnomah and Washington counties. The tax took effect in January 2021 and will expire in 2031 unless reauthorized by voters.

In December 2020, the Metro Council adopted a SHS Work Plan to guide implementation. The Work Plan defines the fund's guiding principles, racial equity goals, priority populations, service areas, accountability structures and funding allocations.

Within the framework of the regional Work Plan, each county's specific SHS investments and activities are guided by local implementation plans informed by community engagement and approved by Metro Council in spring 2021.

SHS implementation is guided by the following regionally established principles:

- Strive toward stable housing for all
- Lead with racial equity and work toward racial justice
- Fund proven solutions
- Leverage existing capacity and resources
- Innovate: evolve systems to improve
- Demonstrate outcomes and impact with stable housing solutions
- Ensure transparent oversight and accountability
- Center people with lived experience, meet them where they are, and support their self-determination and well-being
- Embrace regionalism: with shared learning and collaboration to support systems coordination and integration
- Lift up local experience: lead with the expertise of local agencies and community organizations addressing homelessness and housing insecurity

Since the measure's passage, Metro Council has taken the following actions to direct implementation of the program:

- Creation and appointment of the **SHS Regional Oversight Committee**, to provide program oversight on behalf of the Metro Council;
- Approval of the **SHS Work Plan**, which provides an operational framework for the program;
- Approval of **local implementation plans** for all three of Metro's local implementation partners, as part of **intergovernmental agreements** which lay out the terms and conditions upon which Metro will disburse tax funds to local implementation partners; and
- Creation and appointment of the **Tri-County Planning Body** to strengthen coordination and alignment of program implementation across the Metro region. Review and approve recommendations presented by the **SHS Regional Oversight Committee** in the FY21-22 and FY22-23 annual regional reports.

ATTACHMENTS

- A) Clackamas County FY24 Q4 SHS report
- B) Multnomah County FY24 Q4 SHS report
- C) Washington County FY24 Q4 SHS report

[For work session:]

- Is legislation required for Council action? **No**
- If yes, is draft legislation attached? **No**
- What other materials are you presenting today? **None**