

RICHARDSON BAY REGIONAL AGENCY

STAFF REPORT

For the meeting of November 10, 2022

To: Board of Directors
From: Steve McGrath, Interim Executive Director
Subject: Marin Housing Authority; Temporary Housing Support Program with Case Management by Marin County Health and Human Services Department

STAFF RECOMMENDATION:

Motion: Authorize the Executive Director to execute a contract with Marin Housing Authority for a temporary housing support program for members of the anchor-out community, with 100% reimbursement provided by the RBRA, using funding received from the State; as may be amended from time to time, and subject to approval of form by legal counsel.

Motion: Authorize Executive Director to enter into any agreement necessary with County Health and Human Services Department for provision of a dedicated case manager for the anchor-out population.

BACKGROUND/DISCUSSION:

As outlined in the related Staff Report on amending the Fiscal Year 2023 Adopted Budget, Senator McGuire secured three million dollars (\$3 million) to assist this Agency with housing members of the anchor-out community.

Staff has been working closely with the Marin Housing Authority (MHA) and the County's Health and Human Services Department (HHS) over the last several months to develop a program that will provide housing assistance to the anchor-outs, with certain limitations and qualifications.

The goal of the Program, and the funding from Senator McGuire, is to place as many people who reside on the water as possible into legal, safe housing in as timely and efficient a manner as possible.

Eligibility for the program is limited to applicants for housing who meet certain criteria, including but not limited to:

- 1 Were residing on Richardson Bay as of June 1, 2022;
- 2 Are extremely low or very low income, as defined by the Marin Housing Authority in accordance with HUD guidelines: see <https://www.marinhousing.org/marin-county-income-limits> . For example, a single person with a documented income of \$38,400 qualifies as extremely low income;

- 3 Will remove their vessel from Richardson Bay or surrender the vessel to RBRA for disposal under the State funded SAVE program.

Program elements include:

- 1 The location by MHA of suitable housing and willing landlords, possibly through the use of a dedicated 'housing locator' staff member;
- 2 The identification and qualification of individuals or families for the program;
- 3 The management and distribution of the individual rent subsidies by MHA, which will require that no individual spend more than 30% of household income on rent;
- 4 The payment of all MHA costs by RBRA;
- 5 The requirement that housed individuals apply to MHA for a HUD 'Section 8' voucher, recognizing that MHA has access to a limited number of vouchers specifically for people in need as a result of government action (for example, the discontinuance of other housing assistance funding);
- 6 The programming of funds on an annual basis, such that the program is used as transitional housing support;
- 7 With the possibility of Section 8 vouchers being available within a year, funds could be available for 51 individuals over the course of a three year program.

Costs of the program will be paid by MHA with 100% reimbursement by the RBRA, using funding received from the State. Costs include:

- 1 Monthly housing assistance, anticipated to average \$2,283 per unit;
- 2 Potential MHA staffing for housing locator with annual cost, if full time, of \$125,000, fully loaded;
- 3 Management and administrative fee paid to MHA of \$120 per individual monthly subsidy.

Other program elements not included in the above MHA program will include RBRA support for a case manager within the County Health and Human Services Department. Each case manager has a case load of 17 individuals at any one time. Should the response to the program be robust, and the need arise, there is funding available to increase this. Anticipated annual cost for a case manager is approximately \$121,000 fully loaded.

It should also be noted that, while staff has attempted to address every issue in this new program, it may be necessary from time to time to amend the agreement or the terms and conditions of the Program, within the budgetary constraints of the available funding, to utilize every option available to house qualifying individuals. Thus staff has included in the proposed motion above that the agreement with MHA may be amended as necessary.

FISCAL IMPACT:

None at this time; all funds available through the State Housing and Community Development grant.

Attachments:

Attachment 1: DRAFT RBRA/Marin Housing Authority Agreement to Administer a Temporary Housing Support Program