



## **Maryland Interagency Council on Homelessness (ICH) June 2024 Meeting Minutes**

Friday, June 28th · 1:00pm  
Virtual

### **I. Welcome and Introductions (15 minutes)**

*Secretary Jake Day, DHCD*

- Provided an overview of the need for interagency collaboration across state government and with our partners such as Continuums of Care, service providers, advocates, and people with lived expertise to address and solve the issue of homelessness, and outlined what's required of all of our partners.

### **II. Vote to Approve February 2024 Meeting Minutes (5 minutes)**

*Secretary Jake Day, DHCD*

- February 2024 minutes were unanimously approved.

### **III. Future Goals for the ICH (15 minutes)**

*Assistant Secretary, Danielle Meister*

- Follow-up on Work Group Survey and Coordination Planning:
  - State agencies are convening in cabinet meetings, special joint initiatives, and commissions - there is frequent contact and collaboration, and the majority prefer to convene on an ad-hoc/project-basis on specific issues and opportunities, rather than standing broad-area workgroups. However, there is interest in continuing the workforce committee and launching a PSH committee.
  - Updated Action Plan - Members have shared the need for an ICH Action Plan that is public-facing, so constituents and stakeholders understand what challenges the ICH is trying to solve and give visibility to the progress that is being made.

### **IV. Interagency Collaboration Updates**

- **Housing and Services Partnership Accelerator (MDH, DHCD, MDOA, MDOD), Claire Gregory, MDH**
  - Meeting weekly or biweekly to determine how we can work better together to leverage Medicaid to pay for PSH, and expand pre-tenancy supports. Receiving biweekly coaching on expanding Maryland's Medicaid 1115 waiver demonstration for housing navigation and stabilization services, which are currently provided by Continuums of Care and their local service provider partners. The expansion was made possible through a \$6m+ matching appropriation from Governor Moore for FY25, and is part of the state's plan to expand PSH and pre-tenancy supports.
- **HUD Older Adult Home Modification Program (MDOA, MDOD, DHCD), Danielle Meister, DHCD**
  - DHCD & MDOA collaboratively applied for and were awarded \$1.25m from HUD for 2.5-year grant.
  - Older adult homelessness and housing instability is a growing challenge:

- Changing national demographics - nearly 40% increase number of older adults between 2010 and 2020
  - Increasing housing costs and fixed incomes/limited assets in retirement
  - Majority of older adults live alone and accessible units can be difficult to find
  - Loss of permanent housing is common while staying in hospital, rehab, or assisted living after a medical event, challenges with a disability or issues maintaining ADLs/IDLs
  - 40%-50% of older adults have difficulty with at least one Activity of Daily Living (ADL)
- **Anticipated Timeline**
  - HUD budget negotiation/grant agreement execution: through September 30, 2024
  - Planning Phase: October 1, 2024 - March 30, 2025 (could be shorter)
  - Participant Service Period: April 1, 2025 - June 30, 2025
- **Community Schools Rental Assistance Program (MSDE, DHCD), Danielle Meister, DHCD**
  - **Program Overview:** Approximately \$5-7m appropriation for FY25. Anticipated start date of October 2024. DHCD will select a nonprofit organization to administer the fund's day to day operations statewide - receiving/approving applications, administering payments, etc. MSDE and DHCD will collaborate to inform Community School Coordinators of the program, outreach to families, and evaluate program outcomes
  - **Eligibility:** Family with student enrolled in a Community School and renter household at-risk of homelessness OR homeless as defined by the McKinney-Vento Act (includes both literally homeless households and doubled-up/couchsurfing/unstably housed families)
  - **Assistance available for up to 15 months:**
    - Current/prospective rent or rent arrears
    - Fines or fees associated with rental payments, including late fees
    - Current/prospective utility costs or utility arrears
    - Fines or fees associated with utility payments, including late fees or deposits
    - Relocation expenses, such as application fees, move-in costs, security deposit, etc
- **Youth Homelessness Systems Improvement Grant (DHCD, Labor, DHS, DJS, DCSPS, MDH, DSCI, MSDE), Suzanne Korff, DHCD**
  - Round 1 awarded \$51 million nationally to 38 communities (including 7 state governments). Maryland DHCD received a maximum award of \$2 million.
  - Provides capacity-building funds for staff, consulting services, youth engagement and leadership, administrative costs, program evaluation, and more. Funds may not be used for housing, supportive services, or other direct services to youth and families.
  - Maryland's application development process included input and engagement from over 50 partners - including youth with lived expertise of homelessness, philanthropy, Continuums of Care, homeless services providers, and eight state agencies including **DHCD, Labor, DHS, DJS, DCSPS, MDH, DSCI, and MSDE.**

## V. Data Sharing Initiatives

- **Maryland Statewide Homelessness Data Warehouse - Building the Platform for Interagency Data-Sharing and Coordination, Suzanne Korff, DHCD**
  - DHCD is working with the University of Maryland School of Social Work to expand the statewide homelessness data warehouse to include all CoC data. We are currently in the process of collecting data sharing agreements for all CoCs to approve the use of statewide HMIS data for the following purposes:
    - Project Performance Monitoring - Establishing project level performance dashboards, and routine check-ins with CoCs and project staff to improve project and system performance.

- System Performance and Outcomes Analysis: Establishing system level performance dashboards to track progress towards state level key performance indicators and goals, and routine check-ins with CoC staff for system improvement planning.
  - Data Quality Review: Conducting routine data quality reviews to ensure accuracy and completeness of reporting, focusing on project set-up, participant entry/exit, income data entry, etc., and following up with HMIS leads and project staff with technical assistance and training.
  - State and Federal Reporting: Using the data warehouse to run APRs, and other key reports for the State's mandated Managing for Results data, the State's Annual Report on Homelessness, ESG CAPER, and other unanticipated reporting needs.
  - Data Matching and Interagency Coordination: Establishing data sharing agreements with partner agencies in Maryland to improve service coordination and service delivery.
  - Targeted Research to Improve Program Quality and Effectiveness: Establishing data sharing agreements and partnerships with research institutions to evaluate program effectiveness, impact, total cost of care and longitudinal studies of engagement across systems.
- **State Housing Needs Assessment - Quantifying the need for supportive housing in Maryland, Theo Williams, DHCD**
  - [DHCD released a State Housing Needs Assessment in 2020](#), and reviewed this plan in early 2024 We decided to take an approach of updating data, but also drilling down on specific topic areas not covered in the initial needs assessment. Those include the following:
    - Updating the data and getting more detailed data
    - Gap analysis - populations or households with 30%, 80% AMI, low income, very low-income, extremely low income, e.g., The State is missing 85k units for households with 30% AMI as of 2019.
    - Better understanding of persons with disabilities and availability of certain units
    - Contracting with University of Maryland's Center for Smart Growth
    - Focus on older adult populations - not monolithic on housing needs and housing desires.
    - Supportive housing needs assessment
  - *Renee Pope, Prince George's County CoC* - Question & comment: largest growing population is persons aging, can't sustain rent on SSI/SSDI, especially when household size changes. Are you looking at census data/source of income?
 

**Response:** Relying more closely in public use micro-data. This will have the downside of restricting geography, and aggregating more rural parts of the state. This will allow us to do some of the more advanced analysis looking at both age and source of income.

**Follow-up questions:** Can you factor in aging and household dynamics to predict risk of future homelessness? How are you tracking undocumented and alternatively documented households? What are the trends, and how do we overlay this on our housing needs gap?

## VI. Maryland 2024 Key Legislative Updates (15 minutes)

- Renter's Rights and Stabilization Act
  - Establishes an Office of Tenants' Rights and requires a Tenants Bill of Rights summarizing existing tenant rights and remedies as an attachment to all residential leases. The Office of Tenant and Landlord Affairs will be housed within the DHCD Division of Homeless Solutions with its own staff.
  - Increases filing surcharge from \$8 to \$93 in summary ejectment cases; prohibits pass-through of surcharge to tenants. Directs revenue from surcharge increase to Maryland Legal Services Corporation (50%) and state rental voucher program (50%)
  - Prohibits evictions during defined severe weather conditions or public emergencies and extends the time between judgment and issuance of a warrant of restitution from 4 to 7 days

- Limits lease-up costs to two-months rent by closing the “first and last month” rent loophole and limiting security deposits to a maximum of one month's rent
- Creates statewide right of first refusal for tenants of properties with 1-4 units to purchase their home if the owner offers to sell it to a third party
- Prioritizes half of Statewide Rental Assistance Vouchers for families with young children and pregnant individuals
- Enhances the collection of data on eviction filings in District Court by requiring the tracking of additional information
- Already starting to see landlords/property owners charging first and last month's rent as a loophole for the security deposit limits.
- Criminal penalties for landlords that violate this section of law, handled under criminal section of the code.
- Team working on policy briefs on the Renter's Rights bill
- **Homeless Shelter Licensing**
  - Introduced this session, passed with amendment.
  - Requires Division of Homeless Solutions to conduct a study and report on shelter policies, development of recommended regulations, and proposed framework for how licensing would operate.
  - DHCD will be engaging with key government and nonprofit stakeholders over next 6 months to conduct surveys, interviews, focus groups, and review local/state/federal regulations governing the operation of shelters.

## VII. Member Updates and Initiatives (15 minutes)

Council members are invited to share updates on their key focus areas or programs and initiatives related to housing security, homelessness, and economic and workforce opportunities for low-income families.

- **Dana Burl, Department of Veterans Affairs** - Operate Maryland Veterans Trust Fund, a short term emergency grants used to pay off a month's mortgage, rent, etc. This was suspended for three months. We are fine-tuning the details, but looking to get it up and running again in September.
- **Christina Drushel Williams Governor's Office for Children** - Enough Act - Moore Miller's Initiative to Reduce Childhood Poverty and improve Economic Mobility in Maryland
  - All of Government approach, adding DHCD as member of Children's Cabinet
  - Recognize that it's more than just serving the needs of a child, wrap-around supports to family and communities where they reside. Economic mobility and economic family supports - benefit utilization and benefit programs, housing. We will be sharing more information soon on the Enough Initiative beginning July 1. We'll share more on grant opportunities, working across cabinet agencies to change how the government works and supports families.
- **Tony Korol-Evans, Maryland Network Against Domestic Violence**, younger and younger DV victims, high rates among LGBTQ2A+ populations
  - May be missing key supports, survivor identified needs funding (e.g., fixing transmission, missing furniture for move-in)
  - Huge issues of DV population being stuck in shelter not because they aren't ready to move on, but because they are unable to identify housing.
- **Renee Pope, Prince George's County CoC**, Prince George's County was an HHS Prevention Demonstration Program. HHS identified 11 communities across the country to implement (no sustainable program funding), prevention for young people at risk of homelessness to change trajectory in the hopes to prevent homelessness. Prince George's in connection with Sasha Bruce, Maryland Youth Center and Smile just wrapped up the planning process.
- **Sara Johnson, CASH Campaign**. Baltimore City Guaranteed Income Pilot. We wanted to share the new data we have on the Baltimore City GI project that just ended. Many families were able to move to more safe stable housing as a result of consistent income. Some families were in a storytelling cohort. It is a cash+ model targeting young families that have a child under 5. These families were incredibly

disconnected from services. We hosted events for families to get to know each other. This taught us a lot about the person-centered approach. Many families were able to return or stay connected to training programs or education. Many were able to connect to safe and stable housing, re-enter education and see gains. We are interested to see how this compares against other pilots with other families being tracked.

- **Ernestina Simmons, Baltimore City CoC**- Baltimore City we acquired two hotels with a goal to transition them to PSH in the near future
  - Our agency will release an RFP in the upcoming weeks to identify a developer and community based organization for the project
  - We also want to highlight the ACIS project and will have an event on 7/15 that will include the partners in Baltimore City. We will also highlight the partnership with HABC. In 2024, we were able to match over 200 clients to Housing who received CM through ACIS. This project made it possible to offer housing options that aligns with clients needs.
- **Amy Kleine, Weinberg Foundation** - Weinberg Foundation committed up to \$10 million for supportive housing projects in Baltimore City that received Housing Accelerator Fund grants. We look forward to the new units that will be created.
- **Danielle Meister, DHCD** - We are developing a plan to expand PSH gains and programming statewide, replicate models in Baltimore City

**VIII. Next ICH Meeting:** Date/Time TBD