



SAN DIEGO
HOUSING
COMMISSION

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San Diego Housing Commission (SDHC) Rachel's Promise Center for Women and Children Presentation to the SDHC Board of Commissioners February 14, 2024

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Rachel's Promise Center for Women and Children

Introduction

- Building on the recently developed and executed short-term homelessness action plan to address the loss of shelter beds in 2024, the City and SDHC continue to work together to address the ongoing need for additional shelter beds.
- A consistent theme in stakeholder feedback was the importance of offering a variety of options:
 - Programs dedicated to special populations
 - Variety in site composition (non-congregate)
 - Smaller programs
 - Co-located services
- The proposed shelter further supports the City's and SDHC's shared goals of offering more shelter options to the community.



Rachel's Promise Center for Women and Children Program Overview

- Location: 733 Eighth Avenue, San Diego, 92101.
- Serves single women and women-headed households with children experiencing unsheltered homelessness in the City of San Diego.
- Provides 210 beds (109 beds for single women and 101 beds for families anticipated).
- Provides a blend of congregate, semi-congregate and non-congregate shelter units.
- Will offer a dedicated number of beds to serve women ages 55 and older.



*Rachel's Promise Center for Women and Children
Proposed Site*



Rachel's Promise Center for Women and Children Program Service Model

- The program will operate 24 hours per day, 7 days per week.
- Referrals will be facilitated through the Coordinated Shelter Intake Program, which SDHC administers.
- The program will offer trauma-informed care and wraparound services through housing-focused case management, life skill classes, individual therapy, care coordination, benefit enrollment and assistance.
- The program aims to resolve a person's homelessness as quickly as possible through interventions such as:
 - Diversion resources
 - Self-sufficiency needs assessment
 - Development of housing plans
 - Coordination of care with referrals to County, State, and other agencies
 - Assistance finding safe and affordable permanent or other longer-term housing



Rachel's Promise Center for Women and Children Program Service Model (Continued)

- Basic shelter services, including but not limited to:
 - Appropriate 24-hour residential services and staffing
 - A minimum of two meals per day
 - Showers, wash stations, restrooms, laundry facilities and/or laundry services
 - Telephone access and message services
 - Mail services



Rachel's Promise Center for Women and Children Program Operator Experience

- Catholic Charities has served low-income individuals and families for over 105 years.
- The agency's core mission is centered around community services, homelessness services, and refugee and immigrant services.
- Catholic Charities operates several emergency shelter programs, including Rachel's Promise, which is funded by the City of San Diego and serves 40 single women.
 - This site which is owned by The Salvation Army, is scheduled to be redeveloped in Fiscal Year 2025



Rachel's Promise Center for Women and Children Selection Process

- June 27, 2024: SDHC issued a Request for Qualifications (RFQ), seeking to increase the capacity of the existing shelter system within the City of San Diego.
- RFQ was posted and available for download on the PlanetBids website through SDHC's and the City of San Diego's portals.
 - 839 notifications were sent.
 - 32 potential bidders downloaded the solicitation.
- The initial RFQ closed July 25, 2024, but was reposted August 2, 2024, and left open indefinitely.
- SDHC received five qualifications from respondents.
 - A source selection committee evaluated, scored and ranked proposals based on operator's profile, capacity and readiness, service delivery model, and equity and inclusion.
- Catholic Charities proposed a site location and specific program that would add critical shelter beds.
 - Based on their response, the project was prioritized for implementation.



Rachel's Promise Center for Women and Children

Fiscal Year 2025 Operating Agreement

FUNDING SOURCE	FUNDING BY USE	FY 2025 (Four Months)	FY 2026	FY 2027 – FY2029*
General Funds	Operator Agreement	\$1,617,717	\$5,034,981	\$5,034,981
TBD	Start-Up Costs	\$103,940	\$309,084	N/A
TBD	SDHC Administrative Costs	\$80,836	\$267,203	\$251,749
TOTAL		\$1,697,553	\$5,611,268	\$5,286,730

*Contingent upon funds being made available for this purpose during the City's annual budgeting process



Rachel's Promise Center for Women and Children Staff Recommendations

That the SDHC Board of Commissioners take the following actions:

- 1) Authorize SDHC to enter into an agreement with Catholic Charities, Diocese of San Diego to operate a 210-bed, non-congregate, congregate and semi-congregate shelter program at 733 Eighth Ave. San Diego, CA 92101, for an initial four-month term from March 1, 2025, through June 30, 2025, in the amount of \$1,616,717 which includes one-time start-up expenses in the amount of \$103,940, with four one-year options to renew in the amount of \$5,034,981 per year. In Fiscal Year 2026 only, additional start-up expenses in the amount of \$309,084 will be necessary to reach the full bed capacity. Funding in Fiscal Year 2025 is anticipated to be City General Funds.



Rachel's Promise Center for Women and Children Staff Recommendations (Continued)

- 2) Authorize SDHC's President and Chief Executive Officer (President and CEO), or designee, to execute all documents and instruments that are necessary and/or appropriate to implement these approvals, in a form and format approved by General Counsel, and to take such actions necessary and/or appropriate to implement these approvals, provided that a copy of the documents, signed as to form by General Counsel, is submitted to each Housing Commissioner.
- 3) Authorize SDHC's President and CEO, or designee, to substitute funding sources and/or increase compensation by not more than 20 percent of the total agreement amount for the proposed agreement, if necessary, without further action by the SDHC Board or the Housing Authority of the City of San Diego, but only if and to the extent that funds are determined to be available for such purposes.



Questions & Comments

