



**San Bernardino County Homeless Partnership  
West Valley HPN/Regional Steering Committee**

**Wednesday, January 10, 2024 • 9:00 a.m. to 11:00 a.m.**

**Hosted by the City of Rancho Cucamonga - Please Join Us at  
RC City Hall – Tri-Communities Room  
10500 Civic Center Drive, Rancho Cucamonga 91730**

**or  
By Zoom Video Conference:**

<https://us02web.zoom.us/j/85194946723?pwd=TUh0CHZGM1JEZ0I3S1I3YXFEUnAvQT09>

**Meeting ID: 851 9494 6723- Password: 183200**

Dial in +1 669 900 6833 - One tap mobile +16699006833,,89595982006# US (San Jose)

**AGENDA**

OPENING REMARKS	PRESENTER
A. Call to Order B. Welcome and Introductions <i>Public comment and participation is available and welcomed during all agenda items</i>	Erika Lewis-Huntley Don Smith
REPORTS & UPDATES	
C. Interagency Council on Homelessness D. Homeless Provider Network E. Office of Homeless Services F. State and Federal Updates G. Regional City & Service Provider Partners	Erika Lewis-Huntley Don Smith OHS staff RSC Committee Members
CONSENT ITEMS	
H. Approval of RSC Meeting Minutes – December 13, 2023	Don Smith
PRESENTATIONS / DISCUSSION ITEMS	
<b>I. A Look At Our Housing &amp; Homelessness Issues &amp; Challenges By the Numbers</b> a. HUD 2023 Annual Homelessness Assessment Report b. CA Homelessness Response & System Performance Measures Data c. Inland SoCal 211+ 2023 Call Center & CES Data  <b>J. Preparing for the SBC&amp;C CoC 2024 Point-in-Time Count – January 25<sup>th</sup>, 2024</b>  <b>K. West Valley CES Regional Hub Working Group</b>	Don Smith Christopher Darbee, ISCUW  Erika Lewis-Huntley Pastors Don & Ethel Rucker
CLOSING	
L. Additional Public Comment (2 mins) M. Adjournment	Don Smith Erika Lewis-Huntley
Next Regularly Scheduled Meeting: West Valley Regional Steering Committee Wednesday, February 14, 2024, 9:00am–11:00am Rancho Cucamonga City Hall – Tri-Communities Room & by Zoom Video Conference	

*Mission Statement*

*The Mission of the San Bernardino County Homeless Partnership is to provide a system of care that is inclusive, well planned, coordinated and evaluated and is accessible to all who are homeless and those at-risk of becoming homeless.*

THE SAN BERNARDINO COUNTY HOMELESS PARTNERSHIP MEETING FACILITY IS ACCESSIBLE TO PERSONS WITH DISABILITIES. IF ASSISTIVE LISTENING DEVICES OR OTHER AUXILIARY AIDS OR SERVICES ARE NEEDED IN ORDER TO PARTICIPATE IN THE PUBLIC MEETING, REQUESTS SHOULD BE MADE THROUGH THE OFFICE OF HOMELESS SERVICES AT LEAST THREE (3) BUSINESS DAYS PRIOR TO THE PARTNERSHIP MEETING. THE OFFICE OF HOMELESS SERVICES TELEPHONE NUMBER IS (909) 501-0610 AND THE OFFICE IS LOCATED AT 560 E. HOSPITALITY LANE SUITE 200 SAN BERNARDINO, CA 92408. <http://www.sbchp.sbcounty.gov/> AGENDA AND SUPPORTING DOCUMENTATION CAN BE OBTAINED AT 560 E. HOSPITALITY LANE SUITE 200 SAN BERNARDINO, CA 92408 OR BY EMAIL: [HOMELESSRFP@HSS.SBCOUNTY.GOV](mailto:HOMELESSRFP@HSS.SBCOUNTY.GOV).

**Minutes for San Bernardino County Homeless Continuum of Care  
West Valley Regional Steering Committee Meeting**

Wednesday, December 13, 2023, 9:00am – 11:00am  
Rancho Cucamonga City Hall – Tri-Communities Conference Room  
10500 Civic Center Dr, Rancho Cucamonga, CA 91730  
& by Zoom Video Conference

Minutes recorded and transcribed by Bryanna Parker, Service Coordinator, Knowledge Education for Your Success, Inc.

OPENING REMARKS	PRESENTER	ACTION / OUTCOME
Call to Order Welcome and Introductions	Don Smith	<ul style="list-style-type: none"> <li>Meeting was called to order at 9:00 am</li> <li>Roll Call for representatives from Regional Steering Committee members, self-introductions by all attendees.</li> </ul>
REPORTS & UPDATES		
Interagency Council on Homelessness (ICH) Homeless Provider Network Office of Homeless Services State and Federal Updates	Don Smith	<ul style="list-style-type: none"> <li>OHS “Multidisciplinary Approaches to End Homelessness” Monthly Meeting, December 20<sup>th</sup> 10am-11am, HDAP presentation via zoom.</li> <li>Monthly HMIS training held 2<sup>nd</sup> Friday of every month, 8:30am-12noon</li> <li>All stakeholder organizations are encouraged to register as a CoC member using the HPN Registration Form available on the SBC Homeless Partnership website</li> <li>Regional service partners Pacific Lifeline &amp; Heart2Serve held a groundbreaking ceremony for the first 3-D printed home permitted for on-site build in So Cal to provide affordable transitional housing for single mothers with children experiencing homelessness. Opportunities to view the building process will be available.</li> <li>City of Victorville held a ribbon cutting ceremony for the new Victorville Wellness Center campus, providing low-barrier, non-congregate, interim shelter with wraparound supportive services along with medical and recuperative care services on-site.</li> <li>National Alliance to End Homelessness released the results of a comprehensive survey on “Working in Homeless Services: A Survey of the Field”.</li> <li>CA HCD released a comprehensive “Supportive Housing Plan Guidebook”</li> <li>CA Governor signs Yes in God’s Backyard (YIGBY) bill allowing faith institutions and non-profit colleges to develop affordable housing on their property by-right. In SB County, there are over 4,000 potentially developable acres of land owned by faith institutions and over 7,000 acres owned by nonprofit colleges.</li> <li><u>Please see the RSC Meeting presentation slides attached for more information</u></li> </ul>
Regional City & Service Provider Partners	RSC Committee Members	<ul style="list-style-type: none"> <li>City of Chino: Quality of Life team was able to place 19 people over the last few months and Community Services team helped 29 residents with rental and utility assistance.</li> <li>City of Ontario: Hired 12 new social worker team members over the last few months. Repairs have been delayed at Ontario Access Center. Asking people seeking assistance to call social work team to reach people in the field, instead of them coming to the access center at this time. HHAP 3 contract has been executed.</li> <li>City of Rancho Cucamonga: Will be releasing a new RFP seeking an affordable housing developer for the 8<sup>th</sup> St. project</li> </ul>

		<ul style="list-style-type: none"> <li>• City of Upland: Introduced new Homeless Coordinator. City purchased a 4-plex to provide affordable housing for 4 families.</li> <li>• DBH TAY: Mental Health Systems, Inc., recently gave notice that they were opting out of their contract to run the Ontario TAY Center. Valley Star Behavioral Health will be taking over the center beginning January 1</li> <li>• Hope Partners: Accepting new referrals for RRH, have to go through CES. EFSP grant ended, no rental assistance funding at the moment. Beds available at Pomona Shelter for families &amp; single women</li> <li>• Christian Development Center: Having a holiday toy giveaway on Saturday, December 16<sup>th</sup>, 8am-noon, 5080 Kingsley Street, Montclair</li> </ul>
<b>CONSENT ITEMS</b>		
Review of Meeting Minutes	Don Smith	<ul style="list-style-type: none"> <li>• Meeting minutes for September, October, and November were approved.</li> </ul>
<b>PRESENTATIONS / DISCUSSION ITEMS</b>		
Preparing for the SBC&C CoC 2024 Point-In-Time Count- January 25 <sup>th</sup> , 2024	Erika Lewis-Huntley	<ul style="list-style-type: none"> <li>• The unsheltered count will take place beginning at sunrise on Thursday, January 25<sup>th</sup>, 2024</li> <li>• Sheltered count begins at sunset on Wednesday, January 24<sup>th</sup></li> <li>• Sheltered includes motel vouchers, emergency shelter and transitional housing counted through HMIS. Agencies/organizations providing eligible shelter services but do not use HMIS must reach out to Office of Homeless Services to be included in the count</li> <li>• Volunteer sign ups currently going on</li> <li>• Volunteer virtual training will be held January 10, 2024, 1:30pm-3:30pm or 5:30pm-7:30pm</li> <li>• The CoC Youth Advisory Board is seeking input on locations to find unaccompanied youth on the day of the count. Also seeking a regional location to conduct a Youth Survey in the Spring.</li> </ul>
Building Capacity to Support Our West Valley Regional CES Access Hub	Don & Ethel Rucker Christian Development Ctr.  Aziza Manuel, ISCUW	<ul style="list-style-type: none"> <li>• Christian Development Center is the Regional CES lead entity</li> <li>• Aziza has been a tremendous source of education and support for CDC in this effort</li> <li>• CDC conducting follow-up, outreach, and homeless verification for all 211 CES referrals</li> <li>• Regional referral and service connection process still a work in progress</li> <li>• We are establishing a Regional CES Working Group to meet at once a month to conduct case conferencing, facilitate service coordination and support the CES operation</li> <li>• Seeking at least one representative from each regional partner to participate</li> <li>• A web-based survey will be sent out to help update/rebuild our inventory of regional services and resources</li> <li>• Stay tuned for more info on CES development</li> </ul>
<b>CLOSING</b>		
Public Comment	All Attendees	<ul style="list-style-type: none"> <li>• No additional public comment</li> </ul>
Adjournment	Don Smith	<ul style="list-style-type: none"> <li>• There being no further business to discuss, the meeting was adjourned at 11:00am.</li> </ul>
Next Meeting		<ul style="list-style-type: none"> <li>• West Valley Regional Steering Committee Wednesday, January 10, 2024, 9:00am – 11:00am Rancho Cucamonga City Hall – Tri-Communities Room 10500 Civic Center Dr, Rancho Cucamonga, CA 91730 and by Zoom Video Conference</li> </ul>

**December 13, 2023, Attendees: West Valley Regional Steering Committee Meeting**

LAST NAME	FIRST NAME	ORGANIZATION	PHONE NUMBER	EMAIL ADDRESS
Ephraim	Lee	IFHMB	(909)472-8996	<a href="mailto:elee@ifhmb.com">elee@ifhmb.com</a>
Meggs	Robin	Molina Healthcare	(562)951-8388	<a href="mailto:Robin.meggs@molinahealthcare.com">Robin.meggs@molinahealthcare.com</a>
Mahany	Kevin	Family Assistance Program	(909)630-6188	<a href="mailto:kevin@familyassist.org">kevin@familyassist.org</a>
Pedroza	Millie	Family Assistance Program	(760)843-0701	<a href="mailto:millie@familyassist.org">millie@familyassist.org</a>
Fagan	Natalie	DBH-TAY Specialty Programs and Child and Youth Collaborative Service	(909)387-7729	<a href="mailto:Natalie.fagan@dbh.sbcounty.gov">Natalie.fagan@dbh.sbcounty.gov</a>
Wood	Jobi	Family Assistance Program	(760)843-0701	<a href="mailto:jobi@familyassist.org">jobi@familyassist.org</a>
Petite	Linda	Inland Counties Legal Services	(951)368-2558	<a href="mailto:lpetite@icls.org">lpetite@icls.org</a>
Espinoza	Claudia	The Artisan's House	(909)714-6117	<a href="mailto:theartisanshouseorg@gmail.com">theartisanshouseorg@gmail.com</a>
Brazier	Anthony	Reentry Coordinating and Housing Supportive Services	(909)519-5415	<a href="mailto:abrazier@rechss.org">abrazier@rechss.org</a>
Lobos	Oscar	Family Assistance Program- Welcome Home	(909)351-8410	<a href="mailto:oscar@familyassist.org">oscar@familyassist.org</a>
Miller	Shaneka	FAP	(909)884-2722	<a href="mailto:shanekam@fapinfo.org">shanekam@fapinfo.org</a>
Munoz	Maria	City of Ontario	(909)395-2756	<a href="mailto:mmunoz@ontarioca.gov">mmunoz@ontarioca.gov</a>
Sutfin	Annette	San Bernardino County APS	(909)948-6293	<a href="mailto:annette.sutfin@hss.sbcounty.gov">annette.sutfin@hss.sbcounty.gov</a>
Robinson	Jasmyne	US Vets- Inland Empire	(951)625-0099	<a href="mailto:jrobinson@usvets.org">jrobinson@usvets.org</a>
Aguilera	David	Rolling Start Inc.	(909)890-9516	<a href="mailto:daquilera@rollingstart.com">daquilera@rollingstart.com</a>
Reyes	Stephanie	Catholic Charities	(909)906-5980	<a href="mailto:sreyes@ccsbriv.org">sreyes@ccsbriv.org</a>
Harris	Prentice	Chaffey College	(909)652-6596	<a href="mailto:Prentice.harris@chaffey.edu">Prentice.harris@chaffey.edu</a>
Bossieux	Andre	DBH TAY	(909)387-7212	<a href="mailto:abossieux@dbh.scbcounty.gov">abossieux@dbh.scbcounty.gov</a>
Grosvenor	Kami	Inland Valley Hope Partners	(909)622-3806	<a href="mailto:kami@inlandvalleyhopepartners.org">kami@inlandvalleyhopepartners.org</a>
Avalos	Lizzet	City of Upland	(909)931-4334	<a href="mailto:lavalos@upland.ca.gov">lavalos@upland.ca.gov</a>
Ingles	Jonathan	City of Upland	(909)921-1016	<a href="mailto:jingles@uplandpd.org">jingles@uplandpd.org</a>
Komaro	Natalie	City of Ontario	(909)395-2897	<a href="mailto:nkomaro@ontarioca.gov">nkomaro@ontarioca.gov</a>
Avila	Eric	City of Ontario	(909)395-2006	<a href="mailto:eavila@ontarioca.gov">eavila@ontarioca.gov</a>




**The Solution to Homelessness is Straightforward:  
HOUSING!**

**Strengthening Regional Partnerships to Facilitate  
Coordinated Service Delivery & Resource Alignment:  
Building Capacity to Support Our Regional CES Access Hub**

*Plus,  
Preparing for the 2024 Point-in-Time Count,  
Creating A Regional Navigation Center  
Updates on CoC activities & City & Regional Service partners*

**West Valley Regional Steering Committee Meeting  
December 13, 2023, 9:00am**

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**San Bernardino County Homeless Partnership**  
West Valley HPN/Regional Steering Committee

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Meeting ID: 851 9494 6723 - Password: 183200  
Dial in +1 669 900 6833 - One tap mobile +16699006833,,89595982006# US (San Jose)

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J. <i>Building Capacity to Support Our West Valley Regional CES Access Hub</i> a. <i>CES Regional Working Group</i> b. <i>Regional resource inventory and service coordination</i>	Pastors Donald & Ethel Rucker
K. <i>Creating a Regional “Navigation” Center/Supportive Housing Village</i>	Regional Committee Members

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### Multidisciplinary Approaches to End Homelessness Monthly Meeting- December 20, 2023

The Office of Homeless Services is pleased to announce this month's Multidisciplinary Approaches to End Homelessness meeting. This meeting will take place virtually:

**Wednesday, December 20, 2023  
10am-11am**

We will be having a presentation from:

**Monica Lopez from the Office of Community Development and Housing:  
Housing and Disability Advocacy Program (HDAP)**

The Housing and Disability Advocacy Program (HDAP) was established by Assembly Bill 1603 (Chapter 25, Statutes of 2016) and updated by Senate Bill (SB) 80 (Chapter 27, Statutes 2019) to assist people experiencing homelessness who are likely eligible for disability benefits by providing advocacy for disability benefits as well as housing support.


HDAP provided support to participants in meeting two important program goals: Securing disability benefits and stabilizing in permanent housing.

The four core components include:


- outreach,
- case management,
- disability benefits advocacy, and
- housing assistance

Each month we will showcase a provider that will present information about their agency, services they provide, and/or programs that are offered or utilized. We hope that you can join us.

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Homeless Services



San Bernardino County  
HOMELESS PARTNERSHIP

## Homeless Management Information System (HMIS)

### 2023 Training Schedule

**2<sup>nd</sup> Friday of each month**

**Agency User Training - 8:30 a.m. to Noon**  
**Reports Training - 12:15 to 1:15 p.m.**


Training starts promptly at 8:30 a.m.

**HMIS Agency User Training**  
This training is designed to train agency staff who are responsible for data entry, including learning about the fundamentals of:

- Client search, entry, and household
- Project setup forms entry
- Managing clients in HMIS

**HMIS Reports Training**  
This training is designed to assist agency staff who are responsible for preparing HMIS related data reports, including learning about reporting techniques for the following:

- HMIS Data Quality (United States Housing and Urban Development [HUD] Reports)
- Program Roster (Program-Based Reports)




**HMIS Training Contact Information**  
For questions regarding HMIS trainings, contact the Office of Homeless Services (OHS) at:  
DBH-HMISHelpdesk@hs.sbcounty.gov  
or (909) 501-0621.

**Due to the essential information covered in each training, participants will not be admitted if they are more than 15 minutes late.**

Visit the following website for additional OHS resources: <https://sbchp.sbcounty.gov/resources/>

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**San Bernardino County Homeless Partnership**  
Homeless Provider Network  
Registration Form

Instructions: Please submit this form via e-mail to: [homelessrpf@hss.sbcounty.gov](mailto:homelessrpf@hss.sbcounty.gov), or by mail to the Office of Homeless Services – 215 North D Street, Suite 301, San Bernardino, CA 92415-0044

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Date: \_\_\_\_\_

Member Name:  (Mr.)  (Ms.) \_\_\_\_\_

Mailing Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Phone: ( ) - \_\_\_\_\_

E-mail Address: \_\_\_\_\_

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Organization Name (if applicable): \_\_\_\_\_

Executive Director:  (Mr.)  (Ms.) \_\_\_\_\_

Business Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Phone: ( ) - \_\_\_\_\_

E-mail Address: \_\_\_\_\_ Fax: ( ) - \_\_\_\_\_

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Member Representative (Name one Voting and two Alternates)

Voting Name: _____	Email: _____
Alternate Name: _____	Email: _____
Alternate Name: _____	Email: _____

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Regional Meeting (Please identify **ONLY ONE** primary region where you are interested in serving)

<input type="checkbox"/> Central Valley	<input type="checkbox"/> Desert Region	<input type="checkbox"/> East Valley
<input type="checkbox"/> Mountain Region	<input type="checkbox"/> West Valley	(A member may participate in more than one Region but may Only vote in their primary)

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Do you provide homeless services to San Bernardino County residents? If no, please provide an explanation of services and service area.	Yes: <input type="checkbox"/>	No: <input type="checkbox"/>
Are you a current voting member of the San Bernardino County Interagency Council on Homelessness (ICH)?	Yes: <input type="checkbox"/>	No: <input type="checkbox"/>
Will you benefit from financial gain if you are appointed as a HPN Representative? If yes, please provide an explanation.	Yes: <input type="checkbox"/>	No: <input type="checkbox"/>


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Signature: \_\_\_\_\_ Date: \_\_\_\_\_


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## Working in Homeless Services: A Survey of the Field


**Written By:** Joy Moses, Vice President of Research and Evidence  
**Published:** December 5, 2023

**Additional National Alliance to End Homelessness 2023 Congressional Priorities**



### Supporting the Homeless Services Workforce

Although the fundamental solution to end homelessness is housing, securing and stabilizing housing will take more than just rent payments. Doing the work to end homelessness requires staffing in a broad range of roles, including housing navigators, case managers, emergency shelter staff, outreach workers and more. However, due to funding constraints, Continuums of Care and non-profit services providers are finding it difficult to recruit and maintain staff. This results in increased burnout of existing staff, high levels of turnover, and **serious capacity issues** that inhibit a program's ability to be effective.

Rental costs are adjusted from year to year through fair market rents, but no such cost-of-living adjustment exists for staffing costs paid for in the supportive services line item of the Continuum of Care Program, for example. **Many homeless services staff experience homelessness, or are at risk of homelessness themselves, because they cannot afford basic living expenses.**

A 2021 study by Dennis P. Culhane and Seongho An found that the average salary of all employees working in permanent and temporary housing programs was \$30,189 – which means that many in the homelessness sector earn far below the U.S. median household income of \$70,784, and live in (or close to) poverty. Additional research suggests that **low wages can be one of the key reasons that homeless service employees leave their organizations** (or the sector completely), rendering homelessness programs unable to house people effectively.

With low wages contributing to employee turnover, many organizations struggle to stay afloat. The National Council of Nonprofits conducted a country-wide survey where it found that 26 percent of participating non-profits had 20-29 percent vacancy rates, with human service jobs constituting most openings. Low wages were one of the biggest reasons for low retention and high turnover rates, along with the inability to find childcare. Within an industry that can demand long hours and emotionally and mentally taxing labor, employees (like their clients) must contend with skyrocketing rents that threaten their housing stability and general well-being.

Additionally, high health risks among front line workers and low wages in the field have racial equity implications. Changes in pay will have a greater impact among those earning the least, typically frontline staff. The most recent Race to Lead Survey for the nation's non-profits suggests people of color are more likely to be represented among frontline staff than to be senior managers.

**Congress should support changes in the FY2024 T-HUD Appropriations bill requiring HUD to improve funding for renewing existing projects to not only cover increases in rent, but also cost-of-living income adjustments for frontline staff.**

Anecdotal stories about challenges facing the homeless services workforce are commonplace. Those who know people in the field have surely heard about the stresses of serving people with great needs and trying to achieve goals within organizations with limited resources. These stories suggest a need to be concerned about workers, but also for the well-being of people experiencing homelessness and the nation's efforts to end homelessness.

Earlier this year, the National Alliance to End Homelessness set out to better understand and document workforce challenges. As a part of these efforts, the Alliance conducted a nationwide survey of homeless services employees, learning about:

- A Mission-Driven Workforce.** Much of the workforce cites altruistic reasons for choosing and liking their profession. In total, 87 percent valued doing worthwhile work.
- Staffing Challenges.** Among respondents, 74 percent said that their agencies/organizations were understaffed, while 71 percent reported that their agencies/organizations experienced high employee turnover.
- Overwhelming Work Environments.** Homeless services personnel experience significant stress rooted in not being able to help enough people (69 percent). They also feel overworked (46 percent).
- Personal Sacrifices.** The workforce is overwhelmingly impacted by low salaries, leading to financial difficulties; they worry about paying for wants like vacations (54 percent) but also needs such as housing (44 percent).
- Harms to Service Delivery.** Employees indicate that workforce challenges translate into cutbacks in services and clients not fully getting the help they need.

The homeless services workforce should be appreciated for their mission-driven dedication to their work. However, they also desperately need additional resources, and other policy and practice supports, to ensure its continued work can meet the needs of all people experiencing homelessness.

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## 3D house in Upland to help families in need

Duplex is first of its kind built on-site in Southern California, officials say



Carmen Hall, CEO and executive director of Pacific Lifeline, addresses the audience Tuesday during the groundbreaking ceremony for a planned 3D-printed duplex in Upland. The project is a collaboration with Heart2Serve. PHOTOS BY ANJALI SHARIF-PAUL – STAFF PHOTOGRAPHER



By **Jordan B. Darling**  
[jdarding@scng.com](mailto:jdarding@scng.com)

Two nonprofits are bringing a 3D printed duplex to Upland early next year in what they see as part of the answer to the housing crisis in California.

Over 30 people gathered on a small plot of land off San Antonio Avenue to break ground on the project Tuesday. The patch of dead grass, dirt and concrete is the site of Southern California's first 3-D printed home to be built and printed on-site, according to the builders.

Construction of a 3D home takes less time and money than a traditional build, according to Pacific Lifeline and Heart2Serve, two San Bernardino County-based nonprofits focused on housing security for women and children in need.

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### Expanded "Next Step" Housing Program & 3D Printed Duplex



#### Summary

Due to a rapid increase in the cost of rent, a shortage of affordable housing, and deepening mental health and substance use crises, San Bernardino County experienced a 26% increase in homelessness during the past year, according to the 2023 Homeless Point in Time Count. The Real Cost Measure in California 2023, a report published by the United Ways of California, states that one in three households in California (34%, over 3.7 million) do not earn enough to afford the necessities required for a decent standard of living, and over 70% of households led by single mothers fall below the Real Cost Measure.

Responding to the need for affordable housing options, Pacific Lifeline has decided to utilize available space on their property to help meet this need. They recognize, however, that housing alone is not sufficient. Studies show that families also need basic supports to thrive. That is why Pacific Lifeline's comprehensive and strategic housing program addresses these needs and is the "final step" as families overcome homelessness.

#### Housing Units & Specs

**This duplex will be the first permitted 3D printed house to be built and printed on-site in Southern California.** It will be comprised of a 1-bedroom, 1-bathroom unit that is approximately 600 square feet and a 2-bedroom, 1-bathroom unit that is approximately 763 square feet. Both units will feature a living/dining room area, kitchen and laundry room. The project is contracted by Heart2Serve, with engineering services provided by Plump Engineering of Anaheim, CA, and architectural services provided by Visioneering Studios, Inc. of Santa Ana, CA.

#### What is 3D Printed Housing?

A 3D House Printer operates in much the same manner as a desktop 3D printer. They are file driven from a laptop or other processor to a controlled robotic print head that moves in three directions to accurately and consistently lay down a continuous bead of select print material in three dimensions. This simple process design is scaled up deploying an aluminum truss support framework, a pressurized pump driven material delivery system, an overhead 3D robotic actuator attached to a print head controlled by standard 3D cad software on a laptop computer. The pressurized pump system delivers a continuous bead of reinforced spec mix to a dual print nozzle capable of printing up to 4 feet of material per second. This technology allows 1,600 sf of hollow reinforced walls to be printed and roughed in 2-3 days!

**The benefits of a 3D printed house include:** a reduced build time of 31-41 days, fire resistance due to its concrete & steel construction, reduced materials and labor, reduced materials waste, resistance to insect damage, low long-term maintenance, R40 hollow wall insulation, and lower repair costs.

#### Construction Process:

- Excavation, Steel, Inspection, Footings, Slabs - 4 Units: **10 Days**
  - "On Site" Printer & Batch Plant Set Up: **1 Day**
  - 3D Print Structure Walls, Vert Rebar, Rough Elec, Rough Plum, Skim Walls Smooth: **3 Days**(SPECIAL NOTE: DEPUTY INSPECTOR TO CERTIFY ROUGH IN AS WALLS ARE PRINTING)
  - City Rough-In Inspection of Hollow Walls Prior to Insulation: **1 Day**
  - Fill Hollow Wall Space w/ Insulation - Inspect Same Day: **1 Day**
  - Roof Framing, Decking, Inspection, Complete Roof: **7 Days**
  - Install All Finish Trades - Electrical, Plumbing, Cabinets, Flooring, Doors, Windows, Paint, Flooring, Trims: **13 Days**
  - Paint Exterior & Interior Walls & Trims: **3 Days**
  - Final Inspection: **1 Day**
  - Final Touch Up: **1 Day**
- = Total Days to Completion: **41 Days**

No special or elite planning variances were necessary, as the engineering utilized the CMU (Concrete Masonry Unit) building code as its basis for design, and no specialty building materials will be used. The team has been trained and certified with the 3D printer manufacturer and underwent 30 days of training on-site in Salt Lake City, UT.

**We will allow individuals to observe the machine in action when the walls are near completion.** To be notified when this occurs, please scan the QR code below:

8

## Victorville City opens first-of-its-kind Wellness Center with a ribbon cutting celebration

Victor Valley News Group · December 8, 2023



**VICTORVILLE, Calif.** — Clients of the City of Victorville’s Interim Homeless Shelter will have a new, innovative facility to move into just in time for the holidays.

On Friday, December 8, 2023, the City of Victorville celebrated the grand opening of its Wellness Center, the first low-barrier, non-congregate emergency shelter to offer interim housing and wraparound support services with a medical and recuperative care clinic on-site.

One of the center’s most unique features will be the inclusion of medical services and recuperative care, an extremely challenging component of wellness for individuals who lack proper shelter and access to ongoing medical care.

9

### Wellness Center Campus



#### ABOUT THE WELLNESS CENTER CAMPUS

The Wellness Center Campus will be the first non-congregate care facility of its kind in San Bernardino County, and it will play a critical role in helping sheltered and unsheltered individuals stabilize and rebuild their lives. The innovative design of the campus will allow the Wellness Center to serve several functions by providing the following:

- A low-barrier, Navigational Center
- Recuperative care facility
- Medical Clinic
- Interim housing, and
- Wraparound supportive services

Supportive services will include case management, care coordination (medical, mental health and dental), job training/placement, legal services, and housing navigation. The Wellness Center will provide a recuperative care facility and an onsite medical clinic that will be available to members of the community who are Medi-Cal and/or Medicare eligible.



#### UNIQUE & INNOVATIVE

This unique and innovative campus will provide individuals a level of privacy, comfort, and security in a designated living unit (single, double, and/or family occupancy). Campus features include:

- Multiple restrooms & showers for men and women (family units have private restrooms)
- Medical clinic (3 exam rooms)
- Cafeteria & Dining Hall
- Recreation/Lounge Area
- Various Office Spaces
- Private Interview Rooms
- Personal Storage Bins
- Kennel areas & dog walk

#### CAMPUS HALLMARKS

The Wellness Center Campus will be located on approximately 4.5 acres of City-owned land and it will provide 170 beds to accommodate men, women & families. Bed arrangements may fluctuate based on the needs of our community.

- Family Units (21 beds)
- Single-Bed Units (32 beds)
- Double-Bed Units (64 beds)
- Recuperative Care Beds (approximately 53 beds)

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## Supportive Housing Services Plan – Guidebook

### INTRODUCTION

The purpose of this Supportive Housing Services Plan Template and Guidebook (SHSP) is to provide guidance to permanent supportive housing programs that serve those who have experienced homelessness, are at-risk of experiencing homelessness, and have barriers to housing including extremely low income, disabilities, poor rental or credit histories, and justice-involved histories. Permanent, stable, supportive housing provides a foundation for individuals and their households to meet critical needs such as safety and security and other essential needs such as healthcare, income and employment, education, and community involvement. Service providers should coordinate with property management providers to ensure that tenants have access to services both on-site and off-site to maintain stable housing. Other components of providing quality supportive services in supportive housing include offering a variety of service offerings, frequencies, and intensities to best meet the needs of individual tenants, ensuring that all services offered to tenants are voluntary, and providing services with a Housing First, trauma-informed, person-centered, culturally responsive, and strengths-based approach.

The questions in the SHSP can help housing providers create a plan that is responsive to the needs of tenants and the community and ensures quality supportive services will be available for all interested tenants. Although sections in this plan may not all be applicable to every program, they are considered general best practices for operating a supportive housing program.

The intended audience of the SHSP is supportive service providers, developers, and tenants. Supportive service providers are responsible for creating the supportive service plan and executing it. It is recommended that service providers revisit their respective plan on an annual basis to ensure that they are following or amending it based on their experience delivering services. Developers may use the SHSP to better understand best practices in supportive service delivery and expectations for the services that will be offered to tenants residing in the building. Developers and service providers may also use the Guidebook to help outline the responsibilities of both parties in any agreements, Memorandums of Understanding (MOUs), or contracts that are developed. Tenants may use the SHSP to advocate for certain services and to understand what is expected and promised of the service provider.

The Supportive Housing Services Plan Guidebook consists of 16 sections. Each section contains critical context and best practice guidance that should be considered when developing supportive housing programs and housing services plans. The Supportive Housing Services Plan Template provides users with the same key questions and criteria found in this Guidebook, without the context

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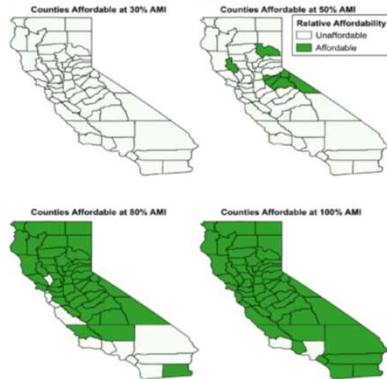
12

**POLICY BRIEF '23**  
November 2023

**Who Can Afford to Rent in California's Many Regions?**

**RENT AFFORDABILITY HAS IMPROVED MODESTLY FOR CALIFORNIA'S MODERATE- AND LOW-INCOME HOUSEHOLDS BUT HOUSING REMAINS OUT OF REACH FOR THE LOWEST INCOME HOUSEHOLDS**

**Figure 1.** Southern California and the Bay Area Counties Remain Unaffordable to Low-Income Renters



**KEY FINDINGS<sup>1</sup>**

- All income groups except extremely low-income (ELI) renters saw an **increase in affordable counties** from previous years
- 1.21 million** ELI households (30% AMI)\* cannot afford average rents in any county
- Very low-income households (50% AMI) can only afford average rents in **7 counties**
- Lower-income households (60% AMI) can afford average rents in **18 counties**
- Low-income households (80% AMI) can afford average rents in **46 counties**
- Median-income households (100% AMI) can afford average rents in **56 of 58 counties**
- 72% of zip codes** are affordable to median-income households, while only **42% of zip codes** are affordable to low-income households

\* AMI - Area Median Income

Sources: Bedroom-adjusted HUD Median Family Income, FY 2023; California Housing Partnership analysis of average rent data from CoStar Group, accessed Sept. 2023. For details, see Appendix B.

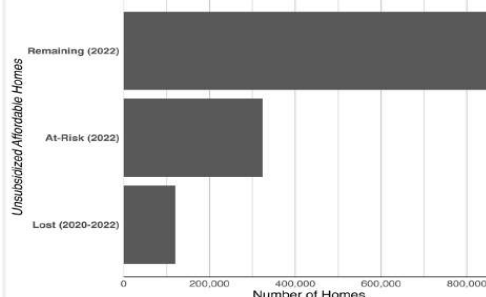


Who Can Afford to Rent in CA's Many Regions? 2023 Policy Brief | dhpc.net | 1

**Unsubsidized Affordable Housing**

Unsubsidized affordable housing includes those properties where, due to some combination of the location and condition of the building, rents are affordable to low-income households. California's unsubsidized affordable housing stock is by far its largest source of affordable housing, providing over 300,000 more homes affordable to low-income households than the state's entire subsidized housing stock (about 864,000 multifamily unsubsidized affordable homes compared to about 528,000 subsidized homes). However, between 2020 and 2022, just over 120,000 unsubsidized homes in California became unaffordable to a low-income household. Of the remaining affordable homes in unsubsidized properties, the Partnership estimates that approximately 324,000 homes are at risk of losing affordability in the near term – see Figure 4.<sup>17</sup>

**Figure 4.** Over 120,000 Affordable Homes Lost



Source: California Housing Partnership, California Naturally-Occurring Affordable Homes At Risk Report 2023, March 2023.

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**INTRODUCTION**

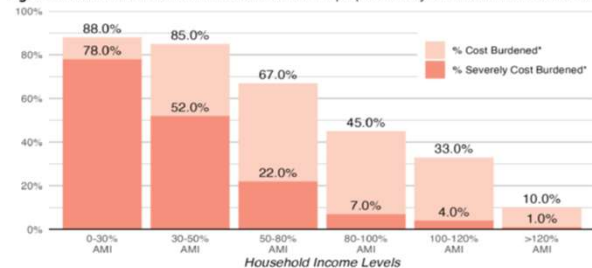
The California Housing Partnership (the Partnership) has regularly documented the severity of the ongoing housing affordability crisis that affects every county in the state.<sup>2</sup> In an effort to determine the extent to which renters of different income groups are struggling with housing affordability the Partnership has updated our analysis—first conducted four years ago—of the income required to afford average asking rents in each county across California.<sup>3</sup> This report assumes that a household is able to find a home in a given county, and does not directly address the related issue of housing shortfalls – which the Partnership tracks in our annual Affordable Housing Needs reports and our Housing Needs Dashboard.<sup>4</sup> This report shows that while moderate- and some low-income households are increasingly able to find affordable rents in the wake of the COVID-19 pandemic, the state's lowest income households still face a significant struggle to the point that even if housing is available, **extremely-low-income households cannot afford rent in any county.** Some zip codes also remain persistently out of reach for all low-income households, which is problematic given the state's increasing focus on Affirmatively Furthering Fair Housing (AFFH) in higher opportunity neighborhoods.<sup>5</sup>

**ECONOMIC AND RACIAL DISPARITIES IN HOUSING NEED**

Affordability is determined by whether the rent paid would cause the household to be cost burdened. A cost-burdened household pays more than 30% of gross monthly income towards housing costs while severely cost-burdened households pay 50% or more.<sup>6</sup>

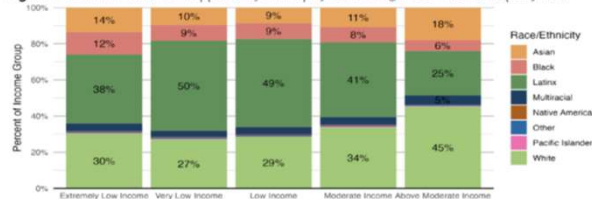
As shown in Figure 2, renter households with the lowest incomes have the highest rates of both cost burden and severe cost burden in California, a trend that holds in every county in the state and across time.<sup>7</sup> For severely cost-burdened low-income households, spending an outsized share of household income on rent cuts into their ability to purchase basic needs such as food, healthcare, child care, and transportation costs, and puts them at risk of becoming homeless.<sup>8</sup>

**Figure 2.** Lowest Income Renter Households Remain Disproportionately Cost Burdened in California



Source: California Housing Partnership analysis of 2022 1-year American Community Survey (ACS) PUMS data with HUD income levels. Methodology was adapted from NCHC zip methodology.  
\*Households are cost burdened if they spend 30% or more of household income on housing costs and severely cost burdened if they spend more than 50%.

**Figure 3.** Racist Limitations on Opportunity and Equity Lead to Significant Income Gaps by Race



Source: California Housing Partnership analysis of 2022 one-year American Community Survey (ACS) PUMS data with HUD income levels.

Faced with persistently high housing costs and high levels of inflation, low income households struggle to afford necessities like food, clothes, and healthcare.<sup>9</sup> In California, more than one in three households struggle to meet their basic needs – with households of color disproportionately impacted.<sup>10</sup> Severely cost-burdened households have even less to spend on these basic necessities, a disparity that contributes to more negative health and educational outcomes, particularly for children.<sup>11</sup> The adverse effects of severe cost burden are experienced most strongly by the state's Black, Latinx, and Indigenous renter households, who have disproportionately lower incomes and experience the highest shares of severe cost burden.<sup>12</sup>

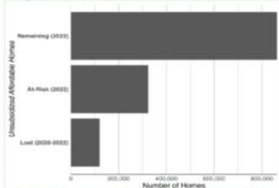
Historically racist policies and ongoing discrimination have resulted in racial income and wealth inequality in California – with Black, Latinx, Native American, and Pacific Islander communities particularly impacted.<sup>13</sup> Figure 3 demonstrates the economic inequality of various racial and ethnic groups across the state. Further, accounting for housing costs and safety net benefits, poverty rates are highest amongst Latinx and Black households.<sup>14</sup> As a result of spending a disproportionate share of income on housing, many households are only one missed paycheck or unexpected medical bill away from being forced to move much further from work and essential services or even being forced to live in their vehicles or on the streets.<sup>15,16</sup>

**Black, Latinx, and Indigenous renter households...have disproportionately lower incomes and experience the highest shares of severe cost burden**

**Unsubsidized Affordable Housing**

Unsubsidized affordable housing includes those properties where, due to some combination of the location and condition of the building, rents are affordable to low-income households. California's unsubsidized affordable housing stock is by far its largest source of affordable housing, providing over 300,000 more homes affordable to low-income households than the state's entire subsidized housing stock (about 864,000 multifamily unsubsidized affordable homes compared to about 528,000 subsidized homes). However, between 2020 and 2022, just over 120,000 unsubsidized homes in California became unaffordable to a low-income household. Of the remaining affordable homes in unsubsidized properties, the Partnership estimates that approximately 324,000 homes are at risk of losing affordability in the near term – see Figure 4.<sup>17</sup>

**Figure 4.** Over 120,000 Affordable Homes Lost



Source: California Housing Partnership, California Naturally-Occurring Affordable Homes At Risk Report 2023, March 2023.

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**SENATOR WIENER’S YIGBY - YES IN GOD’S BACKYARD - BILL PASSES THE ASSEMBLY September 7, 2023**

SACRAMENTO – The Assembly passed Senator Scott Wiener’s (D-San Francisco) and Assemblymember Tina McKinnor’s (D-Inglewood) Senate Bill 4. SB 4 would open over 170,000 acres for affordable housing by allowing faith institutions (such as churches, synagogues, and mosques) along with nonprofit colleges to build affordable housing on their property by-right, even if local zoning prevents this housing. The legislation applies to 100% affordable housing. The bill passed 56-1, and now returns to the Senate for a final sign-off before heading to the Governor for approval.

**SIGNED INTO LAW BY GOV. NEWSOM ON OCTOBER 11, 2023.**

“This groundbreaking legislation provides a powerful tool to tackle the massive affordable housing shortage facing California,” said Senator Wiener. “We need to build 1 million affordable homes in the next 8 years to meet our housing goals, and hundreds of faith communities and nonprofit colleges have excess land that can and should be used for affordable housing. I’m thrilled to see a victory for this broad coalition - let’s get it over the finish line.”

SB 4 ensures that churches, faith institutions, and nonprofit colleges will be able to build affordable housing on their land without having to go through an expensive and difficult rezoning and discretionary approval process. It re-zones the property and ensures neither CEQA (California Environmental Quality Act) nor local political processes can be misused to stop these affordable housing projects.

A recent report from UC Berkeley’s Turner Center found that there are roughly 171,000 acres of land throughout the state that would be eligible for affordable housing under SB 4. One of the chief obstacles to affordable housing development is that affordable housing developers must compete against market rate developments for land. SB 4 opens tens of thousands of acres that affordable housing developers will have exclusive access to.

Any organization building this type of streamlined affordable housing must maintain the affordability of these homes for a minimum of 55 years for rental properties and 45 years for properties that can be owned. Additionally, density and height requirements are tied to what is deemed appropriate for affordable housing by state law.

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**The Housing Potential for Land Owned by Faith-Based Organizations and Colleges**

**Findings**

**Across California, there are over 171,749 acres of potentially developable land owned by FBOs or nonprofit colleges.**

**Overview of Senate Bill 4**

SB 4 would streamline affordable housing on land owned by religious institutions and nonprofit colleges.<sup>10</sup> New housing projects would go through a ministerial process, bypassing the California Environmental Quality Act (CEQA) and subjective local design standards.

SB 4 includes detailed zoning and density regulations, including provisions for developments located in zones that do and do not allow residential uses. The bill would allow for a baseline density level,<sup>11</sup> with an option to seek further increases through state density bonus law. The allowed height is the greater of one story above the maximum already applicable to the site or the height of any adjacent parcel. The bill also includes specific affordability criteria, specifically that 100 percent of the units be affordable to lower-income households, with exceptions that 20 percent of the units may be for moderate-income households and 5 percent of the units may be for staff of FBO or college institutions. SB 4 also limits required parking to one space per unit, and would be applicable in the California Coastal Zone. SB 4 also would allow for various ground-floor ancillary uses, including childcare centers and community-based organizations, in single-family zones as part of the SB 4 development.

Projects that are eligible for SB 4 incentives would be subject to labor standards established in Assembly Bill 2011 (2022). These standards mandate that construction projects with more than ten units adhere to prevailing wage requirements for all workers and provide health-care benefits. Developments involving more than 50 housing units must engage contractors and subcontractors that either participate in a state-approved apprenticeship program or request apprentices from such a program.

**Table 1A - Eligible FBO Land for Selected Counties<sup>12</sup>**

	Total Potentially Developable Acres	Total Potentially Developable Parcels	Median Parcel Size (Acres)	Share of Total FBO Acreage Statewide
Alameda	881	612	0.74	1.8%
Contra Costa	1,159	493	1.17	2.4%
Fresno	1,893	589	1.01	4.0%
Los Angeles	4,339	3,064	0.74	9.2%
Orange	1,907	707	1.6	4.0%
Riverside	2,800	855	1.65	5.9%
Sacramento	1,722	712	1.49	3.6%
San Bernardino	4,063	914	1.99	8.6%
San Diego	4,000	1,128	1.59	8.5%
San Francisco	100	159	0.42	0.2%
Santa Clara	1,544	559	1.48	3.2%
<b>State Total</b>	<b>47,019</b>	<b>15,041</b>	<b>1.06</b>	<b>100%</b>

Source: Turner Center analysis of LightBox data

**Table 1B - Eligible Nonprofit Colleges Land for Selected Counties**

	Total Potentially Developable Acres	Total Potentially Developable Parcels	Median Parcel Size (Acres)	Share of Total Nonprofit College Acreage Statewide
Alameda	2,740	156	1.53	2.1%
Contra Costa	1,673	49	3.8	1.0%
Fresno	1,344	92	1.98	1.0%
Los Angeles	6,544	715	0.98	5.0%
Orange	2,742	444	0.79	2.1%
Riverside	14,350	468	5.56	11.1%
Sacramento	924	119	1.79	0.7%
San Bernardino	7,116	349	1.14	5.5%
San Diego	5,144	342	1.77	4.0%
San Francisco	180	40	1.68	0.1%
Santa Clara	8,466	438	1.0	6.5%
<b>State Total</b>	<b>124,730</b>	<b>4,410</b>	<b>1.94</b>	<b>100%</b>

Source: Turner Center analysis of LightBox data

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**United Ways of California**

# The Real Cost Measure in California 2023

**Over One in Three Households—Over 3.7 Million (34%)—Do Not Earn Sufficient Income to Meet Basic Needs in California.**

**The Working Poor**

Of the 3.7 million households who fall below the Real Cost Measure in California, 97% have at least one working adult.

**African American and Latino Households Struggle the Most**

51% of Latino households fall below the Real Cost Measure compared to 45% of African American households, 30% of Asian American households, and 23% of White households.

**Over Half of Households with Young Children Struggle**

54% of households in California with children under the age of six fall below the Real Cost Measure.

**Less Educational Attainment Yields More Hardship**

Nearly 7 in 10 households led by a person without a high school diploma fall below the Real Cost Measure, compared to 18% with a Bachelor's degree.

**Single Mothers**

7 in 10 single mothers in California, over 576,000 households, fall below the Real Cost Measure.

**Foreign-born Households Struggle More than Native Born**

57% of U.S. non-citizens struggle to meet basic needs, compared to 37% of naturalized householders, and 29% of households led by a U.S. citizen.

**Housing Burden**

Over 4.3 million households in California pay at least 30% of their income on housing.

Unlike the official poverty measure which primarily accounts for the cost of food, the Real Cost Measure factors the costs of housing, food, health care, child care, transportation and other basic needs to reveal what it really costs to live in California.

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**San Bernardino County**  
The Real Cost Measure in California 2023

**United Ways of California**

The Real Cost Measure (RCM) estimates the amount of income required to meet basic needs including the costs of housing, child care, food, transportation, health care, and taxes. Unlike the official poverty measure which is primarily calculated based on the cost of food adjusted for inflation annually, the Real Cost Measure takes into account geographical differences in the cost of living throughout California.

If any results show blank values, that indicates the sample size is too small to illustrate Real Cost Measure results. Per our methodology, estimates with a cell size of greater than 5,000 are assumed to be accurate within +/-1% based on design factor analysis. Cell sizes less than 5,000 are suppressed.

# of Households below Real Cost Measure	% of Households below Real Cost Measure	% of Households below Real Cost Measure with at least 1 Working Adult
<b>212,978</b>	<b>39%</b>	<b>97%</b>

**Annual Income Comparison**  
(Based on a household of 2 adults, 1 pre-schooler, 1 school-aged child)

\$100K: \$76,421 (Real Cost Measure Budget), \$85,588 (Median Household Income), \$52,000 (Federal Poverty Level)

\$50K: \$27,479 (Real Cost Measure Budget), \$39,472 (Minimum Wage, 2 Adults)

**Household Budgets**

	1 Adult	2 Adults	2 Adults, 1 Pre-schooler, 1 School-aged child
Housing	\$11,460	\$13,272	\$16,680
Food	\$4,488	\$8,232	\$12,720
Health Care	\$2,640	\$5,268	\$10,548
Child Care	\$0	\$0	\$15,768
Transportation	\$5,802	\$11,784	\$11,784
Miscellaneous	\$2,448	\$3,852	\$6,756
Taxes/Credits	\$4,566	\$6,080	\$11,332
<b>FINAL BUDGET</b>	<b>\$31,494</b>	<b>\$48,488</b>	<b>\$85,588</b>

**Households of Color**

Across the county, African Americans and Latinos have a disproportionate number of households with incomes below the Standard. In this area, of the 212,978 households below the Real Cost Measure, 123,928 are Latino.

**Households with Young Children**

- 61% of households with children under six struggle, a rate much greater than that of the rest of the county.
- Single mothers are most likely to struggle. 73% in the county are below the Real Cost Measure.

**Working Households**

- 97% of households below RCM have at least one working adult.
- 76% of heads of household who work are employed full time and year round.
- A family of four (2 adults, 1 infant, 1 school-aged child) would need to hold more than 3 full-time, minimum-wage jobs to achieve economic security.\*

**Housing Burden**

- 38% of all households in the county spend more than 30% of their income on housing.

**Education**

	# below RCM	% below RCM
Less than High School	49,891	64%
High School Diploma or Equivalent	67,364	46%
Some College, Assoc. or Voc.	65,365	36%
Bachelor's degree or higher	30,358	20%

**Ethnicity**

	# below RCM	% below RCM
Latino	123,928	47%
African American	22,205	46%
Asian American / Pacific Islander	14,671	29%
White	51,019	29%
Native American/Alaska Native		

**Household Type**

	# below RCM	% below RCM
Single Mothers	43,156	73%
Seniors	19,719	26%
Married Couples	91,139	30%
Intentional Families	30,252	32%

**Citizenship/Nativity**

	# below RCM	% below RCM
Foreign Born, Non-Citizen	42,944	50%
Born a US Citizen	137,407	36%
Foreign Born, Naturalized	32,727	34%

**Key Findings**

**One in Three California Households Struggle to Afford Basic Necessities**

One in three households in California (34%, over 3.7 million) do not earn enough to afford the necessities required for a decent standard of living. This is roughly 2.5 times the proportion of households considered to be living in poverty under the federal poverty level.

**Figure 1: Households above/below the Real Cost Measure**

**Figure 2: Income Gap after Wages and Public Assistance for Average Household below the Real Cost Measure, Riverside County: 2 adults, 1 pre-schooler, 1 school-aged child**

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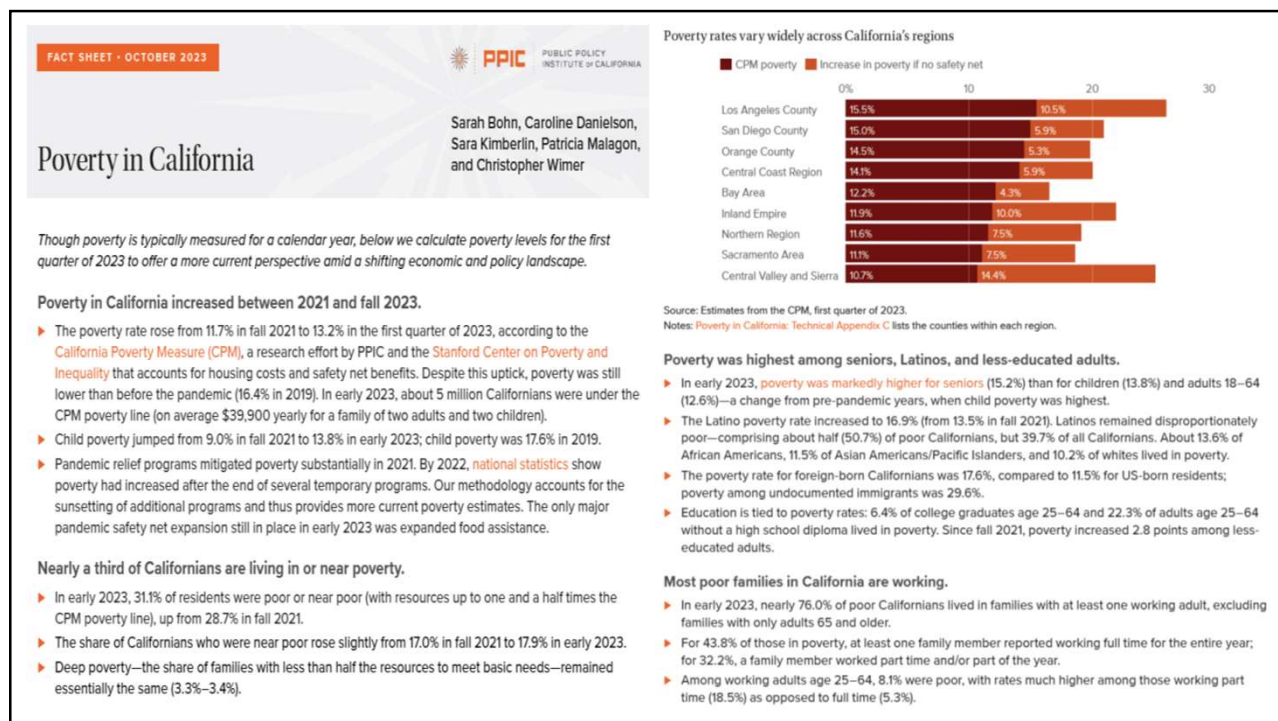
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\* Minimum waged jobs based on \$13.00 per hour, 40 hours per week, 50 weeks per year. Median household earnings control for related households and household led by persons with disabilities consistent with the Real Cost Measure.

Findings drawn from The Real Cost Measure in California 2023 by United Ways of California. Data calculated for this geographic profile is from 2021. For detailed methodology, please visit <http://www.unitedways.org/realcost>.

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## Inland Empire to grow twice as fast as rest of Southern California in next 25 years

Region expected to grow by more than 20% by 2048

5.5 million people! Twenty-five years from now, the Inland Empire's population is expected to grow by more than 20%. That's like adding the population of today's cities of Riverside and Moreno Valley to Riverside County and today's Fontana and San Bernardino to San Bernardino County.

"I don't know if it stays in LA's shadow," said Kome Ajise, executive director of the [Southern California Association of Governments](#). "The Inland Empire will be where the action will be, as the population will be there, the buying power will be there."

The Inland Empire today is home to 4,723,216 people. By 2048, Riverside and San Bernardino counties are expected to reach a combined population of 5,692,922 residents. It will be where Southern California's millennials and Generation Z will have settled down to raise families. [According to California Department of Finance projections](#), by 2048, Riverside County will have 3 million residents, up from 2.5 million in 2022. San Bernardino County is expected to have 2.6 million residents in 2048, up from 2.2 million today. California overall is expected to grow by about 3 million residents in the same 25-year period.

The Inland Empire's growth will "attract the knowledge industries and obviously some retail, but more so healthcare and some biomedical technology" jobs, Ajise said. SCAG expects the Inland Empire to grow about twice as fast through 2048 as the rest of Southern California. That's because of its potential for more housing and job creation compared to other parts of the region.

The Inland Empire "has more people driving to work than any other place in the United States," according to Green. To attract a more economically diverse group of residents, the region needs to give future residents the option to not to drive to work, including building high-density housing near mass transit, an approach that cities like Ontario, Rancho Cucamonga and Montclair are already pursuing.

"In 25 years, you could make a meaningful change. You need to think about the way that you're connecting the building and housing together," Green said. But like the other experts, he believes the Inland Empire has tremendous potential over the next quarter-century, citing "amazing" job growth that's far outpaced the U.S. average since 1980 and rising household income.


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## When will the 2024 PITC take place?

The San Bernardino City & County CoC 2024 Point-in-Time Count will consist of two components:

- **The sheltered count will take place from sunset on Wednesday, January 24<sup>th</sup> to sunrise on Thursday, January 25<sup>th</sup>**
- **The unsheltered count will take place beginning at sunrise on Thursday, January 25<sup>th</sup>**

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**Office of HOMELESS SERVICES**  
SAN BERNARDINO COUNTY

# POINT in TIME COUNT 2024

## Volunteers Needed

The PITC is a critical survey to secure grant funding, as well as other resources for local communities to assist individuals who are homeless or at risk of becoming homeless.

*Help count the unsheltered and make a difference*



**JAN. 25 THURSDAY**

To volunteer, please scan QR code. For more information, please visit: [sbchp.sbcounty.gov](http://sbchp.sbcounty.gov)

**VOLUNTEERS WILL:**

- Attend a virtual training, available through the SBCHP website
- Be deployed in teams to survey individuals using the Survey 123 mobile application, a smart phone is required
- Hand-out backpacks filled with essential items

### West Valley Regional Volunteer Training PITC 2024

**When:** Wednesday, January 10, 2024, 1:30 PM - 3:30 PM  
**Location:** Microsoft Teams Meeting

**When:** Wednesday, January 10, 2024, 5:30 PM - 7:30 PM  
**Location:** Microsoft Teams Meeting

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### Sheltered PITC Notification to HMIS Participating Agencies

Greetings HMIS Participating Agencies,

The County of San Bernardino, Office of Homeless Services, will be conducting the annual Sheltered Point in Time Count (PIT) of all persons utilizing shelters, transitional housing and safe havens on the **evening of Wednesday, January 24, 2024 into the morning of Thursday, January 25, 2024.** The PIT includes population data (number of households and persons), as well as subpopulation data (number of chronically homeless clients, clients with a mental illness, etc.). **Please make sure that all client information is entered into HMIS to ensure data is accurate for the sheltered PIT count.**

Thank you and please let us know if you have any questions or concerns.

Your HMIS Team,

[DBH-HMISHelpdesk@hss.sbcounty.gov](mailto:DBH-HMISHelpdesk@hss.sbcounty.gov)

Office of Homeless Services  
560 Hospitality Lane, Suite 200  
San Bernardino, Ca. 92415

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Greetings Community Partners,

In preparation for the 2024 Homeless Sheltered Count, we want to reach out to you to see if you know of any additional **Emergency Shelter and/or Transitional Housing** projects, other than those that are noted on the attached San Bernardino Continuum of Care Emergency Shelter and Transitional Housing Projects, that should be included in the 2024 Sheltered Count.

If you are aware of additional project(s) that meet Housing and Urban Development (HUD) criteria for Emergency Shelter and Transitional Housing projects, please send an email to Christy Hamilton at [hamiltonchristy317@gmail.com](mailto:hamiltonchristy317@gmail.com) and Jonathan Garay at [Jonathan.Garay@hss.sbcounty.gov](mailto:Jonathan.Garay@hss.sbcounty.gov).

Please include the following information in your email:

1. Name of Agency
2. Name of Project
3. Type of Emergency Bed
4. Agency Contact Information
  - a. Agency name
  - b. Primary staff member name
  - c. Phone number
  - d. Email address

Emergency Beds that are included in the Sheltered Count must meet the following HUD categories:

- **Facility-based:** Beds (including cots or mats) located in a residential homeless assistance facility dedicated for use by persons who are homeless.
- **Voucher:** Beds located in a hotel or motel and made available by the homeless assistance project through vouchers or other forms of payment.
- **Other:** Beds located in a church or other facility not dedicated for use by persons who are homeless

Transitional beds that are included in the Transitional Housing Count must meet the following HUD definition:

- **Transitional Housing:** A project that is designed to provide housing and appropriate supportive services to homeless persons to facilitate movement to independent living within 24 months.

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## SBC&C 2024 Point-in-Time Count

I am sending this email to HPN Regional Chair and Co-Chairs to follow up on a previous ask regarding our youth survey next Spring (not the Point in Time Count in January).

Ruben Mendoza and I are **looking for potential locations in your regions for us to have pop ups at to help do the youth survey in the Spring**. I know you are all reservoirs of knowledge so we were wondering if we could get any information in that regard. What sites or places in your local community would be good?

Thank you all very much and have a blessed day. Thank you all for your wonderful work for the unhoused and for our precious youth!

Another ask from folks is the following:

**Please provide 3-5 hotspots in your region in which youth and young adults experiencing homelessness tend to congregate in order to assist out PITC+ efforts in January.**

Warmly,  
*Christian T. Shaughnessy*  
**Youth Leadership Coordinator**  
 Family Assistance Program  
[christians@familyassist.org](mailto:christians@familyassist.org)  
 909-297-8867

**Ruben Mendoza, Housing Associate**  
**Uplift San Bernardino at the Making Hope Happen Foundation**  
 Email: [ruben.mendoza@makinghope.org](mailto:ruben.mendoza@makinghope.org)  
 Office: (909) 245-1454 x105  
 Cell: (909) 258-5120

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### REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS OF SAN BERNARDINO COUNTY AND RECORD OF ACTION

October 3, 2023

**FROM**

**CARRIE HARMON, Director, Office of Homeless Services**

**SUBJECT**

Contracts for Homeless Housing, Assistance and Prevention Round 3 Program Services on behalf of the San Bernardino City and County Continuum of Care

**RECOMMENDATION(S)**

Approve the following contracts for the provision of Homeless Housing, Assistance and Prevention Round 3 Program services on behalf of the San Bernardino City and County Continuum of Care, in a combined amount not-to-exceed \$1,570,982 for the contract period of October 3, 2023 through June 30, 2026:

1. City of Montclair in an amount not-to-exceed \$95,901, **Contract No. 23-1096.**
  2. Desert Manna in an amount not-to-exceed \$64,771, **Contract No. 23-1097.**
  3. Family Assistance Program in an amount not-to-exceed \$312,150, **Contract No. 23-1098.**
  4. Family Service Association of Redlands in an amount not-to-exceed \$243,847, **Contract No. 23-1099.**
  5. Growing Outreach Growing Opportunities in an amount not-to-exceed \$64,771, **Contract No. 23-1100.**
  6. Impact Southern California, Inc. in an amount not-to-exceed \$120,000, **Contract No. 23-1101.**
  7. Morongo Basin Arch in an amount not-to-exceed \$162,725, **Contract No. 23-1102.**
  8. Mountain Homeless Coalition in an amount not-to-exceed \$141,817, **Contract No. 23-1103.**
  9. Operation Grace in an amount not-to-exceed \$365,000, **Contract No. 23-1104.**
- (Presenter: Carrie Harmon, Director, 382-3983)

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## San Bernardino County Homeless Partnership

Interagency Council on Homelessness  
Administrative Office  
260 E. Hospitality Lane Suite 200, San Bernardino, CA 92408-0044  
Office: (909) 501-0610



FROM: Regional Representatives to the ICH

SUBJECT: Homeless Housing, Assistance and Prevention Program, Round 4 Grant Funding Allocations

DATE: September 27, 2023

### RECOMMENDATIONS

That the San Bernardino City & County Continuum of Care Interagency Council on Homelessness (ICH) adopt the following recommendations for the distribution, implementation, and oversight of the \$4,430,501.22 in Homeless Housing, Assistance and Prevention Program, Round 4 (HHAP-4) grant funding allocated to the San Bernardino City & County Continuum of Care:

1. Approve the distribution of the HHAP-4 CoC funding, as follows:
  - a. \$310,135.08 for Administration (7%)
  - b. \$443,050.12 for services for homeless youth populations (10%)
  - c. \$221,525.06 for CES Regional activities (5%)
  - d. \$3,455,790.96 for regional service projects based on 2023 PITC numbers:
    - \$2,094,209.32 Central Valley Region (60.6%)
    - \$739,539.27 Desert Region (21.4%)
    - \$193,524.29 East Valley Region (5.6%)
    - \$65,660.02 Mountain Region (1.9%)
    - \$362,858.06 West Valley Region (10.5%)
2. Authorize the Office of Homeless Services (OHS) to initiate the project funding application and contract execution process.

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## Regionally Coordinated Homelessness Action Plan Homeless Housing, Assistance and Prevention Program - ROUND 5 Application Due – March 27, 2024

- **PART I: REGIONAL IDENTIFICATION AND CONTRACTING INFORMATION**
- **PART II: REGIONALLY COORDINATED HOMELESSNESS ACTION PLAN**
  - 2.1: Participating Jurisdictions' Roles and Responsibilities
  - 2.2 Performance Measures and Improvement Plan
  - 2.3 Equity Improvement Plan
  - 2.4 Plan to Reduce the Number of People Experiencing Homelessness Upon Exiting an Institutional Setting
  - 2.5 Plan to Utilize Local, State, and Federal Funds to End Homelessness
  - 2.6 Plan to Connect People Experiencing Homelessness to All Eligible Benefit Programs
  - 2.7 Memorandum of Understanding
  - 2.8 Application Development Process Certification
- **PART III: FUNDING PLAN(S)**

### **Required Steps – Application Development, Submission, and Posting**

Applicants are required to complete the following processes to develop, submit, and publicly post their HHAP-5 applications.

#### 1. Engage Key Stakeholders

Per HSC sections 50233 (d) and (e), participating applicants are required to collaborate and engage in a public stakeholder process while developing the Regionally Coordinated Homelessness Action Plan. This inclusive process ensures that all key stakeholders have the opportunity to contribute their valuable insights and experiences to the plan, before it is completed. The public stakeholder process must include at least three public meetings, allowing for extensive input from various groups and individuals. During the public stakeholder process, participating applicants shall invite and encourage the active participation of the following groups:

- People with lived experience of homelessness
- Youth with lived experience of homelessness
- Persons of populations overrepresented in homelessness
- Local department leaders and staff from qualifying smaller jurisdictions, including child welfare, health care, behavioral health, justice, and education system leaders
- Homeless service and housing providers operating within the region
- Medi-Cal Managed Care Plans contracted with the State Department of Health Care Services in the region
- Street medicine providers and other service providers directly assisting people experiencing homelessness or at risk of homelessness.

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## The Solution to Homelessness is Straightforward: **Housing**

### **West Valley Regional Steering Committee Ad Hoc Committee on Regional Collaboration and Coordination**

#### **Building Capacity to Support Our Regional CES Access Hub**

- **Developing Regional Partnerships to Facilitate Coordinated Service Delivery and Strategic Resource Alignment in the West Valley Region**
- **Prospects-Opportunities for Regional Collaboration on Homeless Service Delivery & Housing Solutions**
- **Establishing a Regional Navigation Center-Supportive Housing Environment?**

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### **Strengthening Regional Partnerships to Facilitate Coordinated Service Delivery & Strategic Resource Alignment**

#### **A. Building Capacity to Support Our West Valley Regional CES Access Hub**

- i. Regional Lead Entity: **Christian Development Center**
- ii. Regional referral and service coordination
- iii. Regional service and resource inventory
- iv. Regional case conferencing
- v. **Establishing CES Regional Hub Working Group** – bi-weekly meetings begin in January 2024

#### **B. Creating a Regional “Navigation” Center/Supportive Housing Village**

- i. Prospective funding opportunities (capitol & operations)
- ii. Prospective sites / locations
- iii. Prospective partnerships

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HPN West Valley Region - Homeless/Housing Resource Mapping 3-13-19			
Agency/Provider	Location	Target Populations	Notes
<b>Bridge/Interim Housing</b>			
<b>Shelter Facilities</b>			
Foothill Family Shelter	Upland	Families w/children; 5 ppl max	4 apt. units; up to 120 days
Inland Valley Hope Partners	Pomona	Families w/children; single women	18 beds; 30-90 days; SB/LA County funding
<b>Motel Vouchers</b>			
Adult Protective Services	Ontario	Elder and Dependent Adults	Triage (3-5 days); Holding (14-16 days); Navigation (up to 30 days)
Catholic Charities	Ontario	Literally homeless; all populations	Triage-Navigation; 3-30 days
City of Chino	Chino	Families w/children; Seniors; Chino residents only	Triage-Navigation; up to 30 days
Inland Valley Hope Partners	Pomona	Literally homeless; all populations?	Emergency triage; up to 3 days;
Mercy House	Ontario	to be identified	Triage-Navigation; up to 14 days
MHS TAY Center	Ontario	Families w/children-HH 16-25; DBH/FSP only	to be identified
Transitional Assistance Dept.	Ont/Rcho/Fntna	Families w/children; CalWORKS engaged	Triage-Navigation; up to 14 days
Aspirinet	Countywide	TAY 18-21, Foster Care system	Up to 16 days
Community Action Partnership	Countywide	Literally homeless; all populations	Emergency triage; 3-6 days
KEYS	Countywide	to be identified	Holding-perm housing secured; up to 30 days
Lighthouse Social Services	Countywide	Families w/children; TAD-FSP engaged	to be identified
Mental Health Systems	Countywide	DBH/FSP engaged	Navigation; up to 90 days
<b>Transitional Housing</b>			
Foothill Family Shelter	Upland	Families w/children; 5 ppl max	Triage-Navigation; up to 30 days
House of Ruth	Ontario	Domestic Violence Survivors	Up to 16 days
Mercy House	Ontario	Single Adults & Families w/children	Emergency triage; 3-6 days
Pacific Lifeline	Upland	Single moms w/children; kids under 12; 4ppl max	Holding-perm housing secured; up to 30 days
Aspirinet	Countywide	TAY 18-25, Foster Care system	Navigation; up to 90 days
Community Action Partnership	Countywide	Families w/children	Triage-Navigation; up to 30 days
<b>Pay to Stay/Shared Housing</b>			
To be developed			

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HPN West Valley Region - Homeless/Housing Resource Mapping 3-13-19			
Agency/Provider	Location	Target Populations	Notes
<b>Eviction Prevention</b>			
Adult Protective Services	Ontario	Elder and Dependent Adults	to be determined
Catholic Charities	Ontario	All households; 30% AMI	1 month; own resources-resolve at-risk situation
City of Chino	Chino	Families w/children; Seniors; Chino residents only	1 month; own resources-resolve at-risk situation
Impact Southern California	Rancho Cuc	All households; West End only	Up to 3 mnths; own resources-resolve at-risk sit.
Inland Valley Hope Partners	Pomona	All households; 30% AMI	1 month; own resources-resolve at-risk situation
Mercy House	Ontario	to be identified	to be identified
Pacific Lifeline	Upland	Single moms w/children	Up to 2 months; limited, special circumstances
Transitional Assistance Dept.	Ont/Rcho/Fntna	Families w/children; CalWORKS engaged	Homeless Assistance Program; 1 time use
Community Action Partnership	Countywide	All households, 30% AMI	1 month; must resolve at-risk situation
KEYS	Countywide	Veteran households; 30% AMI	SSVF; Up to 9-12 months
Lighthouse Social Services	Countywide	Veteran households; 30% AMI	SSVF; Up to 9-12 months
Mental Health Systems	Countywide	DBH/FSP engaged	# of months?
US Vets	Countywide	Veteran households; 30% AMI	SSVF; Up to 9-12 months
<b>Deposit/1st months rent</b>			
Adult Protective Services	Ontario	Elder and Dependent Adults	to be determined
Catholic Charities	Ontario	All households; 30% AMI	1 month; secure own housing-contribute to move
City of Chino	Chino	Families w/children; Seniors; Chino residents only	1 month; secure own housing-contribute to move
Impact Southern California	Rancho Cuc	All households; West End only	Up to 3 months; secure housing-contribute to move
Inland Valley Hope Partners	Pomona	All households; 30% AMI	1 month; secure own housing-contribute to move
Mercy House	Ontario	to be identified	to be identified
Transitional Assistance Dept.	Ont/Rcho/Fntna	Families w/children; CalWORKS engaged	Homeless Assistance Program; 1 time use
Community Action Partnership	Countywide	All households, 30% AMI	1 month; secure own housing-contribute to move
KEYS	Countywide	Veteran households, 30% AMI	SSVF; deposit w/VASH
Lighthouse Social Services	Countywide	Veteran households; 30% AMI	SSVF; deposit w/VASH
Mental Health Systems	Countywide	DBH/FSP engaged	to be identified
US Vets	Countywide	Veteran households; 30% AMI	SSVF; deposit w/VASH

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HPN West Valley Region - Homeless/Housing Resource Mapping 3-13-19			
Agency/Provider	Location	Target Populations	Notes
<b>Rapid Re-Housing</b>			
Inland Valley Hope Partners	Pomona	Families w/children	CoC funded; up to 12 mos.
Mercy House	Ontario	to be identified	to be identified
Inland Housing Solutions	Countywide	Families w/children	CoC funded; up to 24 mos.
KEYS	Countywide	Veteran households; 30% AMI	SSVF funded; up to 9-12 mos.
KEYS	Countywide	Families & Individuals	CoC funded; up to 24 mos.
KEYS	Countywide	Families w/children; CalWORKS	HSP funded; up to 6 mos?
Lighthouse Social Services	Countywide	Veteran households; 30% AMI	SSVF funded; up to 9-12 mos.
Lighthouse Social Services	Countywide	Families w/children; TAD-FSP	Up to 3 months?
US Vets	Countywide	Veteran households; 30% AMI	SSVF funded; up to 9-12 mos.
<b>Permanent Supportive Housing</b>			
Mercy House	Ontario	DBH & Veteran households?	HA project-based vouchers?
Brilliant Corners	Countywide	Literally homeless-Chronic health conditions	IEHP funded; IEHP members
Housing Authority/DBH	Countywide	Chronically homeless	CoC funded; no time limitation
Housing Authority/VA	Countywide	Homeless Veterans; 30% AMI; HCHV engaged	HUD-VASH; no time limitation
Lighthouse Social Services	Countywide	Chronically homeless Vets	CoC funded; no time limitation
Mental Health Systems	Countywide	DBH/FSP engaged	MHSA funded; no time limitation
Step Up Housing First	Countywide	Chronically homeless	CoC funded; no time limitation
<b>Room &amp; Board / Shared Housing</b>			
	To be identified		
Peer Driven Room & Board Co.	Countywide	DBH engaged; other supportive/independent living	Self-pay; no time limitation
<b>New HEAP funded projects in WV Region</b>			
to be incorporated include:			
	City of Montclair		
	City of Upland		
	Catholic Charities		
	Inland Valley Hope Partners		
	Mercy House		
	MHS TAY Center		
	Pathways Network/Impact SoCal		

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West Valley Regional Steering Committee - Service & Resource Information - May 2020			
Committee partner	Agency	Contact name & number	Resources
Erika Chavez	City of Chino	909-334-3260; echavez@cityofchino.org	Street outreach engagement by SWAG. Care packages, information & referral, rental assistance for Chino residents. Contact Erika for referrals.
Gabe Fondario	City of Montclair	gfondario@cityofmontclair.org; Pastors Donald & Ethel Rucker 909-367-9093	HEAP Contract - street outreach, navigation, motel vouchers for west end households.
County of SB	Project Roomkey - City of Montclair	HOPE Team: 1-844-811-4673, HOPE@sbcscd.org; CES: Call 211 Option 30_General Public; 211 Option 75_PROVIDERS ONLY; Gabe or Don	Project Roomkey - West Valley Region participants in collaboration w/HOPE, DBH, Pathways Network, Christian Development Center, Regional partners
Katryna Gonzales	City of Ontario	909-395-2751 / rentalutility@ontarioca.gov; 909-395-2752 / homeownerutility@ontarioca.gov	Short-term tenant-based rental and utility assistance program for Ontario renters. Homeowner Utility Assistance Program that will assist homeowners or small (1-4 units) rental property owners pay deferred utilities
	City of Ontario/Mercy House		Project Roomkey for Ontario residents
Judy Conner	City of Ontario/Mercy House	Ontario Access Center 435 S. Bon View Ave., Ontario, CA 91761 or (909) 391-2630	Ontario Access Center - expanded hours 9:00am - 5:00pm, Mon-Fri & 10:00am - 2:00pm on Sat. Onsite services/resource connections for Ontario residents. Transitional housing, tenant-based rental assistance for eviction prevention & rapid rehousing. HEAP Contract
Erika Lewis-Huntley	City of Rancho Cucamonga	Erika.lewis-huntley@cityofrc.us, 909-774-2008	RCPD connecting literally homeless to Project Roomkey, regional service partners; Explore CARES Act funds for eviction/homeless prevention, other activities.
Ashley Esquivel	City of Upland	aesquivel@uplandpd.org	HEAP Contract - street outreach & engagement, service connections; UHope funds for prevention/rapid rehousing Upland residents; CARES Act fund options
Leif Ozier	Catholic Charities	909-391-4882 ext 202, lozier@ccsbriv.org	HEAP Contract, other funding for Prevention, Rapid Rehousing activities, utility assistance, limited motel vouchers for West End residents
Pastors Donald and Ethel Rucker	Christian Development Center	5080 Kingsley St, Montclair, CA 91763, 909-367-9093	Food bank, 4th Saturday monthly, 8:00am - 9:30am; Life skills, relationship workshops, parenting classes

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West Valley Regional Steering Committee - Service & Resource Information - May 2020			
Committee partner	Agency	Contact name & number	Resources
Don Smith	Impact SoCal	Online application at www.impactsocial.com; message phone 909-353-1269; don.smith@impactsocial.com	Eviction prevention, rapid rehousing move-in assistance for West end residents; Pathways Network HEAP Contract
Kami Grosvenor	Inland Valley Hope Partners	SOVA Program Center, 904 E. California Street Ontario, CA 91761, 909-622-3806 x 200; HPRP Kevin - 909-622-3806 x204, kevind@inlandvalleyhopepartners.org	Food pantry serving residents of the cities of Upland, Rancho, Ontario, Montclair, Chino & Chino Hills. CoC Rapid Rehousing, HEAP Contract eviction prevention, RRH move-in assistance, motel vouchers
Dawn Spencer	KEYS Nonprofit	Rayvonda or Shawna 909-332-6388; intake@keysnonprofit.org	Veteran eviction prevention & rapid rehousing; Cal Works families rapid rehousing
Zazette Scott	Team Heart Ministries	909-908-8053; Zazette45@gmail.com	Shared Housing-Cooperative Living Rooms 4 Rent
Ken Bell	211 / United Way IE	CES Program Manager, kbelle@iewu.org, 909-980-2857 ext. 255; CES: 211_Option 30	Entry point for CoC prioritized or targeted permanent housing resources; coordinated referrals to SBCHP system service and resource partners
Gary Madden	211 / United Way IE gmadden@iewu.org	<a href="https://211sb.org/news/covid-19-resource-information-guide/">https://211sb.org/news/covid-19-resource-information-guide/</a>	Information on COVID-19 resources and activities updated daily.
		<a href="https://211sb.org/reports/">https://211sb.org/reports/</a>	211 Quarterly Caller data by SB County Cities and Region
		Martha Leyva, 909.980.2857 ext. 229	Employment navigation services
Don Smith	SBC Pathways to Housing Network	<a href="https://pathwaysnetwork.typeform.com/to/VP9P3a">https://pathwaysnetwork.typeform.com/to/VP9P3a</a>	Online Consumer Request for Referral Assistance - referrals to CES, HOPE Team, SSVF providers, TAD Housing assistance, Adult Protective Services, Workforce Development and over 3 dozen SBCHP service provider partners
		<a href="http://www.pathwaysnetwork.net">www.pathwaysnetwork.net</a>	Housing resource referrals-service connections-rental opportunity linkage for housing and homeless challenges in San Bernardino County.
		DonSmithSolutions@outlook.com; Zazettepathwayshousing@gmail.com	Landlord engagement, rental opportunity acquisition, master leasing, rental vacancy leads, shared housing technical assistance

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DRAFT	DRAFT	DRAFT
<b>Prospectus Outline</b> <b>San Bernardino County</b> <b>West Valley Regional Navigation Center &amp; Supportive Housing Village</b>		
<b>Objective</b>	Create a “regional navigation center,” providing a combination of emergency, transitional and permanent living space wrapped within a collaborative service-enriched environment supported by a broad-based, multi-agency, public-private funded regional housing, and supportive service partnership.	
<b>Key Development &amp; Operations Principles</b>	<ul style="list-style-type: none"> <li>Regional Cities form Joint Partnership Agreement to support the development, management, and operations of the regional housing and supportive service environment</li> <li>“Anchor tenants” commit funding to support dedicated housing and/or service operations</li> <li>Regional service partners commit to utilizing housing/service space on an as needed, “pay-to-play” basis with requisite levels of direct service engagement for their clients placed in residence</li> </ul>	
<b>On-Site Housing Types</b>	<ul style="list-style-type: none"> <li>Emergency/Triage housing units (1-30 days; supported by participating agency/organization)</li> <li>Transitional housing units (1-12 months; program-based/supported by participating agency)</li> <li>Permanent housing units (low-cost rentals; subsidized rentals; TBRA supported rentals)</li> </ul>	
<b>Prospective On-Site Amenities &amp; Services</b>	<ul style="list-style-type: none"> <li>On-site Property Management, Maintenance, Security</li> <li>On-site Program Support (coordinated entry, resource connections, service activity coordination)</li> <li>Community Engagement/Activity Center</li> <li>Community recreation/wellness space</li> <li>Community kitchen/dining space? (or contracted meal delivery services)</li> <li>Village Market?</li> <li>Transportation services (for appointments &amp; service connections)</li> <li>Offices/workspace for full-time &amp; part-time supportive service partners (including Behavioral Health, Medical CM, In-Home Supportive Services, Employment Development, Public Benefits, Housing Navigation, Life Skills, Legal assistance, Spiritual care, etc. etc.)</li> </ul>	

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DRAFT	DRAFT	DRAFT
<b>Prospectus Outline</b> <b>San Bernardino County</b> <b>West Valley Regional Navigation Center &amp; Supportive Housing Village</b>		
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<b>Key Development &amp; Operations Principles</b>	<ul style="list-style-type: none"> <li>Regional Cities form Joint Partnership Agreement to support the development, management, and operations of the regional housing and supportive service environment</li> <li>“Anchor tenants” commit funding to support dedicated housing and/or service operations</li> <li>Regional service partners commit to utilizing housing/service space on an as needed, “pay-to-play” basis with requisite levels of direct service engagement for their clients placed in residence</li> </ul>	
<b>Prospective Site Partners</b>	<ul style="list-style-type: none"> <li>Regional City Government Partners                             <ul style="list-style-type: none"> <li>Chino, Chino Hills, Montclair, Ontario, Rancho Cucamonga, Upland</li> </ul> </li> <li>County Government Partners</li> <li>Regional Nonprofit Service Partners</li> <li>Cross-Jurisdictional/Countywide nonprofit service agencies</li> <li>For-profit service agencies (w-funding to provide free/minimal charge on-site services)</li> <li>Local Business Entities/Organizations</li> <li>Regional Faith-based Organizations</li> </ul>	
<b>Prospective Site Partner Participation levels</b>	<ul style="list-style-type: none"> <li>Investment Partner - funding/in-kind support for general site development/operations activities</li> <li>Operations Partner - funding to support dedicated housing units and/or service activities</li> <li>Contributing Partner – reserve-rent available housing units/service space on an as needed basis</li> <li>Supporting Partner – provide on &amp; off-site service connections and activities</li> </ul>	

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## Funding for Partnerships

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- \$32.7 million has been set aside as gap funding for projects in other local jurisdictions, with the intent to support and partner on capacity building
- Funds are available through the County Housing Development Grant and HOME – American Rescue Plan (ARP)



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## Newsom signs 2 laws boosting housing production

Gov. Gavin Newsom signed the laws Wednesday, opening up much of the state's commercial land for residential development.



A commercial building sits empty in Sacramento, Calif., Thursday, Sept. 22, 2022. Two new laws in California will let developers bypass local governments to build housing on commercial land. Gov. Gavin Newsom on, Wednesday, Sept. 28, 2022, signed a pair of laws aimed at increasing housing production in California. (AP Photo/Rich Pedroncelli)

They've become a familiar sight along the wide commercial corridors of America — empty buildings once filled by big retailers who have closed their doors, in part because many of their customers shop online.

Now, two new laws in California will let developers build housing on land zoned for retail, offices or parking and largely prevent revenue-hungry local governments from stopping them.

Gov. Gavin Newsom signed the laws Wednesday, opening up much of the state's commercial land for residential development. It's a long-sought victory for affordable housing advocates, who say such sites are ready-made for apartments because they are often near populated areas and come with ample parking.

One law will let developers build housing on some commercial land without having to ask permission from local governments, as long as a certain percentage of the housing is affordable. Another law will let developers build all market-rate housing on some commercial land — which would be more lucrative — but the projects would still have to go through an environmental review process.

A report by data analytics firm Urban Footprint found AB 2011 alone could spur 1.6 million to 2.4 million homes.

Local government officials say the laws undermine their authority and upend years of careful planning that reflect community preferences. But there's also a financial consequence, they say, because stores generate more property taxes for local governments than homes do.

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### California releases map of local government-owned surplus properties and housing element sites to spur affordable housing development

SACRAMENTO – The Department of General Services (DGS) in partnership with the Department of Housing and Community Development (HCD) released an interactive public map of property identified by local governments to help developers find land for housing development. [The Housing and Local Land Development Opportunity Map](#) shows potential development sites identified in local housing elements (housing plans) adopted on or after January 1, 2021, and locally-owned surplus and excess sites identified in housing element Annual Progress Reports.

Governor Gavin Newsom and the California Legislature have advanced a multi-pronged approach to accelerating housing production to meet the state's goal of [more than 1 million affordable homes and 2.5 million homes total by 2030](#), including [encouraging affordable housing development on locally-owned surplus land](#) and setting a higher bar for local housing plans.

This new map allows developers to view all sites identified by cities and counties for housing through their housing elements, as well as locally-owned surplus and excess land, which may be subject to affordable housing requirements when disposed of through the Surplus Land Act. Further the map allows these sites to be overlaid with key datasets, including the HCD/Tax Credit Allocation Committee Opportunity Maps, Cal EnviroScreen 4.0, and fire hazard data to assist them in applying for state affordable housing funding sources and accessing streamlining benefits.



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Jurisdiction	Street Address	Existing Use Type	Surplus Type	Notes
UPLAND	1967 W. Foothill Boulevard	Vacant	Surplus Land	Zoned Highway Commercial (HC)
UPLAND	Foothill Boulevard, west of Benson Avenue	Vacant	Surplus Land	Zoned Commercial/Industrial Mixed Use (C/I-MU)
UPLAND	Foothill Boulevard, west of Benson Avenue	Vacant	Surplus Land	See parcel 1007-061-15 for full site information; Zoned Commercial/Industrial Mixed Use (C/I-MU)
UPLAND	1737 Arrow Route, between Benson Avenue and Central Avenue	Vacant	Surplus Land	Zoned General Industrial (GI)
UPLAND	1737 Arrow Route, between Benson Avenue and Central Avenue	Vacant	Surplus Land	See parcel 1007-271-45 for full site information; Zoned General Industrial (GI)
UPLAND	1st Avenue between "A" Street and 9th Street. 165/151/139 N. 1st Avenue	Vacant	Surplus Land	Zoned 1st Street Overlay in Old Town District of the Historic Downtown Upland Specific Plan (SP)
UPLAND	1st Avenue between "A" Street and 9th Street. 165/151/139 N. 1st Avenue	Vacant	Surplus Land	See parcel 1046-591-08 for full site information; Zoned 1st Street Overlay in Old Town District of the Historic Downtown Upland Specific Plan (SP)
UPLAND	1st Avenue between "A" Street and 9th Street. 165/151/139 N. 1st Avenue	Vacant	Surplus Land	See parcel 1046-591-08 for full site information; Zoned 1st Street Overlay in Old Town District of the Historic Downtown Upland Specific Plan (SP)
UPLAND	1st Avenue between "A" Street and 9th Street. 165/151/139 N. 1st Avenue	Vacant	Surplus Land	See parcel 1046-591-08 for full site information; Zoned 1st Street Overlay in Old Town District of the Historic Downtown Upland Specific Plan (SP)
UPLAND	105 N. 1st Avenue, between "A" Street and 9th Street	Commercial	Surplus Land	Vacant 2,241 sq. ft. building on parcel 13. Zoned 1st Street Overlay in Old Town District of the Historic Downtown Upland Specific Plan (SP)
UPLAND	105 N. 1st Avenue, between "A" Street and 9th Street	Commercial	Surplus Land	See parcel 1046-591-12 for full site information; Vacant 2,241 sq. ft. building on parcel 13. Zoned 1st Street Overlay in Old Town District of the Historic Downtown Upland Specific Plan (SP)
UPLAND	Campus Avenue, south of 7th Street	Vacant	Surplus Land	Zoned Single Family Residential (RS-7.5)
SAN BERNARDINO COUNTY	1050 N. Archibald Ave, Ontario, CA	Vacant	Excess	Adjacent Topgolf
SAN BERNARDINO COUNTY	1050 N. Archibald Ave, Ontario, CA	Vacant	Excess	Adjacent Topgolf
SAN BERNARDINO COUNTY	9500 Etiwanda Ave, Rancho Cucamonga, CA	Vacant	Excess	Adjacent West Valley Detention Center
RANCHO CUCAMONGA	9612 San Bernardino Rd.	Vacant	Surplus Land	
RANCHO CUCAMONGA	9547 San Bernardino Rd.	Vacant	Surplus Land	
RANCHO CUCAMONGA	9561 San Bernardino Rd.	Vacant	Surplus Land	
RANCHO CUCAMONGA	NWC of Haven Ave. and Civic Center Dr.	Vacant	Surplus Land	
RANCHO CUCAMONGA	NWC of Haven Ave. and Civic Center Dr.	Vacant	Surplus Land	
RANCHO CUCAMONGA	7089 Etiwanda Ave., Rancho Cucamonga	Vacant	Surplus Land	
CHINO HILLS	4528 Fairway Boulevard	Vacant	Exempt Surplus	Intended for development of affordable unit by Habitat for Humanity
CHINO HILLS	4628 Fairway Boulevard	Vacant	Exempt Surplus	Intended for development of affordable unit by Habitat for Humanity

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