

Long Term Care Coordinating Council
Housing and Services Workgroup

February 19, 2014

MEETING MINUTES

Present: Val Agostino, Ken Hornby, Abby Kovalsky, Carla Johnson, Susanne Stadler, Tom Ryan, Anne Romero, Victoria Tedder

AGENDA:

- Welcome and Introductions
 - Logistics
 - Note taker
 - Agenda Review
 - Chairperson
 - Review Strategy D of the LTCCC Strategic Plan
 - Review February 2013 LTCCC Meeting Minutes
 - Begin to build work plan
 - Next Steps
 - Adjourn
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1. Logistics

Chairperson: Val Agostino explained that she had taken a new position at Mercy Housing and was not prepared to continue to chair the Housing and Services workgroup. After some discussion and input from both Anne Romero and Carla Johnson that neither of them would be able to chair, it was decided that we would defer this decision until the next meeting. In the interim, both Ken and Carla will be talking about the need to members of the workgroup who were not present at this time.

2. Review Strategy D: Support efforts to increase the availability of a range of safe, affordable, accessible and adaptable housing options

1. Reactivate the Housing and Services Workgroup:
 - Explore options to increase the availability of housing and services.
 - Meet and work with housing developers re the development of housing and services.
 - Advocate with Mayor's Office of Housing re uses of Housing Trust Fund to address the needs for accessible, adaptable and affordable housing for:
 - older adults,
 - adults with disabilities,
 - adults aging with HIV/AIDS,
 - adults with Alzheimer's disease and other forms of dementia, and
 - families caring for children with disabilities
 - Explore opportunities to provide input into decisions about the uses of the Housing Trust Fund.
 - Advocate with Mayor's Office of Housing re issues raised in Housing Impediments Report.
 - Explore issues related to shelters and SRO hotels.

- Evaluate issues involving housing and health care reform.

A review of the strategy led to a general discussion of topics that the committee might include in a workplan:

- Ken raised the subject of assisting landlords to deal with problem tenants in order to address the issue of landlords keeping units off market.
- Discussion of “services” and how to define that from a policy perspective.
- Issue of elders living in the community who have a hard time accessing services, or even knowing about services
- Input into the City’s Consolidated Plan.
- Elevator reliability in older non subsidized buildings, particularly SRO buildings
- Infestation problems at SRO’s
- Accessible bathrooms in non subsidized environments
- Access to shelters for seniors
- Access to “affordable” housing for seniors who are of moderate income, but whose income exceeds subsidized affordability limits

Review February 13 Meeting Minutes

A review and discussion of the following excerpted minutes from February of 2013:

3. Housing Trust Fund

Anne Romero, from the Mayor’s Office of Housing (MOH), explained the Housing Trust Fund. MOH is the housing finance agency for San Francisco – to create and preserve affordable housing. There has recently been a cut to federal sources of \$20 million. The Housing Trust Fund will add \$20 million - for affordable housing development - and ramp up to \$50 million over time. MOH has inherited the development responsibility for the SF Redevelopment Agency (SFRA) housing pipeline. Existing obligations for the SFRA will be met. MOH should have had tax increments to fund them. The more the state takes back, the less that MOH will have to support development of the SFRA housing pipeline.

The 2010-2015 Consolidated Plan includes housing goals that must be reported on to HUD. Numbers of units to be developed are put in the plan. These numbers would have to be reported on to HUD. The passage of the Housing Trust Fund (HTF) was critical to support the realization of the housing pipeline. 90% of the HTF will go to support affordable housing, targeted those with below 50% of the area median income. There will be stakeholder meetings for specific topic areas. It is timely for the LTCCC to provide feedback to MOH about these topic areas.

The next NOFA will be for senior housing. The LTCCC could be instrumental to tell MOH what supportive services could be provided in this housing, especially as we transition to managed care. As this NOFA is planned, we should consider what types of populations and services should be included.

Question: What would it take to have a policy decision to have a commitment to fund and create units for people with disabilities, including people with dementia?

Answer: This should be put into the next Consolidated Plan. The Housing Impediments Report should be used to back up this policy decision.

Issue: The city needs to think how it prioritizes access to housing. Local residents – seniors – cannot get into new senior housing developed in their neighborhoods. There is no city policy around this. The Aging and Disability Friendly San Francisco Workgroup should have this item on its agenda.

Issue: UCSF will be selling the Laurel Heights campus for housing, possibly. What happens in that situation? This would be a fantastic location for housing for people with disabilities and seniors, including people with dementia.

Issue: Bill Hirsh raised some questions about the renovation of Housing Authority properties. Will MOH be involved in repairs to the SFHA housing units. There is now a resource mismatch.

Anne Romero explained that now was the time to plan input into the Consolidated Plan. The Mayor's Office of Housing has engaged a consulting firm to gather input from community stakeholders.

It was decided that both Anne Romero and Teresa Yanga from the Mayor's Office of Housing would attend the next Workgroup meeting to get input from Workgroup members. It was also decided that other members of the LTCCC would be invited to that meeting if they were so inclined. Additionally, there will be a feedback loop to the LTCCC. The Workgroup decided to ask DAAS for help in scheduling this next workgroup meeting.

The workgroup then discussed the need for documents that already exist:

- The Housing Impediments Report
- The Housing Document that was used by the Age Friendly Communities Groups
- The Living with Dignity Strategic Plan (2009 – 2013)
- Current LTCCC Policy Agenda (2014)
- HIV White Paper

Val will be happy to host and chair one more meeting. She will ask Bill H if DAAS, can schedule that meeting. Next agenda will include:

- Consolidated Plan (Anne and Teresa)
- New Chair
- Moving Forward