

Dream Homes Community Center

To: Mayor Mark Boughton and the City Council

From: Nikki Singer, Homeless and Housing Advocate

Re: March 2012 Monthly Report

cc: ARC Executive Director, ARC Board of Directors, and
DHCC Consultant/Jean Bowen

I. Program Synopsis

Per the proposal endorsed by Mayor Boughton and the City Council, Dream Homes Community Center (DHCC) was established at ARC to serve as the Point of Entry for people who are homeless or low-income renters and to facilitate first time home ownership for people with hard to serve backgrounds.

II. *NEW* HUD Leasing Vouchers

In October 2010, ARC submitted an application to the Federal Department of Housing and Urban Development (**HUD**) for 2 “**Lease Only**” **Supportive Housing Vouchers**. The two vouchers provide rental assistance for two single adults who are homeless and have a disability. The vouchers cover 100% of the recipients’ rent for 2 years. We were awarded the contract by HUD at the end of 2011 and began accepting applications in February 2012. We awarded the vouchers to 2 people who are chronically homeless and have both medical and mental health disabilities. We are providing follow up case management to both program participants to help them successfully transition from homelessness to permanent housing, and to remain housed.

III. Homelessness Prevention & Rapid Re-Housing Program

In 2009 ARC secured a grant which is bringing **\$205,632 to the Danbury area**, over 3 years, through the stimulus program called “Homeless Prevention and Rapid Re-housing” (**HPRP**): to help end and prevent homelessness for the people of Danbury by providing financial assistance through *security deposits, rental assistance, motel vouchers, and moving or storage costs*.

Since October 2009, we have provided a total of **\$57,790** in grants to end homelessness for **25 individuals** and **15 families** and **\$119,711** in grants to prevent homelessness for **49 individuals** and **50 families**. As of February 15, 2012, we are no longer accepting new applications for the **HPRP program**. We will continue to case manage and provide financial assistance for applications received by this date.

In March 2012, we provided **\$19,908** in HPRP grants to **7 families and 5 single adults**. Highlights of the HPRP grants that were awarded this month include:

Re-Housing:

- **\$1,900 Security Deposit** – for a chronically homeless and disabled veteran, to secure permanent housing after being award a HUD-VASH housing voucher.
- **\$1,300 Security Deposit** – for a single mother of 1 fleeing domestic violence, to secure safe and affordable housing. This family also received **\$650** for their **first month’s rent**.
- **\$900 Security Deposit** – for a chronically homeless individual with severe medical problems, to secure permanent housing through ARC’s **new** permanent, supportive housing vouchers program. This individual also received **\$300** toward a partial **month’s rent** to move into his apartment mid-March.

- **\$300 Rental Assistance** – for a single mother and her daughter, who were previously living in the Harmony House family shelter, to sustain permanent housing after being homeless for one year.

Homelessness Prevention:

- **\$4,000 toward Back Rent** – for a single mother living in public housing, who had a balance of \$6,000 due to medical leave, to prevent imminent eviction. The family paid the remaining balance and was able to renew their lease and remain housed.
- **\$2,130 toward Back Rent** – for a single mother of 3, with chronic medical problems, to prevent eviction. The family was able to pay their remaining balance of \$2,000 and remain in their home.
- **\$2,000 Security Deposit** – for a single mother of 2 to secure affordable housing after her condo was foreclosed on due to her husband leaving the family.
- **\$1,600 Security Deposit** – for a single mother with mental health disabilities, to secure new, affordable housing after being evicted due to the landlord's foreclosure.
- **\$1,500 toward Back Rent** – for a couple with no children, to begin a payment plan toward their balance of \$4,000, due to both becoming unemployed. The grant prevented their eviction and they were able to remain in their housing.
- **\$1,463 Security Deposit** – for a single mother with 2 children, displaced by a fire in their apartment, to secure safe and permanent housing.
- **\$1,050 Security Deposit** – for a single woman with chronic medical and mental health disabilities, to move out of substandard housing into clean, safe permanent housing. She also received a grant of **\$815** to help cover **moving costs**.

IV. Point of Entry

From July 1, 2011 until March 26, 2012, DHCC has provided services to **602 people (395 people in families with children and 207 adults without children)** through the Point of Entry at ARC. The following is a breakdown of people served, by towns within the Greater Danbury Area:

Town	July 2009 - June 2010	July 2010 - June 2011	July 1 - Mar. 26, 2012
Danbury	552	535	417
Bethel	61	39	15
Brookfield	9	38	19
New Fairfield	22	25	25
New Milford	67	81	63
Newtown	11	17	3
Redding	3	6	4
Ridgefield	12	9	4
Sherman	3	6	2
Other Towns	15	78	50
Total	737	834	602

V. Program Highlights

In 2012, the Association of Religious Communities was awarded a contract from the Federal Department of Housing and Urban Development (**HUD**) to provide **two “lease only” vouchers** to 2 people who were homeless and had a disability. The two vouchers will pay **100%** of a monthly rental, for two years, for the program participants. “Tyrone” (*names have been changed*) is one of the people who has received a HUD leasing voucher.

Tyrone has been homeless off and on for the last 15 years due to chronic mental health and medical problems. His medical condition has been steadily deteriorating, and he could not begin treatment with a stable and safe place to live. When ARC announced in early February 2012 that we were accepting applications for HUD vouchers, Tyrone’s Catholic Charities Homeless Outreach Team (**HOT**) case worker submitted an application for him to receive rental assistance.

Tyrone’s application was reviewed by the Dream Homes Community Center’s Homeless & Housing Advocate for Dream Homes and the AR Executive Director, and identified as an eligible candidate for the program. Tyrone had zero income and received only food stamps and medical assistance from the State of CT. A rental voucher would mean that Tyrone would finally have a stable home, and would also mean he could begin receiving treatment for his medical problems.

The Homeless & Housing Advocate met with Tyrone and his HOT case worker to discuss the HUD voucher program and complete an application with Tyrone to receive a security deposit through the Homeless Prevention and Rehousing Program (**HPRP**). The Homeless & Housing Advocate reviewed guidelines for eligible apartment and gave Tyrone a “request for tenancy” form for potential landlords to complete, along with contact information for landlords who have previously partnered with ARC. Tyrone left to begin looking at apartments.

A week later, Tyrone had found an apartment he was interested in. It was near his doctors and his family, and within the HUD guidelines. The Homeless and Housing Advocate met with the landlord to complete an inspection of the apartment and review the HUD program that would be paying Tyrone’s rent. The landlord agreed to lower the rent from \$975 to \$900, to be within the HUD guidelines for rent reasonableness, and agreed to allow Tyrone to move in once the lease was signed.

Tyrone has been in his apartment now for one week. He received an ARC Angel “Welcome Basket” as well as household items and applicants from ARC. He also received some furniture from Off the Streets. He will continue to receive case management from both HOT and from ARC to ensure his transition from *chronically homeless* to *housed* is a success one.

VI. **HMIS Report – Dream Homes Community Center July 1, 2011 – March 26, 2012**

2. Persons Served during the operating year.	Number of Singles Not in Families	Number of Adults in Families	Number of Children in Families	Number of Families
a. Number on the first day of the operating year.	2	6	6	5
b. Number entering program during the operating year.	65	29	38	23
c. Number who left the program during the operating year.	61	25	34	21
d. Number in the program on the last day of the operating year. (a+b-c=d)	6	10	10	7
3. Project Capacity.	Number of Singles Not in Families	Number of Adults in Families	Number of Children in Families	Number of Families
a. Number on last day (from 2d, columns 1 and 4)	6			7
4. Non-homeless persons. (Sec. 8 SRO projects only)				
How many income-eligible non-homeless persons were housed by the SRO program during the operating year?				n/a
5. Age and Gender. Of those who entered during the operating year, how many people are in the following age and gender categories?				
	Age	Male	Female	Other/Not given
Single Persons (from 2b, column 1)	a. 62 and over	4	2	0
	b. 51 - 61	12	7	0
	c. 31 - 50	11	15	0
	d. 18 - 30	5	6	0
	e. 17 and under	0	0	0
	Not given	1	0	2

Persons in Families (from 2b, columns 2 & 3)	f. 62 and over	0	0	0
	g. 51 - 61	0	0	0
	h. 31 - 50	1	13	0
	i. 18 - 30	4	11	0
	j. 13 - 17	3	4	0
	k. 6 - 12	4	3	0
	l. 1 - 5	10	9	0
	m. Under 1	3	2	0
	Not given	0	0	0
6 - 10. Participants who entered during the operating year.				
6a. Veterans Status.				
A veteran is anyone who has ever been on active military duty status.				17
6b. Chronically Homeless.				
How many participants were chronically homeless individuals?				19
7. Ethnicity.				
a. Hispanic or Latino				17
b. Non-Hispanic or Non-Latino				77
8. Race.				
a. American Indian or Alaskan Native				1
b. Asian				6
c. Black or African American				17
d. Native Hawaiian or Other Pacific Islander				0
e. White				62
f. American Indian/Alaskan Native & White				0
g. Asian & White				0
h. Black/African American & White				4
i. American Indian/Alaskan Native & Black/African American				0
j. Other Multi-Racial				0
k. Other/Unknown (all that do not match)				4
9a. Special Needs.				
		All	Chronic	
a. Mental illness		20	10	
b. Alcohol abuse		1	0	

c. Drug abuse	1	1
d. HIV/AIDS or related diseases	0	0
e. Developmental disability	2	0
f. Physical disability	18	6
g. Domestic violence	21	4
h. Other (please specify)	3	1

9b. Disabled.

How many of the participants are disabled? 37

10. Prior Living Situation. Participants slept in the following places the week prior to entering.

	All	Chronic
a. Non-housing (street, park, car, bus station, etc.)	10	3
b. Emergency shelter	26	10
c. Transitional housing for homeless persons	4	
d. Psychiatric facility	2	
e. Substance abuse treatment facility	1	
f. Hospital	0	
g. Jail/prison	0	
h. Domestic violence situation	0	
i. Living with relatives/friends	21	
j. Rental housing	8	
k. Other (please specify)	22	

11. Amount and Source of Monthly Income at Entry and Exit. Participants who left during the operating year.

Amount	A. Monthly Income at Entry		B. Monthly Income at Exit	
	All	Chronic	All	Chronic
a. No Income	18	1	16	1
b. \$1-150	0	0	0	0
c. \$151 - \$250	12	4	13	4
d. \$251 - \$500	4	1	3	1
e. \$501 - \$1000	23	8	23	8
f. \$1001 - \$1500	5	2	6	2
g. \$1501 - \$2000	10	0	10	0
h. \$2000 +	11	0	12	0

Source	C. Income Sources at Entry		D. Income Sources at Exit	
	All	Chronic	All	Chronic
a. Supplemental Security Income (SSI)	10	3	10	3
b. Social Security Disability Insurance (SSDI)	9	2	9	2
c. Social Security	1	0	1	0
d. General Public Assistance	1	0	1	0
e. Temporary Aid to Needy Families (TANF)	7	2	7	2
f. State Children's Health Insurance Program (SCHIP)	0	0	0	0
g. Veterans benefits	4	2	4	2
h. Employment Income	32	4	33	4
i. Unemployment Benefits	2	1	3	1
j. Veteran's Health Care	4	2	4	2
k. Medicaid	9	5	9	5
l. Food Stamps	37	10	39	10
m. Other (please specify)	18	2	18	2
n. No financial resources	33	5	31	4
12a. Length of Stay in Program. Participants who left during the operating year.				
		All	Chronic	
a. Less than 1 month		67	14	
b. 1 to 2 months		13	3	
c. 3 - 6 months		6	1	
d. 7 months - 12 months		0	0	
e. 13 months - 24 months		0	0	
f. 25 months - 3 years		0	0	
g. 4 years - 5 years		0	0	
h. 6 years - 7 years		0	0	
i. 8 years - 10 years		0	0	
j. over 10 years		0	0	
12b. Length of Stay in Program. Participants who did not leave during the operating year.				
		All	Chronic	

a. Less than 1 month	4	0
b. 1 to 2 months	7	2
c. 3 - 6 months	5	0
d. 7 months - 12 months	0	0
e. 13 months - 24 months	0	0
f. 25 months - 3 years	0	0
g. 4 years - 5 years	0	0
h. 6 years - 7 years	0	0
i. 8 years - 10 years	0	0
j. over 10 years	0	0

13. Reasons for Leaving. Participants who left during the operating year.

	All	Chronic
a. Left for a housing opportunity before completing program	3	0
b. Completed program	61	15
c. Non-payment of rent/occupancy charge	0	0
d. Non-compliance with project	0	0
e. Criminal activity / destruction of property / violence	0	0
f. Reached maximum time allowed in project	0	0
g. Needs could not be met by project	3	0
h. Disagreement with rules/persons	2	2
i. Death	0	0
j. Other (please specify)	0	0
k. Unknown/disappeared	17	1

14. Destination. Participants who left during the operating year.

		All	Chronic
PERMANENT (a - h)	a. Rental house or apartment (no subsidy)	16	0
	b. Public Housing	0	0
	c. Section 8	0	0
	d. Shelter Plus Care	1	1
	e. HOME subsidized house or apartment	0	0
	f. Other subsidized house or apartment	8	4
	g. Homeownership	0	0
	h. Moved in with family or friends	0	0
	TRANSITIONAL (i - j)	i. Transitional housing for homeless persons	7

	j. Moved in with family or friends	8	3
INSTITUTION (k - m)	k. Psychiatric hospital	0	0
	l. Inpatient alcohol/drug treatment facility	1	0
	m. Jail/prison	0	0
EMERGENCY SHELTER (n)	n. Emergency shelter	14	5
OTHER (o - q)	o. Other supportive housing	1	0
	p. Places not meant for human habitation (e.g. street)	4	1
	q. Other (please specify)	3	0
UNKNOWN	r. Unknown	23	2

15. Supportive Services. Participants who left during the operating year.

NOTE: The below services were given to participants who left during the operating year. Add the following counts into the appropriate category for question 15.

	Service	Service Code	All	Chronic
1.	Housing Counseling	BH-3700	6	1
2.	Rental Deposit Assistance	BH-3800.7250	8	1
3.	Housing Search and Information	BH-3900	2	0
4.	Housing Search Assistance	BH-3900.3100	2	0
5.	Supportive Housing	BH-8400	2	1
6.	Veteran Homes	BH-8400.9000	2	1
7.	Furniture	BM-3000.2000	2	0
8.	Debt Management	DD-5000.1800	1	0
9.	Personal Finances/Budget Counseling	DD-5000.6500	1	0
10.	Military Records	DF-7000.5200	1	0
11.	Child Custody/Visitation Petition Filing Offices	FJ-1600.1500	1	0
12.	Child Support Assistance/Enforcement	FT-3000.1600	1	0
13.	Public Schools	HD-8000	1	0
14.	Food Stamps	NL-6000.2000	2	0
15.	Case/Care Management	PH-1000	5	1