



**Stable Housing and Supports**  
Regional Health Improvement Plan Workgroup

Join Zoom Meeting

<https://us02web.zoom.us/j/87674480704?pwd=Yjk5LytoUVp0YlIEYk9SWS9MWDh6dz09>

Join by phone: +1 669 444 9171 Meeting ID: 876 7448 0704 Passcode: 622471

Friday, November 15, 2024

10:30am - 12:00noon

**Future State Metrics**

1. By December 2023, decrease the combined severely rent and mortgage burdened households in Central Oregon by 2 percentage points to 16%.
2. By December 2023, 50% of Housing Choice Vouchers (HCV) holders will be able to find and lease a housing unit.
3. By December 2023, a comprehensive system for accurately capturing the extent of Central Oregonians experiencing homelessness will be in place and utilized.

**AGENDA**

- |               |                                  |
|---------------|----------------------------------|
| 10:30 - 10:45 | Introductions and Announcements  |
| 10:45 - 11:50 | Reflection and Workgroup Closure |
| 11:50 - 12:00 | Next Steps                       |

Google Slides: [https://docs.google.com/presentation/d/1NFn88z5gXBzUMGFy\\_EyuxF9F4kji841Guluj-TFIOkg/edit?usp=sharing](https://docs.google.com/presentation/d/1NFn88z5gXBzUMGFy_EyuxF9F4kji841Guluj-TFIOkg/edit?usp=sharing)

Budget: <https://docs.google.com/spreadsheets/d/1Gw9dL6ilRe1olGhJRMloXg9pEUofJ-KzU5WnscBbEX8/edit?usp=sharing>

## Land Acknowledgment

*We recognize and acknowledge the indigenous land on which we live, work, learn, play, and grow. This is the land of the Warm Springs, Wasco, Northern Paiute, Tenino, Klamath, Molalla, and Yahooskin. We acknowledge them as the past, present, and future caretakers of this land. It is on their traditional land that we partner to improve the health and well-being of Central Oregonians. We aspire to be good guests honoring the concept in the Warm Springs culture: "This land is for you to know and live upon and pass on to the children."*

## Stable Housing & Supports

RHIP Workgroup Virtual Meeting



**Central Oregon  
Health  
Council**

**Regional Health Improvement Plan (RHIP) Workgroup**

**Guiding Principles**

**Shared Focus**

We come together to improve the health and well-being of individuals living in various and diverse communities throughout Central Oregon region. We use the Regional Health Improvement Plan (RHIP) as our guide. It is our region's shared vision of current problems and our aims. As workgroup partners we develop agreed-upon actions to solve the issues and keep the needs of our communities as the main focus.

**Shared Metrics**

We measure progress, process and outcomes through a shared lens. We use the Regional Health Assessment (RHA), Regional Health Improvement Plan and community dashboard.

**Partner with Priority Populations**

The individuals living in our diverse Central Oregon communities are the center of our work. We make every effort to include people from every part of the region in our workgroups, discussions, processes and decisions.

**Collaborate to Solve Complex Issues**

Inviting diverse perspectives from throughout the Central Oregon region deepens our shared understanding of complex issues and propels us toward better progress and outcomes. We practice frequent, structured, open communication to build trust, assure shared objectives, and create common motivation. We respect the privacy and sensitivity of information partners share.

**Coordinate Collective Efforts**

We are made up of diverse partner organizations and individuals with unique strengths, skills, and resources. We coordinate our efforts and use our unique strengths and skills to meet the goals of the RHIP.

**Learn and Adapt Together**

We embrace shared learning and a growth mindset. We create a space that allows for mistakes, failures, second chances, and a celebration of brave attempts. We adjust and apply our learnings to the complex and changing landscape of health and well-being in Central Oregon.

## Stable Housing and Supports

Background: Why are we talking about this?	
<b>1990s</b> Mill Closures / Timber Industry Decline Federal Housing Policy <b>2000s</b> Population Growth in Central Oregon Housing shortage The Great Recession Wage Vs. Housing Costs Single Income Households	Stable, healthy housing is a basic need. Insecure housing and an unhealthy living environment impact both physical and behavioral health conditions. By spending much of their income on housing, individuals and families must cut corners on other living expenses such as food, transportation, and medications, which can also significantly influence their health outcomes and overall well-being.

Current Condition: What's happening right now?
<ul style="list-style-type: none"> <li>In 2017, 18% of Central Oregonians paid more than half of their income for rent and mortgage</li> <li>In Central Oregon, minority households experience more housing challenges than their white counterparts</li> <li>Central Oregon has a critical shortage of supportive housing units to meet the needs of people with disabilities, with co-occurring mental health or substance use disorders, and/or extended history of homelessness</li> </ul> <b>Current State Metrics:</b> <ol style="list-style-type: none"> <li>In 2017, 18% of Central Oregon households were severely rent or mortgage burdened</li> <li>In 2018, only 30% of Housing Choice Voucher holders were able to find and lease a housing unit</li> <li>No system to determine an accurate number of those experiencing homelessness exists in Central Oregon</li> </ol>

Goal Statement: Where do we want to be in 4 years?
<b>Aim/Goal</b> Central Oregonians experiencing homelessness and those most at-risk of homelessness will have increased and equitable access to housing and supports that offer opportunities for stability and increased individual well-being.
<b>Future State Metrics - By December 2023:</b> <ol style="list-style-type: none"> <li>Decrease severely rent and mortgage-burdened households</li> <li>Increase Housing Choice Voucher holders able to find and lease a unit</li> <li>Accurately capture Central Oregonians experiencing homelessness</li> </ol>

Analysis: What's keeping us from getting there?
<ul style="list-style-type: none"> <li>Inaccurate and accurate assumptions reduce acceptance of diverse housing</li> <li>Housing cost &amp; supply outweigh wealth &amp; income</li> <li>Uncoordinated common advocacy goals, problems &amp; efforts</li> <li>Inconsistent disjointed &amp; inaccurate systems of data collection</li> <li>Housing is considered a commodity not a human necessity</li> <li>Prohibitive income &amp; background requirements</li> </ul>

Date updated: 11.24
Strategic Direction: What are we going to try?
<ul style="list-style-type: none"> <li>Creating and increasing housing resources and opportunities</li> <li>Developing and implementing advocacy strategies for housing policies and zoning</li> <li>Aligning efforts across systems to address the housing crisis and homelessness</li> <li>Educating the public to increase understanding and de-stigmatize housing needs</li> </ul>

Focused Implementation: What are our specific actions? (who, what, when, where?) CTWS =			
Confederated Tribes of Warm Springs; C = Crook County; D = Deschutes County; J = Jefferson County; NK = Northern Klamath County			
Who	What	When	Where
Central Oregon Intergovernmental Council (COIC)	Regional Housing Council (Pilot)	2021-2023	CTWS, C, D, J
Central Oregon FUSE	Permanent Supportive Housing	2021-2024	C, D, J
Homeless Leadership Coalition (HLC)	Housing Case Management Infrastructure	2021-2024	CTWS, C, D, J
Bend Area Habitat for Humanity	Estate Planning for Habitat Homeowners	2024-2026	D
Companion Animal Medical Project	Veterinary Clinic Operations Capacity Building	2024-2026	CTWS, C, D, J
Central Oregon FUSE	Housing Barrier Busters Network	2024 -2026	CTWS, C, D, J, NK
Kor Community Land Trust	Homeownership Program Expansion; Culturally Responsive Homebuyer Education and Counseling	2024 -2026	C, D, J
Mountain View Community Development	Mountain View RV Park	2024	D
Thrive Central Oregon	Outreach Vehicle #2; Housing Assistance Funds for Underserved Communities	2024 -2025	CTWS, C, D, J
Fund for Rural Journalism	Media Campaign to Reduce Stigma of People with Housing Needs	2024 -2025	Regional
Saving Grace	Survivor Housing Program	2024 -2025	C, D, J
REACH	Safe Haven Parking Program	2024 -2025	D
Shepard's House Ministries	Expand Meal Capacity	2024 -2025	D
M Perfectly	Life skills development for housing success	2024 -2025	D
Training with Bolder Advocacy, Oregon Housing Alliance	Exploring creating a regional and local housing advocacy entity (workgroup expense)	Sept 2024	open invite

Follow-Up: What's working? What have we learned?
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## Stable Housing and Supports

### Root Cause Barriers: What is blocking us from moving toward our future state measures?

Inaccurate and accurate assumptions reduce acceptance of diverse housing	Housing is considered a commodity not human necessity	Uncoordinated common advocacy goals, problems and efforts	Prohibitive income & background requirements	Housing cost / supply outweigh wealth and income	Inconsistent, disjointed, & inaccurate systems of data collection
Landlord perceptions of Housing Choice Vouchers Program	Empty seasonal and investment homes	Unformed Central Oregon Housing Advocacy org.	Qualifying factors creating barriers for rentals/hcvs	Construction labor shortages	Area Median Income policy is not representative of population
Willingness/fear to admit homelessness and seek services	Decrease housing stock/increase pop.	Resource allocated advocacy	Income/ background requirements	Rent/ mortgage burden	Functional Definition of Homelessness
Community Education/awareness of population is lacking	Density allows more multifamily	501c3 regulations on lobbying	Skills on how to interview for housing	Living wages	Service provider access to system to document/ count
Negative assumptions of voucher holders	Land use UGB limitations	Language barriers to advocacy	Security deposit up front	Wealth/Income gap	Homeless Count- Definition of Homeless
Public policy is discriminatory			Eviction and Credit Barriers		Resources does not support actionable data
Systemic racism			High application fees		
Community of not welcoming low income housing			Felony Background		

# STRATEGIC DIRECTIONS: What Moves Us Toward Our 2023 Practical Visions

Create New Affordable Housing Opportunities	Develop Renter Supports
<ul style="list-style-type: none"> <li>• Development of housing that is affordable to individuals who ear 80%, 60%, and 30% and less of area median income</li> <li>• Partner with AirBnB for short-term housing in the off-season</li> <li>• Develop process for transitional housing</li> <li>• Develop subsidized housing and market rate housing for people who depend on local wages</li> <li>• Partner with developers to build affordable housing</li> <li>• Fund Housing Works and EPIC Properties</li> <li>• Create incentives for landlords to be more flexible</li> <li>• Create a landlord mitigation program to cover liability</li> </ul>	<ul style="list-style-type: none"> <li>• Provide a security deposit fund</li> <li>• Develop a class to prepare for housing interviews</li> <li>• Support housing barriers removal fund (rental assistance, deposit, utility, property debt forgiveness)</li> <li>• Translation of housing-related outreach materials</li> <li>• Enforce existing tenant rights regulations</li> </ul>

**Creating and increasing housing resources and opportunities**

Advocate for Local Zoning	Advocate for State Policy
<ul style="list-style-type: none"> <li>• Align building of all levels of housing with transportation networks, walkable areas, and food access</li> <li>• Enact and/or restructure local ordinances and policies to prioritize the preservation</li> <li>• Inclusionary zoning and restructuring the Construction Excise Tax</li> <li>• Amend local zoning to allow for variety of housing types</li> <li>• Local ordinances to prioritize housing preservation and production to serve low and middle income</li> <li>• Work directly with communities to co-create policies, programs and strategies to ensure that housing interventions are equitable and culturally responsive</li> <li>• Identify and implement strategies to work collaboratively with organizations whose activities advance health equity and promote health in all policies</li> </ul>	<ul style="list-style-type: none"> <li>• Advocate for more vouchers</li> <li>• Review the Oregon Housing Alliance 2020 endorsements. Ask them what is a priority in the next legislative session</li> <li>• Differentiate between advocacy &amp; lobbying</li> </ul>

**Developing and implementing advocacy strategies for housing policies and zoning**

<b>Collaborate to Serve People Experiencing Homelessness</b>	<b>Unify our Community Approach</b>
<ul style="list-style-type: none"> <li>• Develop partnerships with agencies that serve marginalized homeless populations</li> <li>• Incorporate people with lived experience of homelessness and housing insecurity into identifying gaps and goals</li> <li>• Build community coalition capacity to address health inequities related to substance use and mental health</li> <li>• Collaborate with law enforcement to ensure critical connection for outreach to individuals experiencing homelessness</li> </ul>	<ul style="list-style-type: none"> <li>• Need regional housing council group or add more building and landlords to Health Council</li> <li>• Identify and resource existing housing advocacy groups to be point of contact and lead city/city council housing issues working with state advocacy groups</li> <li>• Build coordination/ partnership/ transparency/ de-duplicate efforts between regional housing actors (HLC, Housing Works, NeighborImpact, H4A, county, city, COHC)</li> <li>• Create a regional housing council (Housing 4 All? Reach out to Scott)</li> <li>• Develop a method for counting that can be used by all</li> <li>• Better, robust (coordinated) continuum of care/ data collection “HLC”</li> <li>• Which system works best? Then consolidate, streamline, create centralized dashboard. Have an entity that holds this and funds this.</li> <li>• Involve relevant stakeholder to update regional 10-Year Plan to End Homelessness. Assess gaps &amp; include tangible goals &amp; responsibilities</li> <li>• Identify and implement strategies to assure more diverse representation on local committees</li> <li>• Ensure that members of this workgroup have access to information about current needs (are metrics still relevant?)</li> </ul>

**Aligning efforts across systems to address the housing crisis and homelessness**

<b>Education to increase understanding and access</b>	<b>Educate the Public</b>
<ul style="list-style-type: none"> <li>• Education campaign about vouchers</li> <li>• Education/ Info campaign for landlords/ property management groups about the benefit of HUD vouchers</li> <li>• Provide culturally appropriate training, engagement and education for landlords and housing service providers</li> <li>• Develop a PR campaign about vouchers</li> </ul>	<ul style="list-style-type: none"> <li>• Develop forums and other opportunities to educate elected officials and other decision-makers on the housing crisis and the nexus between insecure housing and health</li> <li>• Build awareness of existing affordable housing policies, projects, and what various funding sources are currently used for (ESG, SHAP, HOME, Sec. 8, CoC, CDBG, LIHTC, etc.)</li> <li>• Identification of commodity, education campaign about housing as expensive commodity</li> </ul>

**Educating the public to increase understanding and de-stigmatize housing needs**

**Five-Year Investment Overview**  
**All Workgroups**  
 January 2020–December 2024

Budget	Spent	Available
\$12,000,000	\$11,979,396.10	\$20,603.90

Workgroup	Spent	Available
Address Poverty	\$2,002,499.79	\$0.00
Behavioral Health	\$1,986,649.00	\$0.00
Physical Health	\$1,875,478.10	\$0.00
Stable Housing	\$2,125,410.00	-\$888.10
Substance and Alcohol Misuse	\$2,010,851.21	\$0.00
Upstream Prevention	\$1,978,508.00	\$21,492.00



## HOUSING 2024 Budget

### Overview

	Budget	Spent	Available	
5-Year	\$2,124,522	\$2,125,410	-\$888	\$124,521.90 added to budget from PH WC
Cycle to Date	\$2,124,522	\$2,125,410	-\$888	
Yearly	\$994,868	\$995,756	-\$888	
Yearly Mini-Grant	\$10,000	\$10,000	\$0	
Yearly Standard Grant	\$984,868	\$985,756	-\$888	

### By Future State Measure (5 year)

	Budget*	Spent	Available	Currently Allocated	Projected Available	Notes
Rent Mortgage Burden	\$841,097.50	\$837,486.00	\$3,611.50	\$10,847.33	\$0.00	
Housing Choice Vouchers	\$841,097.50	\$845,597.00	-\$4,499.50	-\$4,499.50	\$0.00	
System for Counting Houselessness	\$407,327.00	\$407,327.00	\$0.00	\$0.00	\$0.00	

\*Budget for each FSM reflects the agreed upon 5 year 'soft budget' minus the portion contributed to shared minigrant budget.

### 2024 Investments

Organization	Process	Project	Award	Decision Date	Future State Measure	Latest Report
Bend Area Habitat for Humanity	Capacity Building for Advocay Standard Grant	<a href="#">Estate Planning for Habitat Homeowners</a>	\$135,000.00	1.19.2024	Decrease severely Rent and Mortgage Burdened Households	Year One Report Due 4/1/25
CampVeterinary Clinic	Capacity Building for Advocay Standard Grant	<a href="#">Companion Animal Medical Project Clinic Operations Capacity Building</a>	\$60,000.00	1.19.2024	Decrease severely Rent and Mortgage Burdened Households	Year One Report Due 4/1/25
FUSE	Capacity Building for Advocay Standard Grant	<a href="#">Housing Barrier Busters Network</a>	\$57,866.00	1.19.2024	Decrease severely Rent and Mortgage Burdened Households	Year one Report Due 2/28/25
Kor Community Land Trust	Capacity Building for Advocay Standard Grant	<a href="#">Homewonership Program Expansion</a>	\$150,000.00	2.16.2024	Decrease severely Rent and Mortgage Burdened Households	Year One due 3/2025
Thrive Central Oregon	Capacity Building for Advocay Standard Grant	<a href="#">Outreach Vehicle #2</a>	\$25,000.00	1.19.2024	Decrease severely Rent and Mortgage Burdened Households	Final Report Due 4/1/25
Mountain View Community Development	Capacity Building for Advocay Standard Grant	<a href="#">Mountain View RV Park</a>	\$97,120.00	2.16.2024	Decrease severely Rent and Mortgage Burdened Households	Final Report Due 2/2026

Alliance for Justice	Quarterly Expenses Mini-Grant	Bolder Advocacy Workshops	\$10,000.00	7.22.24		No Report Due
The Fund for Oregon Rural Journalism	Standard Grant Media Campaign to Reduce Public Stigma of People with Unmet Housing Needs (2020-2024 RHIP)	<a href="#">Housing Impacts: Real Stories, Real Solutions</a>	\$190,000.00	10.2.24	Decrease severely Rent and Mortgage Burdened Households	Final Report Due 8.2026
Saving Grace	Standard Grant Stable Housing Supports (202-2024 RHIP)	<a href="#">Saving Grace Survivor Housing Program</a>	\$29,600.00	10.18.24		
Kôr Community Land Trust	Standard Grant Stable Housing Supports (202-2024 RHIP)	<a href="#">Culturally-Responsive Homebuyer Education and Counseling</a>	\$60,000.00	10.18.24	Increase Housing Choice Voucher holders able to find and lease a housing unit	
REACH	Standard Grant Stable Housing Supports (202-2024 RHIP)	<a href="#">Safe Haven Parking Program</a>	\$30,600.00	10.18.24	Increase Housing Choice Voucher holders able to find and lease a housing unit	
Thrive Central Oregon	Standard Grant Stable Housing Supports (202-2024 RHIP)	<a href="#">Housing Assistance Funds for Underserved Communities</a>	\$65,000.00	10.18.24	Increase Housing Choice Voucher holders able to find and lease a housing unit	
Shepherd's House Ministries	Standard Grant Stable Housing Supports (202-2024 RHIP)	<a href="#">Expand Meal Capacity</a>	\$35,570.00	10.18.24	Increase Housing Choice Voucher holders able to find and lease a housing unit	
M Perfectly	Standard Grant Stable Housing Supports (202-2024 RHIP)	<a href="#">M Perfectly (updated with follow up)</a>	\$50,000.00	10.18.24	Increase Housing Choice Voucher holders able to find and lease a housing unit	