



## INFORMATIONAL REPORT

**DATE ISSUED:** October 5, 2023

**REPORT NO:** HCR23-106

**ATTENTION:** Chair and Members of the San Diego Housing Commission  
For the Agenda of October 13, 2023

**SUBJECT:** June 2023 Reporting Update for the City of San Diego's Bridge Shelter Programs

### **NO ACTION IS REQUIRED ON THE PART OF THE HOUSING COMMISSION**

#### **BACKGROUND**

The San Diego Housing Commission (Housing Commission) administers the agreements for the City of San Diego's (City) Homeless Shelters and Services Programs based on a Memorandum of Understanding (MOU) between the Housing Commission and the City that first took effect on July 1, 2010. The Housing Commission and City entered into a separate MOU for the Bridge Shelter Programs, which was approved by the Housing Commission Board of Commissioners (Board) on November 3, 2017, as well as the Housing Authority of the City of San Diego (Housing Authority) and San Diego City Council (City Council) on November 14, 2017. On June 26, 2023, the City Council and Housing Authority authorized the execution of a Master MOU for oversight and administration of a portion of the City's homelessness shelters and services programs, including Bridge Shelter Programs.

The Bridge Shelters offer a safe place for single adults, transition-age youth (TAY), and families with children experiencing homelessness to receive temporary housing and appropriate services needed to expedite placement into permanent housing.

The MOU between the City and the Housing Commission, and operating agreements with shelter operators, have been renewed on multiple occasions with Housing Commission Board and Housing Authority/City Council approval, including the addition and expansion of a shelter at the San Diego Concourse and parts of Golden Hall and the addition of a shelter at 1710 Imperial Avenue.

#### **MONTHLY REPORTING – JUNE 2023**

The charts below provide an overview of data captured in June 2023 for the following Bridge Shelter programs:

- Single Adult Bridge Shelter at 16<sup>th</sup> Street & Newton Avenue, operated by Alpha Project
- Single Adult Bridge Shelter at 17<sup>th</sup> Street & Imperial Avenue, operated by Alpha Project
- The Bridge Shelter for Single Adults, Families, and Transition-Age Youth (TAY) at Golden Hall, operated by Father Joe's Villages (FJV)

As of June 30, 2023, Bridge Shelters provided a total of 938 beds nightly—728 beds for single adults, 50 of which are allocated to the San Diego Police Department's (SDPD) Direct Placement Program; 164 beds for families with children (146 beds and 18 cribs); and 46 beds for TAY. In June 2023, the Bridge Shelters provided shelter to 1,025 households (which may be composed of a single individual or a family unit), consisting of 1,093 individuals. In preparation for the transition out of Golden Hall,

new client intakes for the Families program were suspended on February 27, 2023, and new client intakes for the TAY program were suspended on June 5, 2023.

For more data on the City’s Shelter System, including demographic information on persons served, positive exits, and occupancy information, visit the Housing Commission’s “At-a-Glance” web page (<https://www.sdhc.org/about-us/sdhc-at-a-glance/>), and the Housing Commission’s Homeless Programs Reporting Dashboards (<https://www.sdhc.org/homelessness-solutions/city-homeless-shelters-services/dashboard/>).

**Table One: Total Households Served**

<b>SHELTER</b>	<b>Households Served in June 2023</b>	<b>Total Households Served in FY23</b>
<b>16<sup>th</sup> &amp; Newton (Alpha Project) – Single Adults*</b>	352	<b>1,203</b>
<b>17<sup>th</sup> &amp; Imperial (Alpha Project) – Single Adults</b>	181	<b>668</b>
<b>Golden Hall (FJV) – Single Men</b>	404	<b>1,207</b>
<b>Golden Hall (FJV) – Families with Children</b>	42	<b>142</b>
<b>Golden Hall (FJV) – Transition Age Youth (TAY)</b>	46	<b>221</b>
<b>TOTAL HOUSEHOLDS SERVED</b>	<b>1,025</b>	<b>3,441</b>

\*NOTE: Data for the Single Adult Bridge Shelter located at 16th Street & Newton Avenue includes persons served by SDPD’s Direct Placement Program. The Direct Placement Program served 67 individuals in June 2023 and a total of 327 individuals in Fiscal Year 2023.

**Intakes and Occupancy**

Coordinated intakes into the Bridge Shelter programs are facilitated seven days a week by the Coordinated Shelter Intake Team in conjunction with City-funded outreach teams, including Bridge Shelter Outreach teams, the SDPD Neighborhood Policing Division’s Homeless Outreach Team (HOT) and Homelessness Response Center (HRC) staff. Housing Commission staff reviews referrals and matches clients with the available and most appropriate shelter intervention.

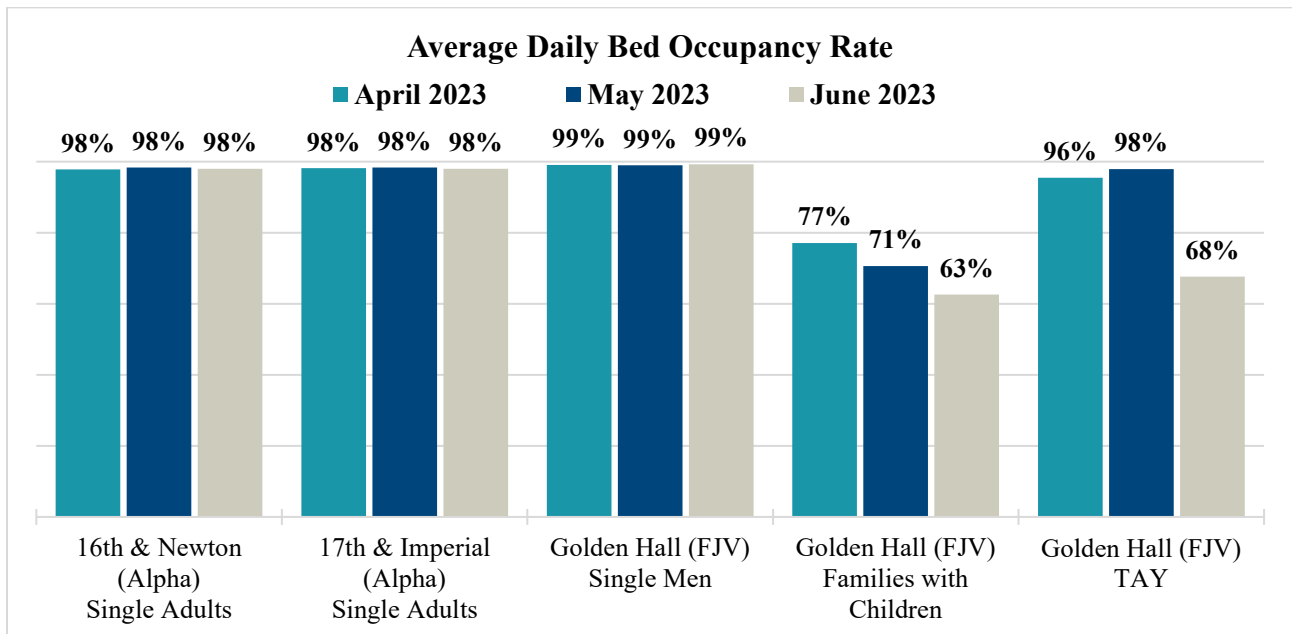
In early February 2022, the City and Housing Commission coordinated with the County of San Diego to develop operating guidelines, which provided a uniform methodology for assessing COVID-19 positivity rates in a shelter environment as well as provide direction as to when modifications to client intake activity is appropriate. After adoption of the “Shelter Intake Guidelines,” client intake activity at each shelter was subject to change based on COVID-19 positivity rates, which may include scaling or temporarily suspending client intakes, which directly impacts operational capacity and overall utilization.

In June 2023, COVID-19 isolation and mitigation practices were revised in consultation with County Public Health Officials as a result of the expiration of both the State and Federal States of Emergency. These changes included:

- No longer mandating face masking or social distancing.
- No longer restricting access to shelter based on COVID-19 status.
- Voluntary isolation (positive and symptomatic).
- Voluntary daily health screenings.
- Tier system (low/medium/high) used for assessing positivity rates and associated operational modifications was expired in alignment with revised practices adopted by the Centers for Disease Control (CDC).
- The suspension of client intakes is now determined by series of factors which include an analysis of available shelter isolation space, community trends, and COVID-19 test results.

On June 12, 2023, the Housing Commission issued notice to all shelter operators detailing the updates to existing infectious disease prevention and mitigation policies and procedures.

**Chart One: Average Daily Bed Occupancy Rate - Last Three Months**



Shelter occupancy rates may be adversely impacted by elevated COVID-19 transmission and utilization of isolation beds, which may result in suspended client intakes. Please note that, to plan for relocation from Golden Hall, new intakes were suspended at Golden Hall for families with children starting on February 27, 2023, and for TAY starting on June 5, 2023.

**Positive Exits**

Between July 1, 2022, and June 30, 2023, 401 households had positive exits from a Bridge Shelter—230 households exited to permanent destinations, and 171 households exited to other longer-term housing destinations. “Positive Exits” include exits to the following destinations:

- Permanent Destinations:
  - Rental with Permanent Supportive Housing (PSH) Subsidy, including Veterans Affairs Supportive Housing (VASH - veteran resource), Project One for All (POFA) Project-Based PSH, and Sponsor-Based PSH
  - Rental with Rapid Rehousing (RRH) Subsidy, including Supportive Services for Veteran Families (veteran resource)

- Rental with Other Subsidy, including Grant Per Diem (GPD) Transition In Place (TIP) (Veteran resource), Section 8 Housing Choice Voucher, or any other non-PSH or non-RRH housing subsidy
- Rental with No Subsidy
- Living with Friends/Family on a permanent basis
- Other Longer-Term Housing Destinations:
  - Temporarily living with family/friends
  - Transitional housing
  - Safe haven
  - Host homes (TAY resource)
  - Foster care
  - Substance abuse treatment facilities
  - Long-term care facilities (nursing homes)
  -

**Table Three: Positive Exits – Fiscal Year 2023**

Positive Exit Destination	16 <sup>th</sup> & Newton (Alpha)	17 <sup>th</sup> & Imperial (Alpha)	Golden Hall (FJV)			TOTAL HOUSEHOLDS
	Single Adults	Single Adults	Single Men	Families with Children	TAY	
Permanent Supportive Housing (PSH)	15	10	6	2	0	33
Rental – Rapid Rehousing (RRH)	5	6	10	4	3	28
Rental – Other Subsidy	11	9	14	3	2	39
Rental – No Subsidy	15	6	27	2	3	53
Family/Friends (Permanent)	8	1	43	13	12	77
Other Longer-Term Housing	48	39	30	18	36	171
<b>TOTAL HOUSEHOLDS</b>	<b>102</b>	<b>71</b>	<b>130</b>	<b>42</b>	<b>56</b>	<b>401</b>

**Status of Households Active in Shelter**

On June 30, 2023, 780 households were enrolled in a Bridge Shelter. Of those 780 households, 48 households (6 percent) were connected to a Rapid Rehousing (RRH) or Permanent Supportive Housing (PSH) resource, and 10 households (1 percent) had been referred to an Emergency Housing Voucher (EHV) resource<sup>1</sup>. These statistics demonstrate the ongoing limitations of available rental assistance options to support people experiencing homelessness in transitioning to permanent housing. Exploring

<sup>1</sup> The U.S. Department of Housing and Urban Development’s (HUD) EHV program is providing 70,000 Housing Choice Vouchers to Public Housing Authorities (PHAs) nationwide for persons experiencing homelessness, with 501 EHV’s awarded to the Housing Commission, and an additional 339 EHV’s awarded to other PHAs throughout the county.

and accessing other housing exit interventions such as family reunification, increasing income, roommate sharing or other means must consistently be explored by residents and staff to end someone’s homelessness and increase flow through in the shelter system. This proves especially challenging in a rental market with historically low vacancy rates and increasing rental costs.

**Table Four: Sheltered Households Connected to Permanent Housing Resources on June 30, 2023**

Permanent Housing Resource	16th & Newton (Alpha)	17th & Imperial (Alpha)	Golden Hall (FJV)			TOTAL HOUSEHOLDS
	Single Adults	Single Adults	Single Men	Families with Children	TAY	
Permanent Supportive Housing (PSH)	11	5	13	1	0	30
Rapid Rehousing (RRH)	4	2	5	5	2	18
Emergency Housing Voucher (EHV)	5	2	3	0	0	10
<b>TOTAL HOUSEHOLDS</b>	<b>20</b>	<b>9</b>	<b>21</b>	<b>6</b>	<b>2</b>	<b>58</b>

**Staffing Summary**

The table below provides the total funded position by shelter, those that are filled and the programs staff vacancy rate. Recruitment efforts continue to be adversely impacted by an array of factors, including a limited workforce with the interest, skill set and qualifications to work in a shelter environment, as well as increased competition in the social service sector, all of which has been exacerbated by the COVID-19 pandemic.

**Table Five: Bridge Shelter Staffing Summary – June 2023**

SHELTER	BUDGETED	FILLED	VACANY RATE
16th & Newton (Alpha Project)	68.40	63.00	8%
17th & Imperial (Alpha Project)	34.45	31.45	9%
Golden Hall (FJV) - Single Men	45.01	32.01	29%
Golden Hall (FJV) - Families with Children and Transition-Age Youth *	36.89	21.89	41%
<b>TOTAL</b>	<b>184.75</b>	<b>148.35</b>	<b>20%</b>

\*Staffing recruitment suspended due to the program relocation and planned change in service provider

**Outreach Activity**

Bridge Shelter Outreach teams are a component of the City’s Coordinated Street Outreach Program and are providing intensive street-based case management for individuals in an assigned neighborhood and/or Council district. Outreach specialists focus on engaging highly vulnerable individuals as well as those who are connected to a housing resource. Bridge Shelter outreach teams reported 327 client interactions in June 2023. For more details on the Street Outreach Program activities administered by the Housing Commission, visit the Homeless Programs Reporting Dashboards on the Housing Commission website (<https://www.sdhc.org/homelessness-solutions/city-homeless-shelters-services/dashboard/>).

**Infectious Disease Mitigation**

The City, Regional Task Force on Homelessness, and Housing Commission staff continue to provide guidance to service providers in alignment with all applicable County Public Health, California Department of Public Health, and Centers for Disease Control and Prevention guidance to best protect the health and safety of both staff and clients,

A Joint Hazard Assessment Team (JHAT) composed of representatives with the City Homelessness Strategies and Solutions Department, San Diego Fire Rescue Department, and the Housing Commission conducts periodic site visits on a regular basis to review compliance with life safety and public health guidelines, facility/environmental issues, as well as to solicit feedback from staff on general operations.

Stakeholders recognize that the ongoing operations of the shelter programs are a shared responsibility and are committed to making sure that resources are available to assist each service provider in maintaining a safe space for both clients and staff.

**HOUSING COMMISSION STRATEGIC PLAN**

This item relates to Strategic Priority Area No. 4 in the Housing Commission Strategic Plan for Fiscal Year (FY) 2022-2024: Advancing Homelessness Solutions – Supporting the City of San Diego Community Action Plan on Homelessness.

Respectfully submitted,



Lisa Jones  
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San Diego Housing Commission

Approved by,



Jeff Davis  
Interim President & Chief Executive Officer  
San Diego Housing Commission

Hard copies are available for review during business hours at the information desk in the main lobby of the San Diego Housing Commission offices at 1122 Broadway, San Diego, CA 92101. Docket materials are also available in the “Governance & Legislative Affairs” section of the San Diego Housing Commission website at [www.sdhc.org](http://www.sdhc.org).