REGIONAL RESPONSE TO ENDING HOMELESSNESS

Working together to prevent and end homelessness in Franklin County

communityshelterboard

Until everyone has a place to call home



CURRENT CRISIS RESPONSE SYSTEM

CRISIS RESPONSE SYSTEM

PREVENTION & RAPID RESOLUTION

The Center for Family Safety and Healing

Gladden Community House

Home for Families

HOMELESS HOTLINE
614-274-7000

Huckleberry House

NETCARE ACCESS

Volunteers of America Ohio & Indiana

STREET OUTREACH

Because of You Mount Carmel

southeast healthcare

SHELTER

LSS Faith Mission — Homeless Shelter & Services

MARYHAVEN — Helping People Restore Their Lives

southeast healthcare

Volunteers of America Ohio & Indiana

eliminating racism empowering women ywca columbus ohio

the YMCA

RAPID RE-HOUSING

Homefull

Home for Families

LSS Choices — For Victims of Domestic Violence

LSS Faith Mission — Homeless Shelter & Services

Volunteers of America Ohio & Indiana

eliminating racism empowering women ywca columbus ohio

the YMCA

HOUSING

TRANSITIONAL HOUSING (temporary)

Home for Families

Huckleberry House

LSS Choices — For Victims of Domestic Violence

PERMANENT SUPPORTIVE HOUSING

Community Housing Network

Equitas Health Care for All

Homefull

MARYHAVEN — Helping People Restore Their Lives

National Church Residences

Volunteers of America Ohio & Indiana

eliminating racism empowering women ywca columbus ohio

the YMCA

TRADITIONAL

approx. 1,434 beds

FAMILY SHELTERS

114 units

YMCA Van Buren Center

64 units
205 beds

YWCA Family Center

50 units
160 beds

WOMEN SHELTERS

276 max beds

YMCA Van Buren Center

158 beds

LSS Faith Mission on Grant

38 beds
+6

Maryhaven Engagement Center

14 beds

MEN SHELTERS

607 max beds

LSS Faith Mission on 8th

95 beds

LSS Faith Mission on Grant

95 beds
+15

Southeast Friends of the Homeless

160 beds
+10

Maryhaven Engagement Center

42 beds

OVERFLOW*

YMCA Van Buren Center Women

60 beds

YMCA Van Buren Center Men

190 beds

SEX OFFENDER SHELTER
non-congregate

HOTEL
30 beds

*Prior to COVID-19, overflow beds closed when temperatures stayed above 32 degrees.

NEW

approx.370 beds

WARMING CENTERS

congregate

120 max beds

First English Lutheran (East)
allows for couples & pets

40 beds

My Project USA (West)

40 beds

New Covenant Church (South)

40 beds

non-congregate

316 HOTEL beds

NORTH
America's Best Value Inn

HOTEL
40 beds

SEVERE WEATHER
Budgetel
Columbus Grand

HOTEL
146 beds

ENCAMPMENTS

(Including remediations)
Unsheltered Homelessness Strategy addressing encampments

Loyalty
Pets + Couples

HOTEL
90 beds

Columbus Grand
Couples + Singles

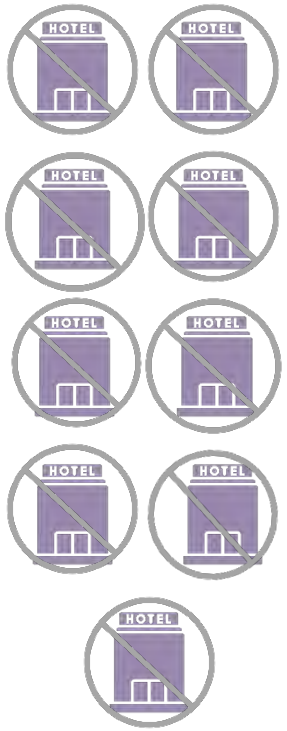
HOTEL
40 beds

CRISIS

554 units

COLONIAL VILLAGE

non-congregate
554 max HOTEL units
9 Hotels/Motels for
554 units



NON-CSB FUNDED

160 beds

CHOICES
Domestic Violence Shelter

144 beds

Huckleberry House
Youth Shelter

16 beds

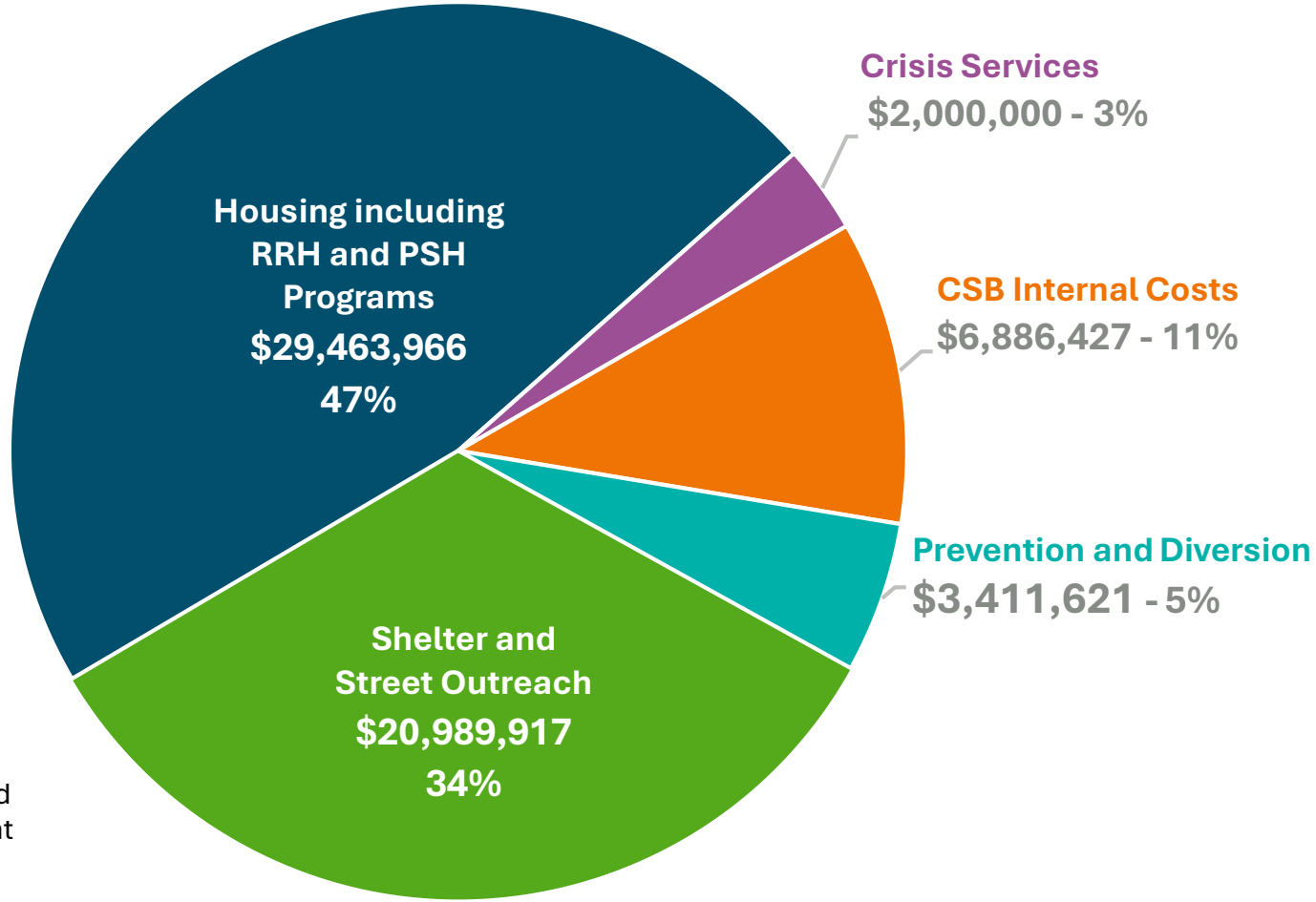
Public Safety for the City of Columbus

varies

12/04/2024

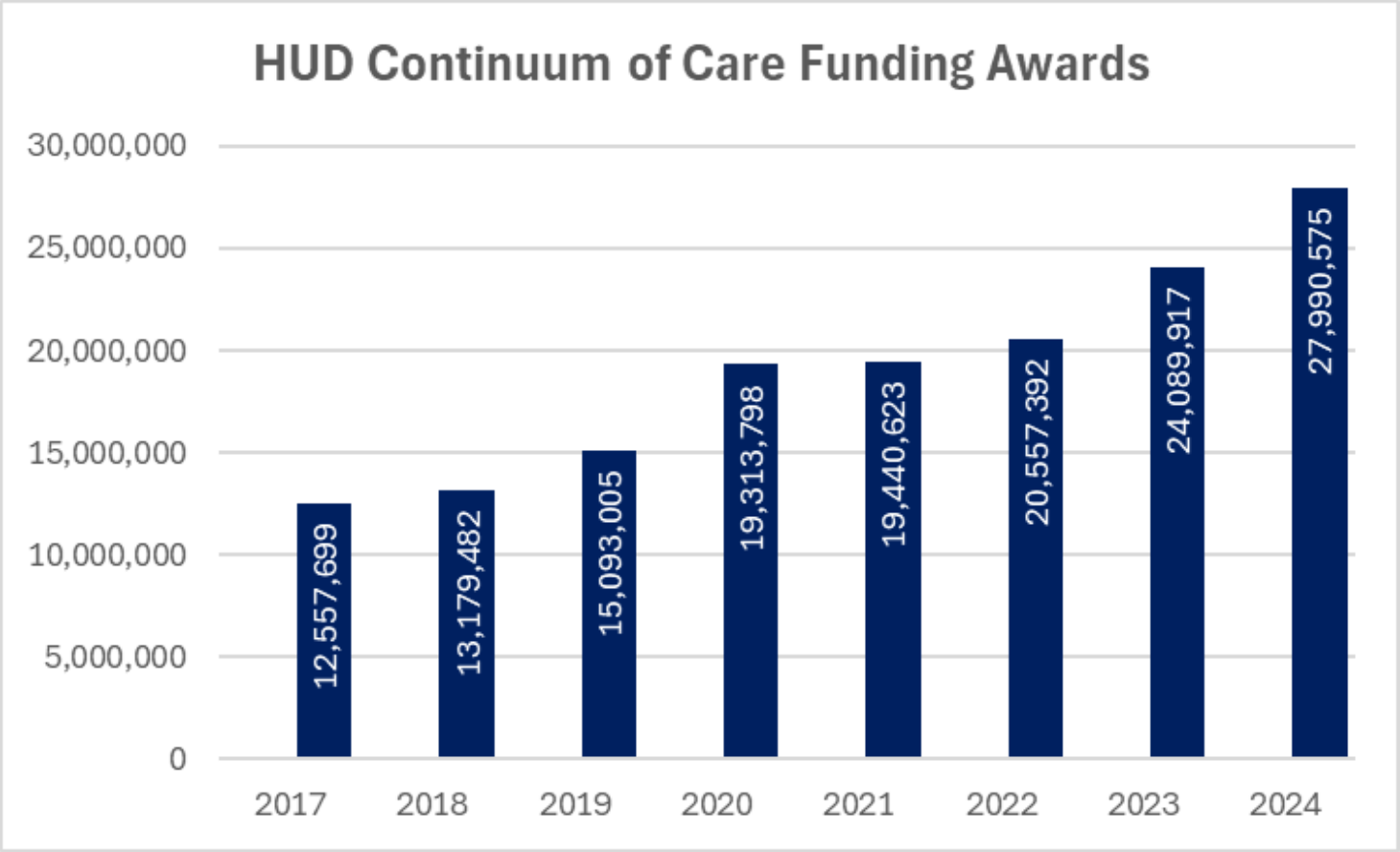
CY2025 CRISIS RESPONSE SYSTEM INVESTMENTS

Total Uses
$62.7M



*Does not include uses related to the Community Assessment approved new model

HOUSING AND URBAN DEVELOPMENT FUNDING



	2018	2019	2020	2021	2022	2023	2024
% increase	5%	15%	28%	1%	6%	17%	16%

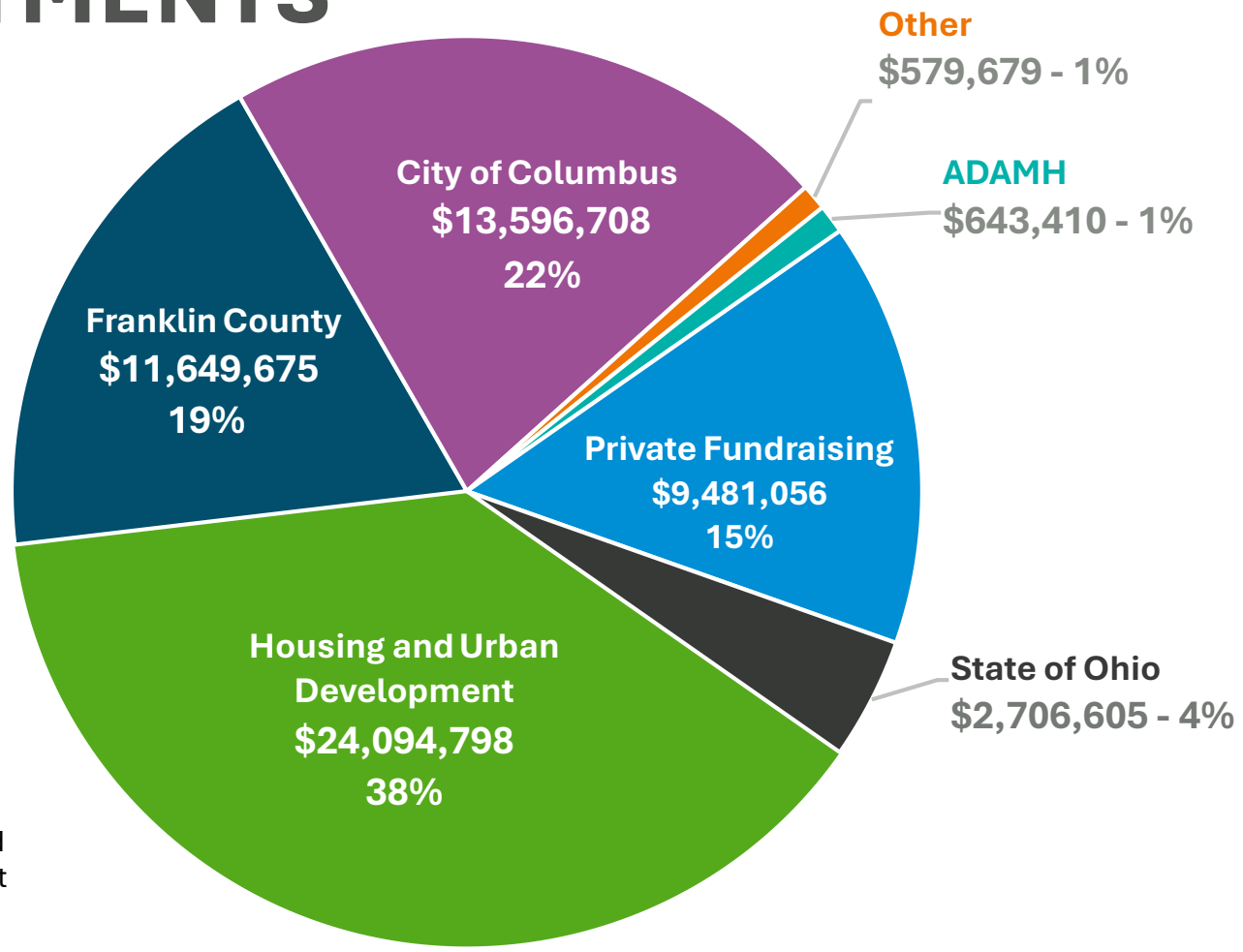
$28M in funding announced last week, 2 new awards, +4M in housing and technical support.

CSB protects the HUD CoC funding for the community.

"The Columbus/Franklin County CoC outperforms almost all other UFAs." *Focus Strategies, Comprehensive Community Assessment Technical Report, page 60.*

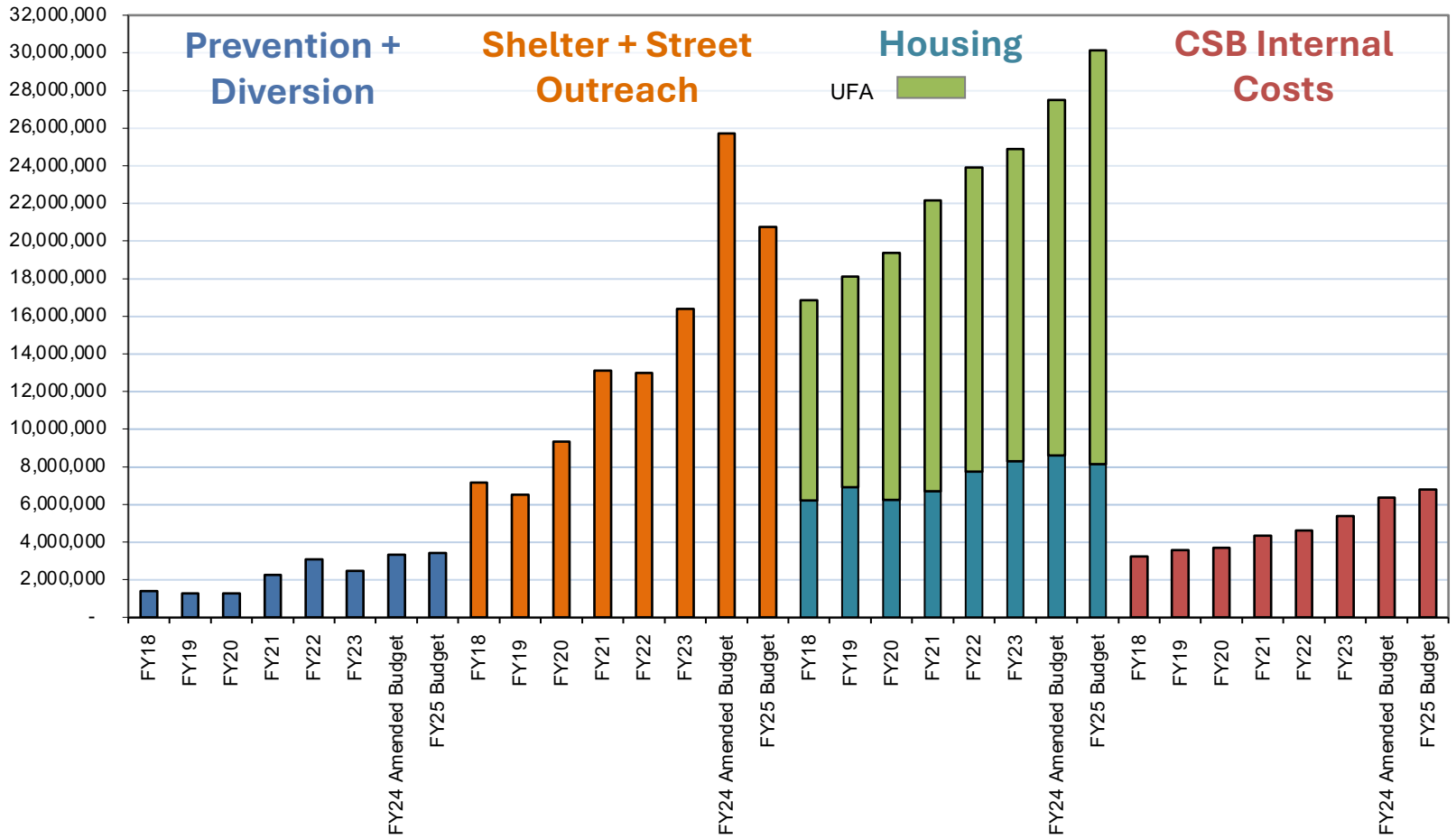
CY2025 CRISIS RESPONSE SYSTEM INVESTMENTS

Total Sources $62.7M



*Does not include uses related to the Community Assessment approved new model

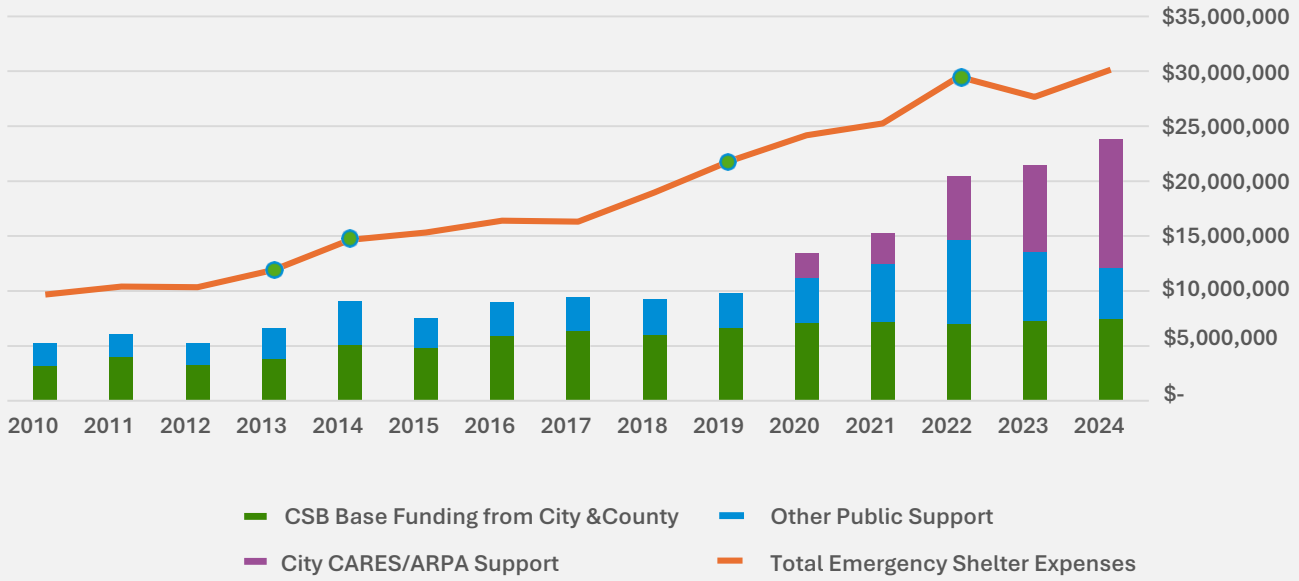
SPENDING CHANGES IN THE CRISIS RESPONSE SYSTEM



FRAGILITY OF THE SHELTER SYSTEM

- *The local funding system was designed long ago, relies on local general funds and corporate philanthropy and is proving impractical today.*
- As homelessness increased since 2010, the system added hundreds of shelter and overflow beds.
- Gaps increased in ‘18 to an average of $11.5M three years in a row.
- COVID funding stabilized the shelter system for the last three years but is now depleted.

SHELTER EXPENSES VS. CSB AND PUBLIC SUPPORT



Dates to Note

2013 CHOICES expenses added
2014 Van Buren opened
2019 Southeast expenses added
2022 One-time COVID-related expenses
2020-2024 COVID-related support added

RECENT, LARGE INVESTMENTS

FEDERAL

$2M EARMARK FROM BROWN

In 2024, Senator Sherrod Brown awarded $2M in federal earmarks to help Community Shelter Board purchase, rehabilitate, and staff the Non-Congregate hotel.

This project aims to acquire a smaller 42-unit motel to facilitate the year-round implementation of non-congregate shelter for unsheltered individuals and access to resources to secure permanent housing. The motel's small scale makes it an easy-to-manage facility.

Owning a motel offers advantages:

- Lower program operating costs by eliminating the need to pay for motel rooms.
- More occupancy and behavioral management flexibility, as no external motel management decides these matters.



STATE

$2M FUNDING AWARD

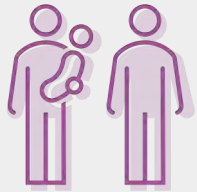
The State of Ohio Department of Development (ODOD) awarded $2M to CSB to assist individuals and families experiencing homelessness across Franklin County.

The funding comes from the HOME American Rescue Plan Non-Congregate Shelter program, administered by the ODOD.

This program helps agencies like CSB provide a safe, private living environment for people experiencing homelessness by supporting the creation and expansion of non-congregate shelters across Ohio.

The award will help CSB acquire a 42-unit, 56-bed facility serving single men, women, and youth under 25.

This project is expected to annually serve:



180

Families



200

Individuals

CITY

$300K FROM CITY COUNCIL

Columbus Council member Christopher Wyche sponsored a $300K grant to help homeless residents during extreme winter weather.

This grant supported CSB in expanding warming centers across the city, including for couples and people with pets who can't go to a traditional shelter or would be separated.

7
Warming Centers across the region

23
Columbus Parks & Recreation Centers

28
Columbus Metropolitan Library locations



© General Ization/Dave Paul via Wikimedia

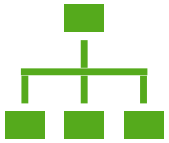
KEY FINDINGS FROM FOCUS STRATEGIES

CURRENT STATE OF HOMELESSNESS RESPONSE

Community has strengths to build on.



Rich history of national leadership on data collection and reporting; Community sophistication with research and analysis.



Design as a centralized funding structure still seen as an advantageous model for ensuring a coordinated and efficient allocation of resources.



CSB has been designated as a Unified Funding Agency by HUD 1st nationwide. The UFA designation makes CSB eligible to access more federal resources than comparable communities. CSB outperforms almost all other UFAs in maximizing funding (2nd among 14).



System made a commitment to not leave families unsheltered. System is right-sized for families.

CURRENT STATE OF HOMELESSNESS RESPONSE

Columbus/Franklin County has an affordable housing crisis.

Median rent has increased faster than the national average, by 34% from $887 in 2017 to $1,186 in 2022. Over the same period, the national median gross rent increased less steeply, by 29%.[1]

Rental vacancy rates have fallen dramatically, by 40% from 6.3% in 2017 to 3.8% in 2022. Over the same period, national vacancy rates fell less severely, by 19%.[2]

The availability of affordable units for extremely low-income households has significantly worsened.

[1] U.S. Census Bureau, ACS 2017 and ACS 2022 5-year estimates, B25064: Median Gross Rent (Dollars), accessed March 6, 2024, www.data.census.gov; U.S. Census Bureau, ACS 2017 and ACS 2022 5-year estimates, B25031: Median Gross Rent by Bedrooms, accessed February 26, 2024, www.data.census.gov .
[2] U.S. Census Bureau, "Housing Vacancies and Homeownership: Annual Statistics: 2022, Table 6," accessed February 21, 2024, https://www.census.gov/housing/hvs/data/prevann.html; U.S. Census Bureau, "Housing Vacancies and Homeownership: Annual Statistics: 2022, Table 3," accessed February 26, 2024, https://www.census.gov/housing/hvs/data/prevann.html.
[3] National Low Income Housing Coalition, "The Gap: A Shortage of Affordable Homes," March 2023, https://nlihc.org/gap.

CURRENT STATE OF HOMELESSNESS RESPONSE

Concerns about current strategies:



Black households are over-represented in the homelessness response system (53% of the homeless population vs. 26% of the overall population).



The system is not scaled for adults without children, the largest population of people experiencing homelessness.



The system, particularly shelters, is relying on annual (one-time and expiring funding) versus multi-year funding.



Some metrics show declining performance over recent years, particularly for interventions relying on the private rental market.

THE ROADMAP: KEY RECOMMENDATIONS FROM FOCUS STRATEGIES

MODELING FOR FUTURE STATE

Model projects a 39% reduction in total homelessness by 2028 with ambitious system changes.

Ambitious system changes ...

- Reduce entries into homelessness by 25% for adults
- Establish non-congregate shelter for families and improve performance
- Add 375 units of permanent supportive housing for adults
- Add 250 rapid rehousing slots for adults and improve performance for all populations

... deliver high impact results

- Compared to the current path:
  - **39% reduction in total homelessness** -1,000 fewer people (2,380 people counted as homeless during Jan. 2024 Point-in-Time Count)
  - 80% reduction in unsheltered homelessness
  - 20% reduction in sheltered homelessness

WHAT COULD WORK BETTER TO MORE EQUITABLY, EFFICIENTLY, AND EFFECTIVELY RESPOND?

Diversion with financial assistance and rapid exit strategies, 25% decrease in shelter entries: $1,152,000

Non-congregate family shelter, repurpose semi-congregate spaces for single adults: $9,460,000

Rapid Rehousing, expand subsidies to 12m, improve performance.
Single Adults: $2,023,248
Families: $1,644,478

2025 GOALS

Move Upstream

Divert more households annually by implementing diversion strategies for single adults

Implement rapid exit strategies

Optimize the Homeless Response System

Shelter
Identify replacement funds, particularly for shelters

Move to non-congregate shelter for families and repurpose semi-congregate spaces

Improve shelter performance

Optimize the Homeless Response System

Permanent Housing
Extend the duration and expand the types of subsides available

Improve rapid rehousing performance

Increase landlord engagement strategies

WHAT COULD WORK BETTER TO MORE EQUITABLY, EFFICIENTLY, AND EFFECTIVELY RESPOND?

Rapid Rehousing add 50 units for Single Adults: $900,000

Bring the implementation of the model to the Continuum of Care.

Add to the centralized, coordinated investment system the missing programs/partners.

2025 GOALS

Scale Housing

Add rapid rehousing and permanent supportive housing units to the system

Shift resources more heavily to permanent housing

Enhance Learning and Engagement

Engage a diverse group of people with lived experience in the design and implementation of the system

Restructure data reporting and support ongoing investment in strategic investment in strategic evaluations

Coordinate Investment

Leverage the benefits of having a Unified Funding Agency, and recommit to a centralized, focused approach

ESTIMATED COST OVER 5 YEARS

Model 1 (for Review) Projected Costs
- In Addition to Current Operations and Services

Additional Costs

Site-based PSH development capital costs: $137.2M

System components that may require cost of living or adjustments and are not incorporated in the model include Outreach, Coordinated Entry, and HMIS

Additional Annual Operating and Services Costs*

System Component	2024	2025	2026	2027	2028
Diversion	$1,152,000	$2,430,000	$2,558,000	$2,697,000	$2,839,000
Emergency Shelter	$9,460,000	$7,350,000	$5,859,000	$3,506,000	$678,000
Rapid Rehousing	$4,568,000	$6,160,000	$7,380,000	$8,687,000	$10,088,000
Site-based PSH	-	-	$2,081,000	$4,328,000	$6,752,000
Total	**$15,180,000**	**$15,940,000**	**$17,878,000**	**$19,218,000**	**$20,357,000**

*Cost estimates represent net new costs resulting from the modeled system changes, including a subset of costs from CSB's FY24-25 budget request. The estimates represent additional costs beyond current operating and services costs.

DESIRED FUTURE STATE – 2025 INVESTMENT NEW STRATEGIES

Prevention and Diversion

Reduce entries into homelessness by 25% for single adults.

$1,152,000

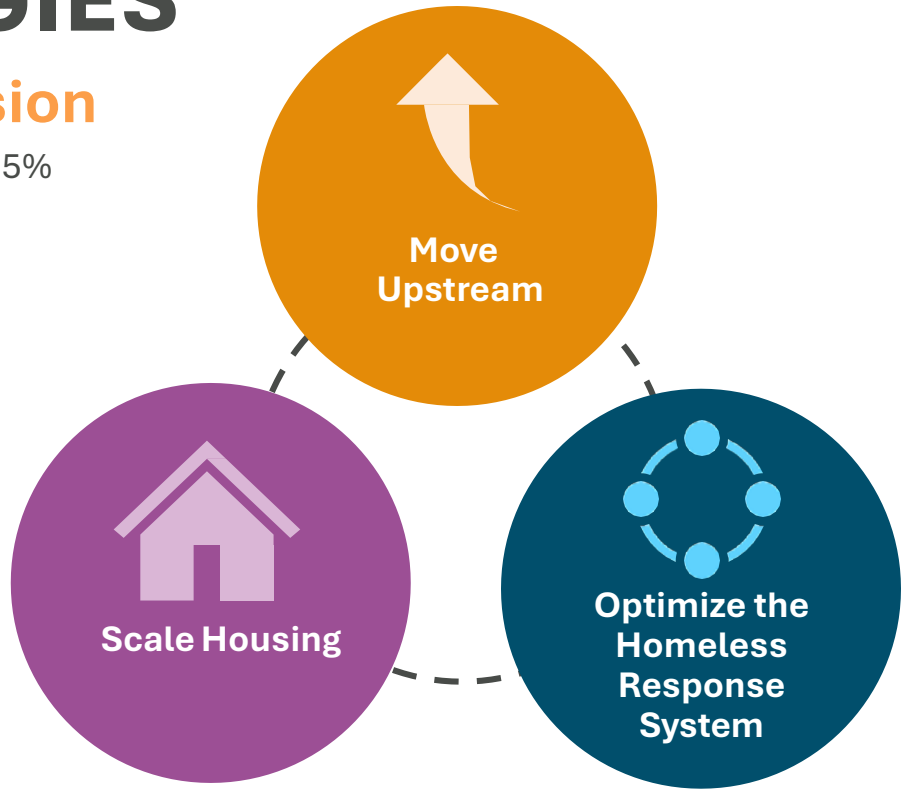
Housing, including Rapid Rehousing and PSH

Add 50 units of RRH for single adults.

$900,000

Extend financial assistance to 12 months.

Single Adults:
$2,023,248 Families:
$1,644,478



Shelter and Street Outreach

Establish non-congregate shelter for families through hotel conversion and end family homelessness.

Repurpose semi-congregate shelter space for single adults and improve performance.

$9,460,000

2025 Investment

$15,179,726

DESIRED FUTURE STATE – 2025 INVESTMENT ALL STRATEGIES

Prevention and Diversion

Existing programming: $3,411,621

New model: $1,152,000

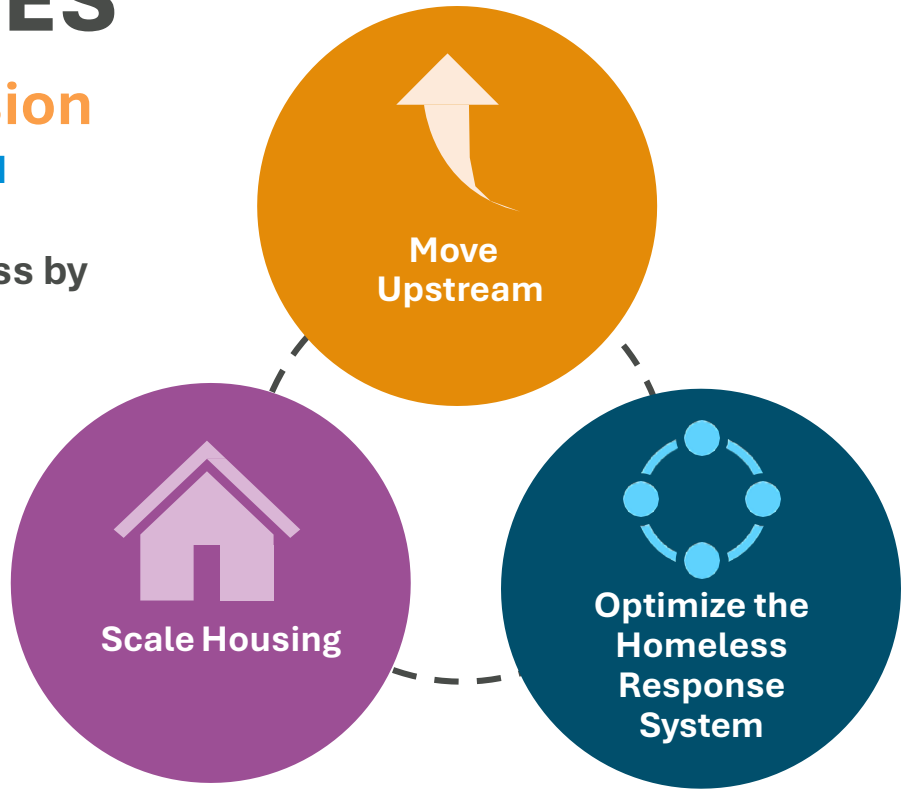
Reduce entries into homelessness by 25% for single adults.

Housing, including Rapid Rehousing and PSH

Existing programming: $29,463,966

New model: $4,567,726

Add 50 units of RRH for single adults, extend financial assistance to 12 months.



CY2025 Investment:

Existing programming $62,751,931

New Model $15,179,726

Shelter and Street Outreach

Existing programming: $22,989,917

- **Renewal Funding* $11,273,739**
- **Shelter Gap Funding $9,716,178**
- **Warming Centers $2,000,000**

New model: $9,460,000

- Establish non-congregate shelter for families through hotel conversion and end family homelessness.
- Repurpose semi-congregate shelter space for single adults and improve performance.

*$7,650,040 related to emergency shelter funding. Includes City/County general and pass- through funds.

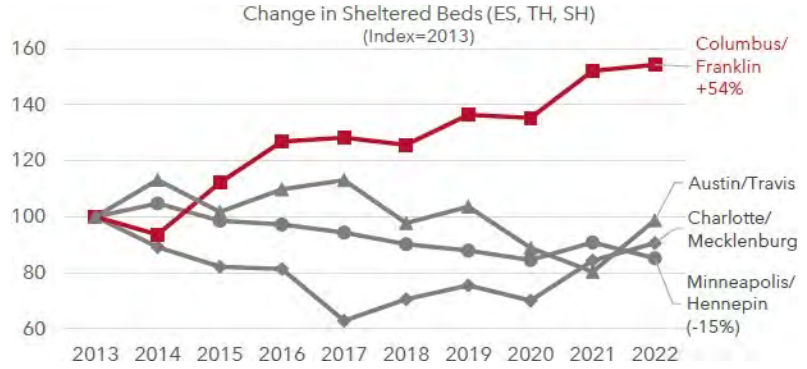
CSB Internal Costs: $6,886,427

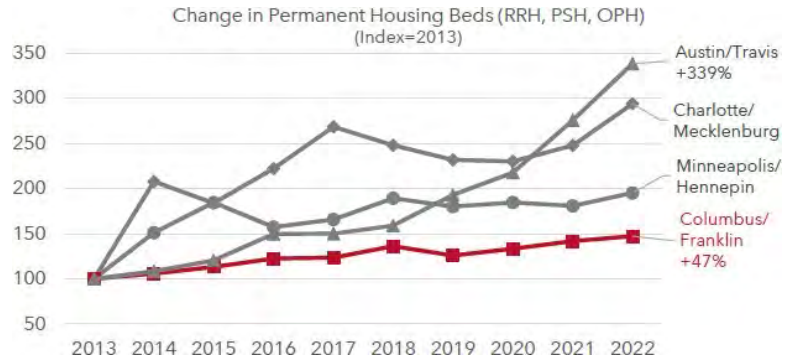
COMPARABLE COMMUNITIES FUNDING MODELS

COMPARABLE COMMUNITIES

– AUSTIN, CHARLOTTE, MINNEAPOLIS

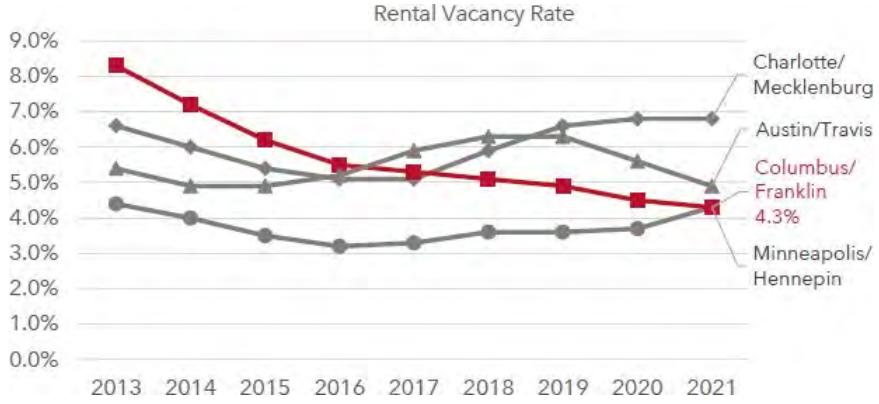
Shelter Inventory

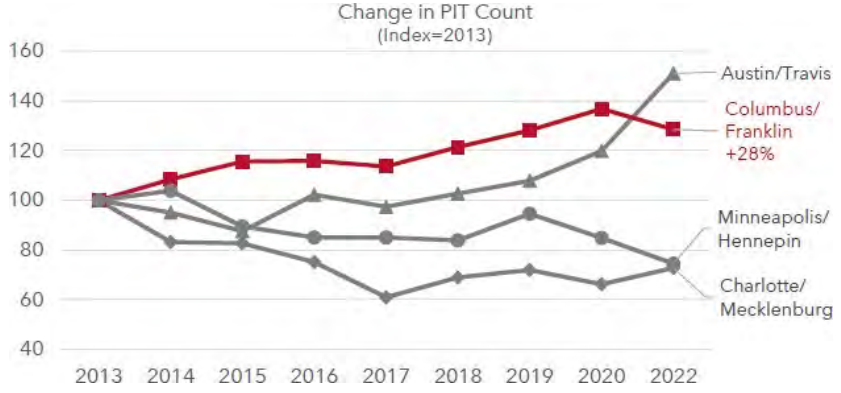




Housing Inventory

Rental Vacancy Rates





Changes in Point in Time Count of Homeless Population*

*The 2023 PIT Count shows a 25% decrease for Austin, and a 24%, 22% and 9% increase respectively for Minneapolis, Columbus and Charlotte. Austin and Columbus were tied in 2023, and Minneapolis exceed both cities for the number counted during the PIT.

COMPARABLE COMMUNITIES

– AUSTIN, CHARLOTTE, MINNEAPOLIS

Minneapolis/Hennepin County

Annually nearly **$200M** in spending, part of Hennepin County's promise to shelter all families with children and its homelessness prevention and housing stability program. Includes:

- $50M in County $s for shelters, taxpayers $s
- $29M state sales tax for housing stability
- $22M in state $s
- $18M in HUD CoC $s

Charlotte/Mecklenburg County

The City of Charlotte and Mecklenburg County both fund homeless services for app. **$41M**. Mecklenburg County is the lead agency for providing resources and services for the homeless population. Funding includes:

- $13M in City $s
- $28M in County $s
- $7M in HUD CoC $s (excluded from the $41M above)
- The City's Housing Trust Fund (HTF) has provided **$240M in gap financing for affordable housing since 2001**. Voters have approved bonds ten times so far, most recently $100M. In total, through FY24, the HTF allocated funds for 9,330 completed, 2,346 under construction, and 1,393 pending affordable units. 82% of completed units (7,557) are new multi-family rentals (MFR); 18% of completed units (1,609 units) are rehabilitated MFR, including NOAH preserved through funding from public-private partnerships. In FY23 and FY24, the HTF added 292 and 92 rehabilitated MFR units, respectively. 32% of units (3,477) using funds from the HTF are affordable to households earning at or below 30% of the AMI. 54% of units (5,853) are affordable to households earning between 31% and 80% of the AMI. 8% (888) of "units" were shelter beds.

Austin/Travis County

City of Austin's projected overall budget for the Homeless Strategy Office for Fiscal Year 2025 is **$30.3M**, including:

- $14M - homeless shelters operations, including some for periods of cold weather
- $4.5M - rapid rehousing program
- $6.3M - permanent supportive housing
- $1.2M - homelessness prevention
- $12M in HUD CoC $s (excluded from the City's budget)
- **December 17, 2024** – City Council approved an ordinance change creating the Austin Tourism Public Improvement District (TPID), a funding mechanism that connects the city's tourism industry with efforts to address homelessness. The new district, encompassing hotels with 100 or more rooms, will levy a new 2-percentage-point assessment on gross taxable room revenue starting in April 2025. Those funds will…the city receiving reimbursement payments into the General Fund that have been earmarked for homelessness services. **Estimated to generate $7M annually.**
- Travis County loans app. **$110M for 2,000 units** to non-profits that are building deeply affordable housing for people experiencing homelessness or are at risk of becoming homeless.
- Additional 2024 awards:
  - $2 million in new funding to assist individuals and families in exiting homelessness - programs aimed at incentivizing property owners to provide housing units for those at risk or experiencing homelessness.
  - $2 million designated for service providers to offer online and phone-based resources, including one-time financial assistance and counseling, to help households avoid or quickly exit homelessness.

COMPARABLE COMMUNITIES

– AUSTIN, CHARLOTTE, MINNEAPOLIS

Austin/Travis County's strategic 3-year plan

- The three-year Finding Home ATX plan calls for **$515M** in investments from public and private sources to achieve three core objectives: (1) house an additional 3,000 individuals experiencing homelessness, (2) add 1,300 new units of affordable housing for the population experiencing homelessness, and (3) build a better Homelessness Response System by ensuring program access and outcomes are equitable, investing in social service provider capacity building, and developing stronger system oversight and performance management functions. The investment plan will fund capital expenditures, programs, and services across the Homelessness Response System
- **As of April 30, 2022, $422M, or 82% of the $515M goal, have been committed or are anticipated**

FINDING HOME ATX AND ARPA INVESTMENT PLAN		Three-Year Investment Plan	
		Summit Investment Plan	City of Austin ARPA Allocation
Programmatic Investments	**1. Crisis Services**	**$22.8M**	**$10.0M**
	Diversion	$3.9M	-
	Shelter	$5.0M	$5.0M
	Outreach Services	$3.9M	$2.0M
	To Be Determined	$10.0M	$3.0M
	2. Core Housing Programs	**$177.8M**	**$55.0M**
	Permanent Supportive Housing (PSH)	$56.1M	-
	Rapid Rehousing [2]	$85.5M	$45.0M
	Rapid Exit	$2.6M	-
	Targeted Prevention	$11.9M	$2.5M
	Other [3]	$21.8M	$7.5M
	3. Other Services	**$17.7M**	**$7.0M**
	Mental Health & Substance Use	$8.9M	$3.0M
	Employment Services	$6.5M	$3.0M
	Benefits Access	$2.3M	$1.0M
System Investments	**4. System Capacity Building**	**$20.4M**	**$9.2M**
	Provider Capacity Building	$3.9M	$3.0M
	System Oversight & Performance Managemer	$4.6M	$3.5M
	Communications	$1.9M	$0.5M
	Equity	$5.0M	$1.0M
	Innovation	$5.0M	$1.2M
Unit Creation	**5. Capital Investment (Housing Units)**	**$266.0M**	**$25.5M**
	PSH	$206.0M	$22.5M
	Rapid Rehousing	$60.0M	$3.0M
Contingency	**6. Contingency**	**$10.0M**	-
TOTAL		**$514.7M**	**$106.7M**

[1] Includes suggested investments for single adults, youths, and families.

[2] Includes bridge housing to PSH.

[3] Includes housing navigation, landlord outreach and incentives, and move in supplies.

2025 LOCAL COMMUNITY FUNDING REQUEST

2025 BUDGET REQUEST

Funding for Existing Programming

For the prevention and response to homelessness including funding to achieve impact through Winter Warming Centers.

Funding for Existing Programming	City of Columbus	Franklin County	Private Funders	Total Request
General Funds	$5,389,650	$5,489,390	$3,156,661	$14,035,701
Emergency Shelter Gap Funding	$4,658,089	$5,058,089	$0	$9,716,178
Emergency Shelters Gap Funding **not previously included**	**$3,043,956**	**$3,043,956**	**$904,000**	**$6,991,912**
Winter Warming Center Operations for Four Locations	$1,200,000	$800,000	$0	$2,000,000
Sub-Total **Revised** Non-federal Funding	**$14,291,695**	**$14,391,435**	$0	**$28,683,130**
Federal Pass-through Funds	$2,348,969	$302,196	$0	$2,651,165
Total for Existing Programming	**$16,640,664**	**$14,693,631**	**$4,060,661**	**$35,394,956**

Investment in the New Model

For the homelessness response system as a result of the Community Assessment Report.

New Model for the Homelessness Response System	City of Columbus	Franklin County	Private Funders	Total Request
Regional model for prevention and response to homelessness as recommended by Focus Strategies in the Community Assessment on Homelessness.	**$5,059,909**	**$5,059,909**	**$5,820,182**	**$15,940,000**
2025 Revised Investment Request Totals	**$21,700,573**	**$19,753,540**	**$9,880,843**	**$51,334,956**

CSB STRATEGIC DIRECTION & PROGRESS TO DATE

1

Assure CSB is aligned as a housing organization.

Community Assessment completed

- Funding request to the City/County/Private funders includes $15.2M in new investment.
- Worked with Windsor Companies, Connect Blocks to identify cost-efficient development and preservation opportunities.
- Hotel conversion strategy to housing, 1 in progress, applied for new HUD funding.

2

Commit to short-term + long-term housing strategy.

Community Assessment Strategies, WAITING ON FUNDING

- **RRH**: expand subsidies and add 50 units annually. For FY25 received $1M from HUD. Applied for new HUD funding for FY26.
- **PSH**: add new units annually. For FY25 received.
- $1.4M from HUD for 3 new projects. For FY26 received $500k for 1 new project.

3

End Family Homelessness.

Community Assessment Strategy, WAITING ON FUNDING

- Move families to non-congregate shelters.
- Partner with landlords to bring online vacant apartments and match families in shelter with these units for a quick move-out.

4

Form a Real Estate Committee:

Feasibility, Model, Development

Real estate committee formed and meeting monthly.

- Will assess housing models and development opportunities.

HEALTHY HOUSING CONTINUUM

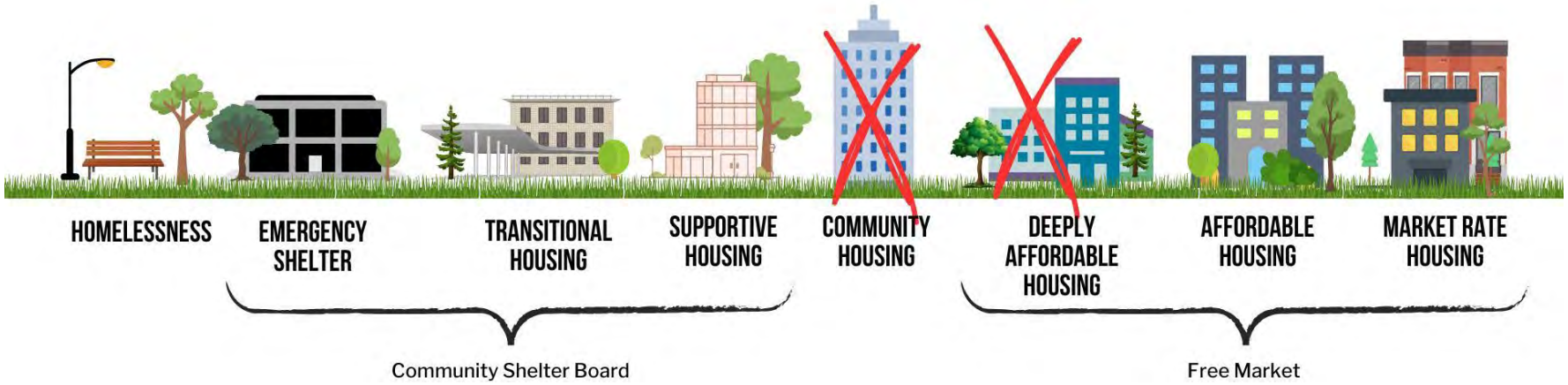
A HEALTHY COMMUNITY



The Available Range of Housing Types

This image represents the range of housing types available in a healthy community — from emergency shelter on one end, all the way to homeownership on the other. In between lies an assortment of housing options and types, each critically important for different people at different times.

COLUMBUS/FRANKLIN COUNTY COMMUNITY



Critical Gap

There is a critical gap in the community's ability to provide sustainable, affordable housing for all its members, further straining already limited resources and support systems.

Critical Need

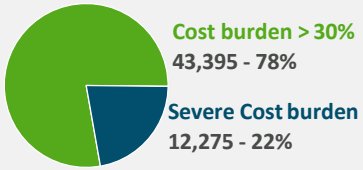
There is a critical need for more housing designed to bridge the gap between emergency shelters and permanent solutions, ensuring sustainable, accessible housing for all.

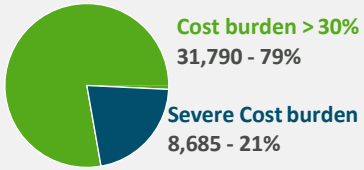
COLUMBUS/FRANKLIN COUNTY COMMUNITY

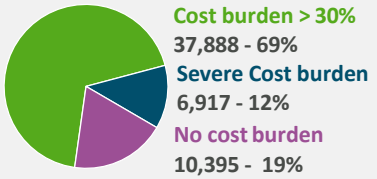


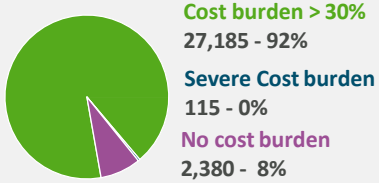
Income Area Median income	0 - $21,700 <30% AMI	$21,701 - $36,200 31%-50% AMI	$36,201 - $57,900 51%-80% AMI	$57,901 - $72,400 81%-100% AMI
Renter Households* Renter vs. Owner HHDs*	55,670 75%	40,475 65%	55,200 57%	29,680 49%

Housing Cost Burden
Cost burden means households pay >30% of income on housing.
Severe cost burden means households pay >50% of income on housing.









STRATEGIES

- Permanent Supportive Housing
- Rapid Re-Housing/Short-Term & Shallow Subsidies
- Housing Choice Vouchers/Section 8 Vouchers
- Production e.g. Low-income Housing Tax Credit
- Tenant Protections
- Preservation/Naturally Occurring Affordable Housing Equity Fund
- Zoning, Community Land Trusts, Local Housing Trust Funds

*Housing and Urban Development Comprehensive Housing Affordability Strategy data based on 2017-2021 ACS 5-year estimates

THANK YOU

