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# San Diego Housing Commission (SDHC) City of San Diego Family Shelter Program Presentation to the SDHC Board of Commissioners April 25, 2025

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# City of San Diego Family Shelter Program

## Introduction

- Proposed new agreement with Alpha Project to continue to operate the existing family shelter program at the Logan Avenue site.
- SDHC administers two emergency shelters for families with children, including this shelter.
  - 60 non-congregate units and 254 shelter beds for families (combined total)
- SDHC Board of Commissioners approved an agreement on February 14, 2025, for another shelter program that will add 101 beds for women with children.
  - Anticipated to be online later this year.
- Supports the Community Action Plan on Homelessness for the City of San Diego (Action Plan).



# City of San Diego Family Shelter Program

## Program Overview

- Location: 1801 Logan Avenue, San Diego, 92113.
- Low-barrier, non-congregate shelter units for families experiencing unsheltered homelessness in the City of San Diego.
- Will serve up to 168 persons at any given time in 42 units in a converted hotel property.
- Eligible households include families with children.
- Referrals are facilitated seven days a week through the Coordinated Shelter Intake Program.
- Offers wraparound services, case management, care coordination, referrals and assistance in applying for public benefits.



*Family Shelter – Logan Avenue*



# City of San Diego Family Shelter Program

## Program Service Model

- The program aims to resolve a family's homelessness as quickly as possible using the following resources and services:
  - Diversion opportunities
  - Self-sufficiency needs assessment
  - Development of housing plans and assistance locating safe, affordable housing
  - Coordination and referrals to local, state and federal resources and other nonprofits
  - A minimum of two meals per day
  - Routine operating and client supplies, including hygiene products, basic first aid supplies and cleaning supplies
  - Showers, restrooms, laundry facilities and storage for personal belongings
  - Telephone access and message services
  - Mail services



# City of San Diego Family Shelter Program

## Program Operator Experience

- Alpha Project is a well-established service provider with more than two decades of experience serving individuals and families experiencing homelessness in San Diego.
- Serves more than 4,000 men, women and children annually.
- Currently operates multiple City-funded shelter programs, including the Shelters for Single Adults at 16th & Newton and 17th & Imperial, Rosecrans Shelter and the Harm Reduction Interim Shelter.
- Alpha Project has been operating the Family Shelter Program since July 2023.
  - Has maintained a “positive exit to housing” rate of over 50%.



# City of San Diego Family Shelter Program Selection Process

- January 6, 2025: SDHC issued a Request for Proposal (RFP), seeking a contractor to operate the family shelter program in the City of San Diego.
- The RFP was posted on the PlanetBids website.
  - PlanetBids sent 32 notifications through its system.
  - The proposal was emailed to the Regional Task Force on Homelessness to share on their ListServ.
  - SDHC emailed 19 agencies to inform them of the RFP and invite them to non-mandatory, pre-proposal meeting.
  - Four potential bidders downloaded the solicitation.
- A non-mandatory, pre-proposal meeting was held on January 16, 2025, and site tour was made available to interested applicants on January 21, 2025.
- RFP closed on January 31, 2025.
  - SDHC received three proposals: Alpha Project, Hope the Mission and Catholic Charities.



# City of San Diego Family Shelter Program

## Selection Process (Continued)

- A source selection committee was created with staff from SDHC's Homelessness Housing Innovations Division and representatives from the City's Homelessness Strategies and Solutions Department.
- Proposals were evaluated, scored and ranked on the following criteria:
  - Program Operations
  - Client & Residential Services and Care Coordination
  - Nondiscrimination Assurance
  - Community Considerations
  - Cost Proposal
  - Organizational Experience and Capacity.
- Alpha Project scored the highest and submitted the strongest proposal for consideration.



# City of San Diego Family Shelter Program

## Fiscal Year 2026 Operating Agreement

FUNDING SOURCE	FUNDING BY USE	FY 2026	*FY 2027 - FY2030
TBD	Operator Agreement	\$2,249,674	\$2,249,674
TBD	SDHC Administration	\$69,820	\$69,820
<b>TOTAL</b>		<b>\$2,319,494</b>	<b>\$2,319,494</b>

*\*Contingent upon funds being made available for this purpose during the City's Annual Budgeting Process*

*\*\*Future annualized amounts will be reviewed on an annual basis during the budget cycle to consider potential increased costs related to labor/supplies, utilities, etc., while also taking into consideration budget availability and funding authority.*



# City of San Diego Family Shelter Program

## Staff Recommendations

### **That the SDHC Board of Commissioners take the following actions:**

- 1) Authorize SDHC to enter into an agreement with Alpha Project for the Homeless (Alpha Project) to operate a 42-unit, non-congregate, shelter program at 1801 Logan Avenue, San Diego, CA 92113, for an initial term from July 1, 2025, through June 30, 2026, in the amount of \$2,249,674, with four one-year options to renew in the amount of \$2,249,674 per year. Funding for this program will be determined through the City's annual budget process.
- 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

