

Measure W Phase 1 Update

Aneeka Chaudhry, Interim Director, AC Health

Jonathan Russell, Director, AC Health Housing & Homelessness Services

4.1.25 | BOS Meeting



Alameda County Health

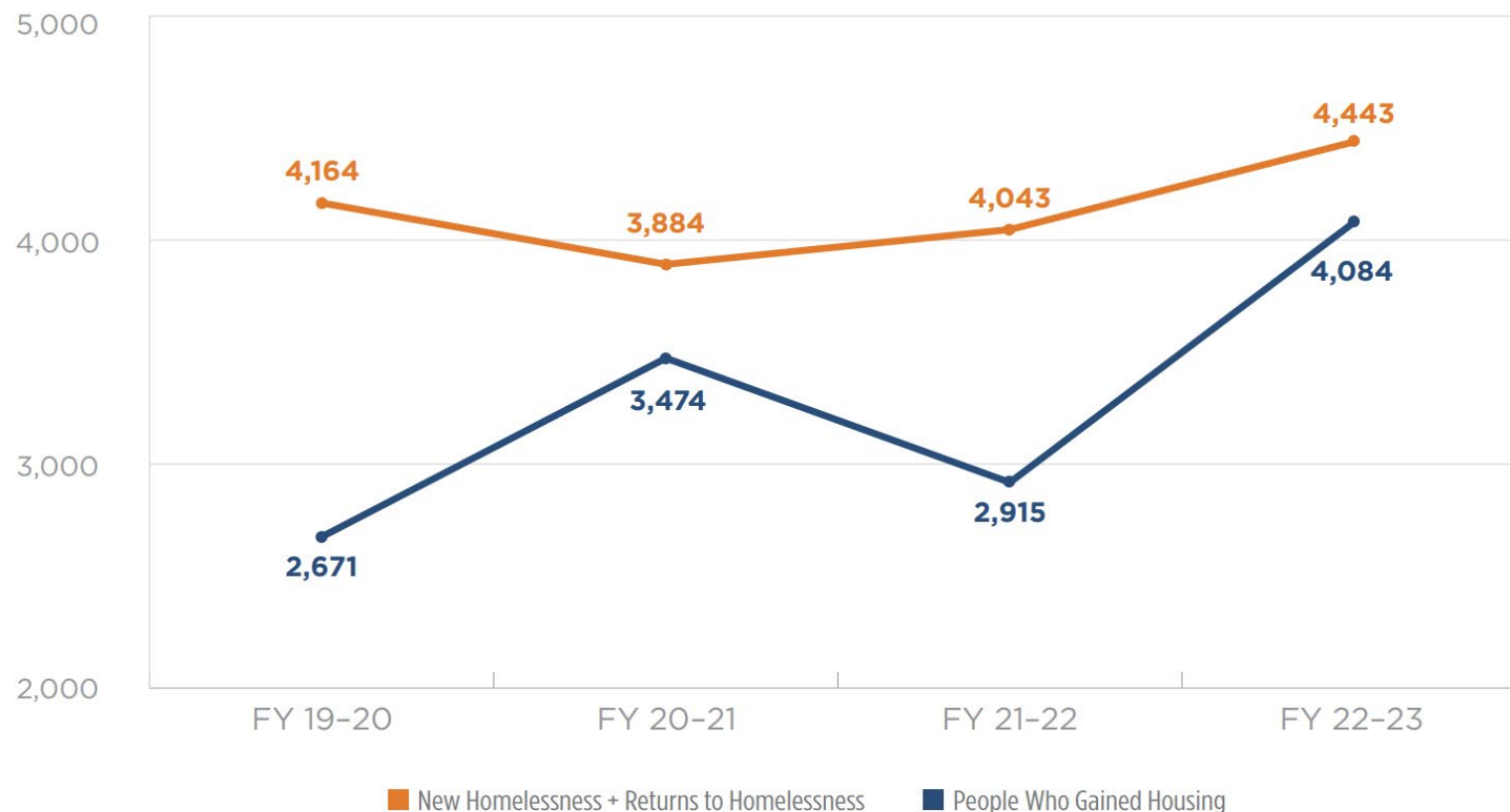


Phase 1 Planning Context

- Annual homelessness inflow continues to outpace exits
- Home Together 2026 Plan and refresh
- Local homelessness emergency declared 2023
- Homelessness funding sources are largely one-time and state/federal
- Balancing capital and operations needs
- Increased need for interim housing and encampment resolution support
- Federal and state funding uncertainty

Snapshot: Homelessness Inflow Surpasses Outflow

- **24,000+** people served throughout the year
- **9,450** people experiencing homelessness in 2024 PIT Count
- **Homelessness declined** (3% from 2022) for first time since 2013, due to investment surges during pandemic
- **Additional housing and prevention** are critical for sustaining positive impacts



December 17, 2024 Measure W Board Action (Phase 1)

*Designate accrued and projected Measure W revenue to **support timely and meaningful homelessness response** consistent with the adopted Home Together Plan through Alameda County Health, Housing and Homelessness Services;*

*Designate Measure W accrued revenues in the amount of **\$390,000,000** to **quickly respond to unsheltered homelessness and support the expansion of interim and permanent housing**;*

*Authorize Alameda County Health to begin **program planning and administration** for the accrued Measure W revenues, including development and release of Requests for Proposals, with awards pending upon release of the Measure W funding;*

*Direct Alameda County Health, Housing and Homelessness Services to **develop detailed proposals** for on-going expenditures; and*

*Direct Alameda County Health and the County Administrator's Office to identify one-time funds of up to **\$4,500,000 for Phase 1 advanced start up staffing**.*

Phase 1 Funding Detail

Full implementation requires sustained investment

Staffing and Infrastructure – up to \$4.5M

- Up to \$4.5M for new FTE proposed in Phase 1
- Key positions to build critical infrastructure

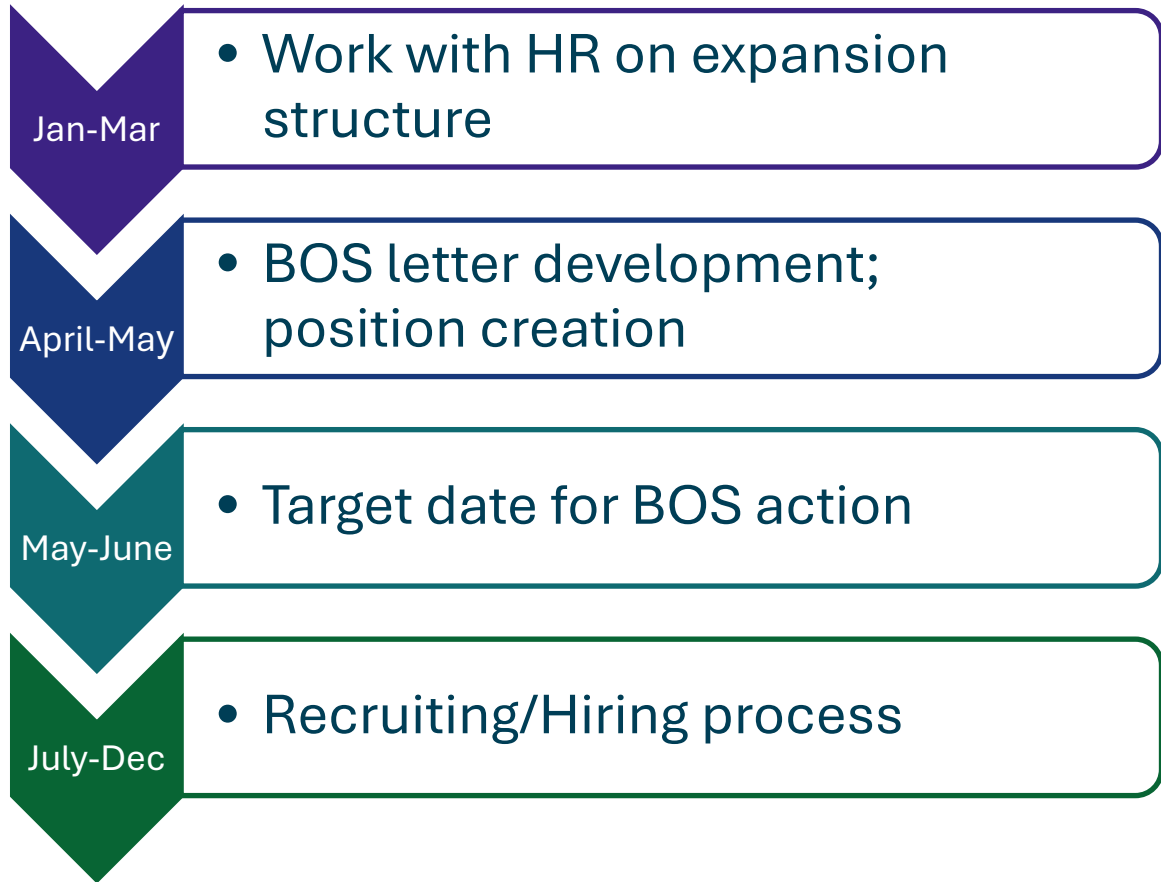
Shelter and Encampment Resolution - \$40M

- Launch up to 250 new interim beds targeted for encampment resolution, including medically frail support
- Create prevention hub and flexible housing subsidy pool to make units affordable to extremely low-income homeless households

Shelter and Housing Acquisition Fund - \$350M

- Purchase, lease, and renovate interim and permanent housing sites and health care clinic space

Expanding H&H Staffing & Infrastructure to launch key programs



- \$4.5M one-time
- Up to 22 FTE
- Will support key areas for Phase 1:
 - Interim Housing Coordination team
 - Flex Housing Subsidy Pool team
 - Prevention team
 - Admin Infrastructure

New Infrastructure: Rapid Launch 250 Interim Housing Beds



Add at least **250 beds** of geographically disbursed interim housing



Immediate focus on moving people from encampments to interim housing



20% beds set-aside for people with high medical needs;
80% beds set-aside for encampment resolution



Sites will require contractor focus on stabilization and housing navigation



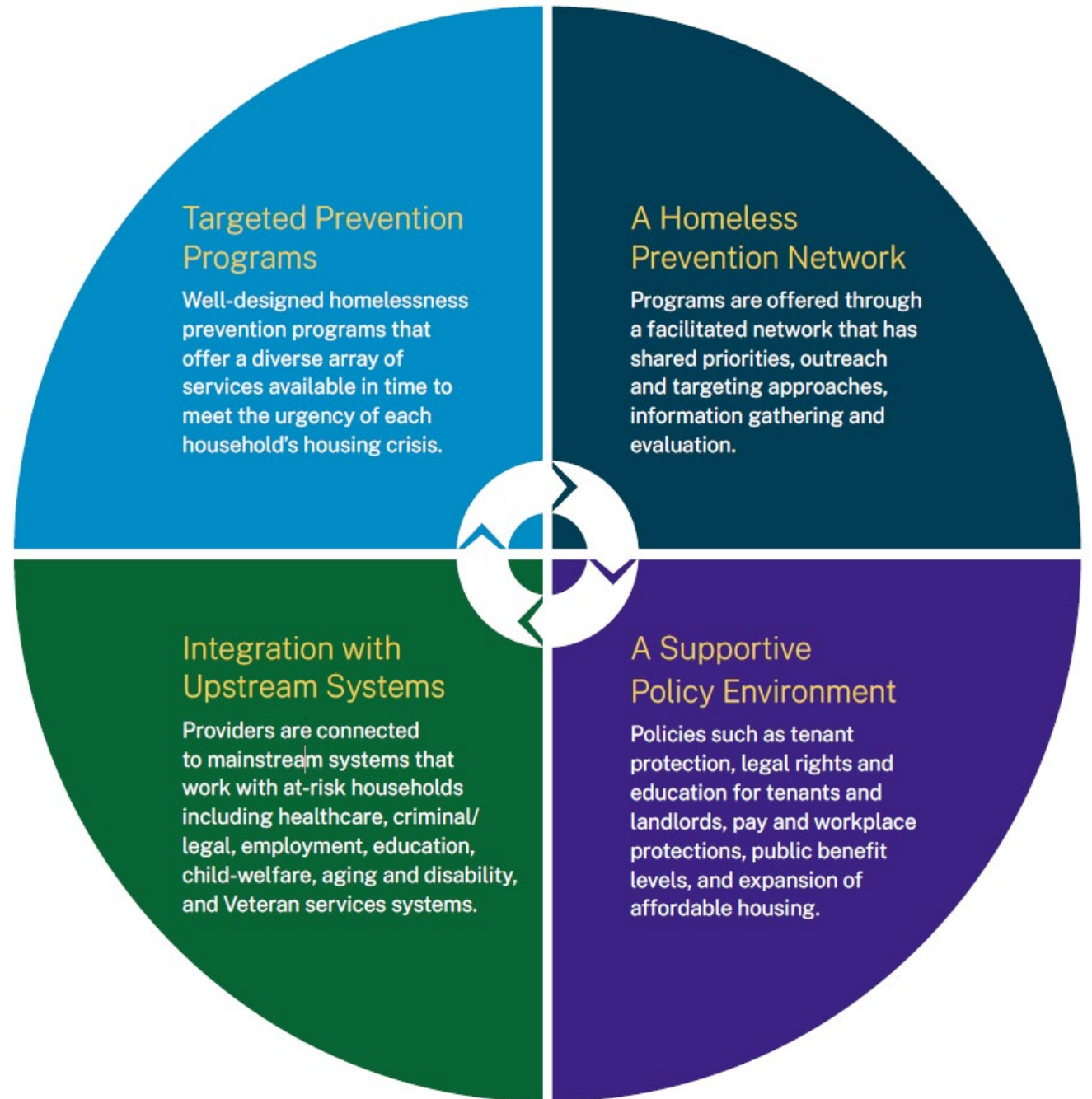
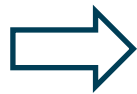
AC Health and interim housing providers will partner to coordinate exits



Potential opportunities via future capital solicitations to convert to permanent housing, but this is not guaranteed

New Infrastructure: Countywide Prevention

- 2023 Emergency declaration prioritizes countywide prevention
- Phase 1 funding includes \$1M to seed prevention scaling
- 4 components for effective and efficient prevention
- Reducing current inflow by 1,070 would require roughly \$44M annually



New Infrastructure: Shelter & Housing Acquisition Fund

- **\$350M to purchase, lease, and complete renovations for interim housing, permanent housing, and clinic services**
- Supports quick transitions from encampments
- Envisions 1/3 of interim housing transitions to permanent
- Coordination with local jurisdictions to leverage funds and scale inventory
- **Joint RFP and program planning with HCD under way**



New Infrastructure: Flexible Housing Subsidy Pool (Flex Pool)

What is it?

- A model for centrally administering and coordinating multiple streams of funding for rental subsidies and engaging landlords
- Supports expedited access to housing by leveraging all available funds a person is eligible for (Vouchers, Medi-Cal Transitional Rent, Prop 1/BHSA, Measure W, Philanthropy, etc.)

What does it do?

- Centralized rental unit acquisition
- Rental payment administration
- Flexible funding administration (housing deposits, landlord incentives, rental unit holds)

How is it funded?

- Approximately \$9M in 2025-2026 (and ramping up over time) for operations
- Additional dollars from various sources/partners for rental subsidies
- No upper limit on how much funding could flow through the Flex Pool

Discussion & BOS Direction

Thank you



Alameda County Health